

Comments made to Cornwall Council by Looe Town Council following Planning Committee meeting on Tuesday 6th February 2024 at 6.00pm

DATE RECEIVED	PLANNING NO. & OFFICER	LOCATION	PROPOSAL	LOOE TOWN COUNCIL COMMENTS TO CORNWALL COUNCIL
8 January 2024	PA23/08479 Josep Sandercock	4 Springfield Gate East Looe Looe Cornwall	Replace existing brick and galvanized railings on two balconies with track and toughened glass balustrades.	SUPPORT
24 January 2024	PA23/09852 Josep Sandercock	Flat 3 West Quay House Hannafore Road West Looe	Replace current living room windows into double French doors, with the addition of a Juliet balcony. Removal of the current masonry wall with screen blocks along the top which is to the left of the main entrance door and replace with a glass balustrade.	OBJECT Looe Town Council object to this application as it is against Looe Neighbourhood development plan policy: TC3 - Design and Local Distinctiveness in Looe's Historic Core.
12 January 2024	PA23/10231 Josep Sandercock	Tycarra Bay View Road East Looe	Proposed extension and alterations together with demolition of existing garage and construction of new garage with study/store above.	SUPPORT subject to a Land Stability Report due to the property's location.

<p>10 January 2024</p>	<p>PA23/10403 Josep Sandercock</p>	<p>2 The Arches Hannafore Road West Looe</p>	<p>Replacement of 12 No. timber sash windows and 2 No. Timber doors to front elevation Replacement of existing first floor conservatory with new flat roof extension Replacement of existing front fence with glass balustrade New glass balustrade to first floor balcony</p>	<p>OBJECT</p> <p>Looe Town Council object to this proposal as the site is prominently located on the West Looe valley side and widely visible from East Looe. The Arches is an Edwardian heritage asset of significant value to the character of the conservation area. It is identified in the architectural character appraisal of Looe NDP (Appendix 1) as 'Positive and Relatively Unaltered'. Any development of the building would be required to consider the setting of nearby listed buildings namely QUAY WALLS INCLUDING VIADUCT ref: 1280607 and PIERS AND QUAYS (including Banjo Pier) ref: 1282856. The introduction of a flat roof and large windows would represent a substantially modern element at first floor level and would not be sympathetic to the character of the parent building or surrounding architecture, therefore against the Looe Neighbourhood Development Plan Policies:</p> <p>TC3 - DESIGN AND LOCAL DISTINCTIVENESS IN LOOE'S HISTORIC CORE POLICY TC7 (3) - WINDOW AND DOOR REPAIR AND REPLACEMENT IN THE HISTORIC CORE and Cornwall Local Plan Policy 24.</p> <p>The use of glass for the balustrading to the first-floor front balcony and to the front perimeter boundary, although there are other examples locally, toughened glass is not a vernacular building material and projects a contemporary appearance. Its wider use may therefore cause cumulative change within the building's setting</p>
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				and the existing harmful impacts do not justify further incremental harm.
9 January 2024	PA24/00009 Josep Sandercock	The Old Sail Loft Quay Street East Looe	Replacement Flue	SUPPORT
9 January 2024	PA24/00010 Josep Sandercock	The Old Sail Loft Quay Street East Looe	Listed Building Consent for a replacement Flue	SUPPORT
30 January 2024	PA23/08225 Georgia Rowe	Tremayne House Sandplace Road St Martin Cornwall	Demolition of existing building containing two apartments and the erection of two five-storey five bed houses	SUPPORT as the proposed development aligns with Looe Neighbourhood Development Plan. However, further clarity is needed regarding the material and style of the fencing treatment proposed around the wooded grounds.
15 January 2024	PA24/00125 Georgia Rowe	Harveys Take Away Fore Street East Looe	Installation of a locked metal security gate. Placed on the 2nd step of the private steps leading to the 1st floor side entrance/exit of Harveys Fish and Chips Takeaway, Fore Street, East Looe. The side entrance is located between The Old Vera Building and Cornish	SUPPORT

			Delights via the stone steps linking Fore Street PL13 1DT and Shutta Road PL13 1BJ.	
16 January 2024	PA24/00259 Georgia Rowe	The Cottage Bay View Road East Looe	Construction of a single and two storey extension to the rear of the property, and constructing an additional dormer window to the front of the property.	Looe Town Council await further information on this application and would like to point out that there are inaccuracies with the existing plans. It appears that the existing dormer on the front (south) of the property is of a larger scale and in a different position than shown on the existing & proposed south elevations