

Proposed Slipway Extension  
Belvedere, Flushing, Falmouth

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**Figure 1:** Aerial view of site, slipway location circled in red.

## 1.0 INTRODUCTION

### PURPOSE OF THIS DOCUMENT

This document has been prepared as part of a pre-application advice submission, with the outcome of applying for the necessary planning permission, regarding the proposed extension of the existing concrete slipway, which serves one residence located at Belvedere, Trefusis Road in Flushing, Falmouth.



**Figure 2:** *General Arrangement of current slipway*

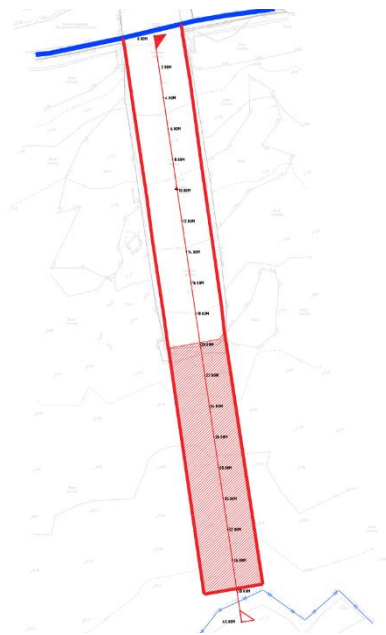
## 2.0 SITE OVERVIEW

### THE SITE

An aerial view of the site can be seen in Figure 1. The grid reference of the slipway is SW 81462 33613.

The existing concrete slipway extends from the southern boundary of the property known as Belvedere located on Trefusis Road in Flushing. The slipway wall structured from: concrete and steel sheet piles with natural rock outcrops on either side.

The current slipway is privately owned and used for launching and recovery of small craft, it is maintained by the current owner who wishes to extend the current slipway to allow for the launch and recover of the owner's personal watercraft for extended tidal periods. Currently the slipway can only be used for periods of mid to high tide.



**Figure 3:** Existing Slipway, with proposed extension in red.

### 3.0 PROPOSALS

#### EXTENT

The setting of the current slipway is shown in Figure 3. It is proposed that the existing concrete slipway be extended to the South.

The extension will reach from the end of the existing concrete towards low water level. It will be constructed to the same width as the existing. The surface will continue from the existing structure while maintaining the same gradient as the current slipway (ie following the beach gradient).

### 4.0 ACCESS

#### ACCESS AND EGRESS

Access is via a private gateway from the residence known as Belvedere, located to the North of the concrete slipway. There is also access to the East side of the slipway via Flushing Beach, subject to approval from registered landowners. These access routes are sufficiently wide enough to facilitate access for any construction plant and small maintenance plant in the future. The existing access from Belvedere residence is to remain.