

[REDACTED]

[REDACTED]

25 March 2019

Clerk to the Licensing Board
Council Offices
School Place
Kirkwall



Dear Sir,

Albert Hotel Proposals

With reference to one of the proposed changes being considered by the Licensing Board, ie the change of use of Mounthoolie Place, proposed by the Proprietor of the Albert Hotel I wish to notify the Licensing Board of the following information which may help them make their decision. I understand it is too late to officially object but I submit these comments to allow the most informed decision to be made.

Additionally I have been informed 5 Mounthoolie Place has been described as abandoned, which is definitely not the case, as the premises is partially completed and has been used as temporary storage for materials. As a result I have been paying OIC 95% Unoccupied Property Rates to OIC for several years.

Background:

I am the owner of 5 Mounthoolie Place, who left for Overseas Employment in the Oil Industry in 1995 as I was unable to obtain suitable permanent work locally. The total refurbishment of the property ceased as the Work Leave cycles varied from 6 months on/ 2 weeks off, through 6 weeks on, 2 weeks off to 4 weeks on, 4 weeks off, with all travel time taken off the vacation time!! As I was also looking after a Parent (with dementia) during my time home it was not possible to continue the final refurbishment of the property. Because of the care required this property was not used as a dwelling house for myself as I was staying at my Parent's home. After my Parent passed away I continued to look after [REDACTED] until I retired from Overseas Employment at the end of 2017 with the intention of completing the final work at No 5. [REDACTED]

[REDACTED]

[REDACTED] the planned property changes have not taken place as planned but [REDACTED] hopefully [REDACTED] and allow the refurbishing work to be finally completed.

Proposed Work at No 5 Mounthoolie Place.

1. During my time away windblown sycamore tree seeds have rooted and these trees will be removed to allow building material storage and garden improvement. This may require temporary closing off sections of Mounthoolie Place to allow the removal overhanging branches and sections of the tree trunks and roots.
2. As insulation technology has improved over the years it is now proposed that the existing insulation be upgraded from fibreglass to Kingspan so work is going to begin this summer to install the more modern material.
3. The external rendering has begun to show defects so these will also be rectified and improved to take the property up to the standard required.
4. The opportunity will also be taken clean and maintain the guttering, maintain the roofs (including the garage and shed) and improve the other facilities inside the property.
5. The internal and external work will require materials to be delivered and then moved inside the boundary **and** allow **normal** pedestrian/vehicle movement.

Please note: As I am not changing the layout of the property Planning Approval is not required, only replacing the existing old materials with new materials where required.

Garage:

The garage door has been damaged during 'local argument' during the years and requires renewing along with some plaster cracks so the some barricades will be required, Temporary safety barricades will be required during this work narrowing the access through Mounthoolie Place

Occupation:

Once the Property is completed and occupied by myself please note that the garage will be used for Off Street parking on a continuous basis.

Please contact me if more information or clarification is required concerning this property.

Yours faithfully,

W E Sutherland