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Plymouth City Council  
Ballard House  
26 West Hoe Road  
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By email only; [planningconsents@plymouth.gov.uk](mailto:planningconsents@plymouth.gov.uk)

March 30<sup>th</sup> 2026

Dear Emily Godwin,

**26/00336/FUL**

**Extension of the existing roof terrace, creation of green roof, installation of sauna and servery on ground floor, reprovision and refurbishment of WCs, and associated works.**

**The Terrace, 74 Madeira Road Plymouth PL1 2JU**

Thank you for consulting the Gardens Trust in its role as Statutory Consultee on the above application which may have a material impact on the significance of The Hoe, a Grade II registered park and garden (RPG) included by Historic England on the Register of Parks and Gardens of Special Historic Interest. We have liaised with our colleagues in the Devon Gardens Trust and their local knowledge informs this joint response.

The Hoe comprises a public walk and parade ground of mediaeval origin, developed in the nineteenth and twentieth centuries as a public park as well as a setting for several public monuments.

The application is for works of extension and refurbishment of The Terrace Café which sits within the RPG. If the LPA are minded to grant permission for this application and feel that the design and palette of materials are consistent with the existing structures and appropriate within the RPG, then the Gardens Trust have no further comments to make at this stage. We would, however, emphasise that this does not signify in any way either our approval or disapproval of these proposals.

We would be grateful to be advised of the outcome of the application in due course.

Yours faithfully

Joanne Mirzoeff BA (Hons) MSc  
Consultant Conservation Officer