



Town Hall,  
Parliament Square,  
Ramsey,  
Isle of Man.

[www.ramsey.gov.im](http://www.ramsey.gov.im)

5<sup>th</sup> November, 2021.

Mr. Chairman and Gentlemen,

A **Special Meeting** of the Ramsey Town Commissioners will be held at 7.00 p.m. on Monday evening, **8<sup>th</sup> November 2021**, in the Boardroom of the Town Hall, Ramsey.

**BUSINESS:**

- 1. Apologies for Absence:**
- 2. West Quay Ramsey Planning Application**
- 3. Demolition 11-12 West Quay**
  - o Technical Services Manager's Report
- 4. Any other Business:**

(by permission of Chairman - any will be advised)

A handwritten signature in black ink, appearing to read 'H. A. L. ...', with a horizontal line underneath.

Town Clerk & Chief Executive.

**RAMSEY TOWN COMMISSIONERS  
TECHNICAL SERVICES MANAGER'S REPORT  
SPECIAL MEETING – 11-12 WEST QUAY DEMOLITION  
8<sup>th</sup> NOVEMBER 2021 – PUBLIC**

Mr. Chairman and Members,

The Commission has received notification from Building Control that the owner of 11-12 West Quay, Ramsey has submitted forms for approval for the demolition of the above property. Submissions in response to the application are requested to be submitted no later than the 9<sup>th</sup> November 2021.

As previously reported the property is within the conservation area and has been on our ruinous properties register for several years.

Conservation Areas are identified by the special quality and local character of groups of buildings, together with their context, be it roads and footpaths or areas of green open space and many factors can contribute to the special identity of a locality which has been deemed worthy of Conservation Area Status.

The Isle of Man Strategic Plan 2016 Environmental Policy 39 – the general presumption will be in favour of retaining buildings which make a positive contribution to the character or appearance of the conservation area.

It is worth noting that a planning application was permitted for this property in 2015 which saw a change of use, the layout internally changed, the addition of another floor and an extension to the rear of the property. It therefore brings into question what did the original building bring to the character or appearance of the conservation area?

The previous owners have completely stripped all internal features, so it is only the shell of the property that remains to date following the approval of the application in 2015.

Existing Façade



Proposed Façade 2015



**Technical Services Managers Report Special Meeting –  
11-12 West Quay Demolition  
8<sup>th</sup> November, 2021, Public Continued:**

The 2015 planning application is 15/00311/B should Members wish to review it.

By permitting the 2015 application, it could be interpreted that planning do not believe that building contributes to the character or appearance of the conservation area.

The property is an eye sore at present and brings issues with vermin and maintenance.

**Recommendation: to support the demolition of the property and if construction is not programmed to start immediately then the land should be grassed until such time as construction starts.**

B. Wallace.  
Technical Services Manager

29th October, 2021.