

**LOOE TOWN COUNCIL  
PLANNING APPLICATION LIST**

**Tuesday 10<sup>th</sup> January 2022 at 6.00pm**

Members of the public are very welcome to attend our meetings. If you would like to attend this Committee meeting, please contact Looe Town Council by noon on Monday 9th January on 01503 262255 or email: [enquiries@looetowncouncil.gov.uk](mailto:enquiries@looetowncouncil.gov.uk).

Decisions on Planning Applications are taken by Cornwall Council and all documents relating to these can be found in the Planning section of [www.cornwall.gov.uk](http://www.cornwall.gov.uk). If you wish to formally comment on any applications, we encourage you to do so via Cornwall's Planning Portal. On the date above, Looe Town Council will discuss the applications listed in the table below and make recommendations to Cornwall Council:

DATE RECD	PLANNING NO. & OFFICER	LOCATION	PROPOSAL	LOOE TOWN COUNCIL COMMENTS
07.12.22	<a href="#">PA22/10753</a> Georgia Rowe	Chy An Colom Fore Street West Looe	Proposed replacement windows	<b>SUPPORT</b> Support in line with Historical Officers comments
07.12.22	<a href="#">PA22/10754</a> Georgia Rowe	Chy An Colom Fore Street West Looe	Listed Building Consent for proposed replacement windows	<b>SUPPORT</b> Support in line with Historical Officers comments
09.12.22	<a href="#">PA22/10919</a> Patrick James	Land Adjoining Looe Comprehensive School Barbican Road East Looe Cornwall	Variation of S106 Agreement relating to employment land provision in respect of decision notice PA10/03413	<b>SUPPORT</b> Land Adjoining Looe Comprehensive School: Support subject to Barratt Homes contributing £125,000 towards a surface water management plan for East Looe as agreed in 2016. Barratt Homes honouring its obligations under the original S106 agreement i.e. landscaping etc *Please Note : Looe Town

				Council felt the application should be listed as St Martin's Rd not Barbican Rd.
12.12.22	<a href="#">PA22/10890</a> Ellen Lawrence	Trebarwith Chapel Ground West Looe	Alteration to dormer (removal of existing and reconstruction of identical structure to the West) and installation of conservation roof light in place of existing dormer position.	<b>SUPPORT</b>
14.12.22	<a href="#">PA22/11021</a> Josep Sandercock	Fieldhead Hotel Portuan Road West Looe	Conversion of vacant hotel to four new dwellings and associated works.	<p><b>OBJECT</b></p> <p>Looe Town Council strongly objects and remains unconvinced of the proposed for the following reasons:</p> <ul style="list-style-type: none"> <li>- The proposed does not comply with Policy Tour 5 Protection of Existing Tourism Accommodation within Looe Neighbourhood Development Plan. It is well known that 50 % of Looe's workforce are employed within the tourism sector and subsequently 50% of other businesses within the town rely also on tourism as supported within Looe Neighbourhood Development Plan supplementary tourism study.</li> </ul> <p>Since Covid19 staycations have become ever popular and continue to do so. Hotels bring broader economic benefits to a town such as Looe.</p> <p>Many accommodation businesses have sold in Looe with in the last 12months such as Commonwood Manor Hotel and The Rivercroft Hotel to name a few. These businesses have been bought by investment companies who are</p>

				<p>continuing to run the businesses as accommodation offerings which demonstrates their viability within the locality of Looe.</p> <p>Councillors are concerned with the conflict of interest between the local estate agent who has commented on the hotel's viability and the applicant as they have been associated in business for many years.</p> <p>The conversion of The Fieldhead Hotel to residential would not assist with the housing crisis as there is already enough housing stock of varying prices on the open market nor would the proposed fall in the realms of affordable housing price bracket. Looe as a town has already met its housing target as per the neighbourhood development plan.</p> <p>Looe Town Council would also draw attention to the boundary change between The Fieldhead Hotel and the newly renovated 'The Durrells' which now incorporates amenity areas such as the swimming pool once in the grounds of the hotel. We are unaware of any planning approval for this boundary change.</p> <p>Looe Town Council's previous comments with regard to PA21/10401 still apply (as set out below) notably: Comment Date: Fri 14 Jan 2022 OBJECT Looe Town Council remains unconvinced that there is any case for converting this hotel into residential accommodation. The Looe Neighbourhood Development Plan seeks to protect our existing stock of tourism accommodation and Policy TOUR5 states that we will only support changes to residential use in</p>
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				<p>EXCEPTIONAL circumstances. No evidence has been provided that the Fieldhead Hotel could not return to offering tourism accommodation, despite an apparent effort by the current owners to allow the building to decay.</p> <p>The position has not changed since our previous objection (and Cornwall's refusal) to an application at the same site (PA20/08938) due to a lack of any evidential statement to show the hotel is no longer viable (contrary to Policy 5 of the Cornwall Local Plan and policy TOUR 5 of the Looe Neighbourhood Development Plan). There is no significant difference between these two applications, and it could be argued that there is an even greater need for tourism accommodation now than at the time this development was previously refused.</p> <p>Comment Date: Wed 16 Dec 2020 Object. No robust evidential statement to show the hotel is no longer viable. Contrary to Policy 5 of the Cornwall Local Plan and draft policy TOUR 5 of the draft Looe Neighbourhood Development Plan.</p>
15.12.22	<a href="#">PA22/10742</a> Josep Sandercock	Alexandra Cottage West Looe Hill West Looe	Listed building consent for the installation of a flexible flue liner in an existing chimney for the purposes of connecting a new woodburning stove.	<b>SUPPORT</b>
16.12.22	<a href="#">PA22/08290</a> Josep Sandercock	Sea wind Chapel Ground West Looe	New parking area, supported by steel framework on steel columns.	<b>OBJECT</b> Looe Town Council does not believe that this proposal complies with Policy TC3 of Looe Neighbourhood Plan – Design and local distinctiveness in Looe’s historic core, as it is out of keeping with the conservation area.

				There has not been a land stability report provided, the road is owned by West Looe Town Trust.
19.12.22	<a href="#">PA22/10912</a> Josep Sandercock	Land Adjacent to Seascape Bay View Road East Looe	Erection of 3-bed dwellinghouse (identical to scheme previously approved under planning permission ref PA16/03210)	<p><b>OBJECT</b></p> <p>Land adjacent to Seascape Bay View Rd: Object due to absence of a land stability report as per Looe Neighbourhood Development Plan Policy CCLS4 - Development on or near to unstable or potentially unstable land. Land stability has become a concern within recent months due to land stability issues within Bay View Rd in close proximity to this site.</p> <p>Submitted plans difficult to read and are not detailed enough to understand the proposed and the lie of the land. We would not agree that the site should be classed as infill.</p> <p>Against Looe Neighbourhood Development Plan - Housing Policy H1 for new development sections 3 and 4.</p>
22.12.22	<a href="#">PA22/10449</a> Shauna Vandermeulen	Dawn View Bay View Road East Looe	New driveway to front of house with dropped kerb.	<p><b>OBJECT</b></p> <p>Looe Town Council does not believe that this proposal complies with Policy CCLS 4 of Looe Development Plan – Development on or near to unstable or potentially unstable land. There is more information needed, there are no designs and measurements that have been made available or photographs of the site.</p>