



Leicester
City Council

Minutes of the Meeting of the
CONSERVATION ADVISORY PANEL

Held: WEDNESDAY, 21 OCTOBER 2009 at 5.15pm

P R E S E N T:

R. Gill - Chair
R. Lawrence –Vice Chair

Councillor G Hunt

P. Draper	-	Royal Institute of Chartered Surveyors
M. Elliott	-	Person Having Appropriate Specialist Knowledge
J. Garrity	-	Person Having Appropriate Specialist Knowledge
J. Goodall	-	Victorian Society
M. Goodhart	-	Leicestershire and Rutland Society of Architects
D. Lyne	-	Leicestershire Industrial History Society
D. Martin	-	Leicestershire and Rutland Gardens Trust
A. McWhirr	-	Leicester Diocesan Advisory Committee
G. Rathbone	-	Observer
D. Smith	-	Leicestershire Archaeological & Historical Society
P. Swallow	-	Person Having Appropriate Specialist Knowledge
D. Trubshaw	-	Institute of Historic Building Conservation

Officers in Attendance:

Jane Crooks	-	Planning Policy and Design Group, Regeneration and Culture
Jeremy Crooks	-	Planning Policy and Design Group, Regeneration and Culture Department
J. Harget	-	Democratic Support, Resources Department
A. Provan	-	Planning Policy and Design Group, Regeneration and Culture Department

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16. APOLOGIES FOR ABSENCE

Apologies were received from S. Britton, D. Hollingworth and Councillor Johnson.

The Chair welcomed Georgina Rathbone as an observer at the meeting.

17. DECLARATIONS OF INTEREST

There were no declarations of interest.

18. MINUTES OF PREVIOUS MEETING

RESOLVED:

that the minutes of the Conservation Advisory Panel meeting held on 16 September 2009, be confirmed as a correct record.

19. MATTERS ARISING FROM THE MINUTES

There were no matters arising from the minutes.

20. CURRENT DEVELOPMENT PROPOSALS

A) FIELDING JOHNSON BUILDING, UNIVERSITY ROAD Pre-application 200990093P Removal of room fittings

The Director said that this was a pre-application enquiry relating to a first floor conference room which was understood to have originally been the dining hall for the asylum. It was noted that the room was refurbished in the 1960s by Trevor Dannett which halved the overall internal height of the room and severely reduced the amount of natural light. It was noted that the University would now like to remove the 1960s fittings to reinstate the original form of the room.

Some members felt that this was an important chapter in the buildings history and it would be a shame to remove it as there were not many Trevor Dannet interiors. The Panel stated that they would need to see detailed proposals and queried whether they were going to re-instate the original form of the Italianate windows. The Panel stated that if a job was going to be completed then it needed to be done so properly. The Panel generally had no objections to the ceiling being removed provided a detailed recording was made of the construction of the ceiling and the reinstatement work was comprehensive and fully restored the original detailing.

The Panel recommended approval on this application.

It was noted that the below two applications affected the setting of the Fielding Johnson Building

B) UNIVERSITY ROAD, UNIVERSITY OF LEICESTER Planning Application 20091205 Alterations to access (adjacent to Astley Clarke Building); surfacing & landscaping

The Director said that the application primarily affected the most southerly entrance to the campus and included widening of the access road resurfacing and landscaping.

The Panel noted that the lodge had always had a functional relationship with the main building as it had the same brickwork as the main building and addressed the main entrance. Based on the evidence they strongly believed that the lodge was curtilage and should be retained. If it was deemed that the building was curtilage and needed listed building consent the Panel would like to see it retained.

The Panel recommended refusal on this application.

C) UNIVERSITY ROAD, UNIVERSITY OF LEICESTER, FIELDING JOHNSON BUILDING
Planning Application 20091206
Alterations to land surrounding Fielding Johnson Building, surfacing, landscaping car and cycle parking

The Director said that the application focused on the area to the north side of the building and involved extensive resurfacing, landscaping, car park and cycle provision.

The Panel had some reservations regarding the raising of the levels around the listed building as it would affect its appearance and setting. They did not approve of the bike shelter which they felt could affect views of the Engineering Building and requested elevation details of both these issues including showing the shelter in relation to the Engineering Building. They did not like the tapestry of colours proposed for the hard landscaping and stated that they would also like more soft landscaping.

The Panel stated that they would like to see more details on this application.

D) PAGET HOUSE, PRINCESS ROAD
Pre-application 200990092P
Removal of wall, new gates

The Director said that this was a pre application. It was noted that on a recent site meeting Officers had been asked about the removal of a surviving section of wall that once formed the enclosure around the garden of Paget House in order to create a separate exit for vehicles and the Panel's views were welcomed on the proposal.

The Panel supported the retention of the last surviving section of garden wall.

The Panel recommended refusal on this application.

E) 16 NEW WALK
Pre-application 200991249P
Roof extension

The Director said that this was a pre-application for an additional storey to raise the existing two storey building to three.

The Panel felt that the difference in height was part of the character of New Walk and stated that it would be a shame to lose this.

The Panel recommended refusal on this application.

F) 9 RATCLIFFE ROAD
Planning Application 20091218
Extensions and conversion of garage to living accommodation

The Director said that the application was for extensions to the house and alterations to convert the existing garage to living accommodation.

The Panel did not feel comfortable with this scheme but after some debate reluctantly agreed it was acceptable as there has been a precedent to accepting extensions on the other houses in the enclave.

The Panel recommended approval on this application.

G) 315 LONDON ROAD STONEYGATE BAPTIST CHURCH
Advertisement Consent 20091223
Freestanding sign to front of Church

The Director said that the application was for a free standing sign to the front of the church.

The Panel were supportive of this scheme but stated that they would like to see better drawings or a condition to agree the design of the notice board.

The Panel recommended approval on this application.

H) 37 GALLOWTREE GATE/ MARKET PLACE
Advertisement Consent 20091245
One Internally illuminated fascia sign

The Director said that the application was for the replacement of the existing signage.

The Panel stated that they did not want the whole sign to be illuminated and they had no objection to more bubbles.

The Panel recommended the approval of the illumination of the logo and bubbles only.

LATE ITEM

46 WEST STREET & 26 LANCASTER ROAD

Planning Application 20090608
Proposed extension

The Director said that the application was for an extension.

The Panel stated that they would like to see better plans but felt that the design of the proposed car port was poor and excessively high.

The Panel recommended seeking amendments to this application.

21. ANY OTHER URGENT BUSINESS

There were no items of urgent business.

22. CLOSE OF MEETING

The meeting closed at 6:09 pm.

