



Leicester
City Council

APPENDIX B

CONSERVATION ADVISORY PANEL

15th May 2019

CURRENT DEVELOPMENT PROPOSALS

A) 580 GIPSY LANE

Planning Application [20190080](#)

DEMOLITION OF EXISTING DWELLING; CONSTRUCTION OF TWO DETACHED DWELLINGS (2X 4BED) (CLASS C3); ASSOCIATED PARKING

The application is for two new dwellinghouses within the Old Humberstone Conservation Area, associated with new parking and landscaping on site. The development would involve the demolition of the existing structure on site.

B) ABBEY LANE AND ABBEY PARK ROAD, LAND AT CORNER OF

Planning Application [20182721](#)

CONSTRUCTION OF 6 STOREY BUILDING COMPRISING 96 FLATS (45 X 1 BED, 51 X 2 BED) ANCILLARY USES AND FACILITIES (CLASS B1 OFFICE X 2, 60 AND 51SQM AND GYM CLASS D2, 82SQM) AND ASSOCIATED PARKING AND LANDSCAPING

The site is located to the immediate north of the Scheduled Monument of Leicester Abbey and the Grade II* Listed Abbey Park, adjacent the Grade I Listed Abbot Penny's Wall and within a close proximity to a range of Grade I Listed assets located within the wider Abbey Park.

The proposal is for a new 6-storey development at the corner of Abbey Lane and Abbey Park Road, to cater for 96 residential units and associated facilities, including parking, offices and gym.

C) 12-14 HIGHFIELD STREET, LAND AT REAR OF

Planning Application [20190278](#)

CONSTRUCTION OF TWO STOREY BUILDING TO PROVIDE 4 SELF-CONTAINED STUDENT FLATS (4 X STUDIOS) (CLASS C3)

The proposal is for a new dwellinghouse at the rear of 12 -14 Highfield Street, within the South Highfields Conservation Area and in close proximity to Grade II Listed Nos. 122-12 London Road / Nos. 2-4 Highfield Street and the Grade II Listed 7th Adventist Church to the south-east.

D) SITE BOUND BY ALL SAINTS ROAD/ BATH LANE, JARVIS STREET AND RUDING STREET

Planning Application [20182431](#)

REDEVELOPMENT OF SITE FOR STUDENT ACCOMMODATION (464 BEDROOMS) AND 184 RESIDENTIAL APARTMENTS (30 x STUDIOS, 89 X 1 BED, 65 X 2 BED), TOGETHER WITH 172 SQ. M OF FLEXIBLE COMMERCIAL SPACE (CLASSES A1, A2, A3, A4, A5, B1, D1 AND D2), GROUND LEVEL CAR PARKING, ASSOCIATED ANCILLARY WORKS AND LANDSCAPING.

The site is located within the Waterside Area, to the immediate east of the Grade II Listed Nos.16-24 Bath Lane and two Grade II Listed structures associated with the Donisthorpe Mill, to the west of the Locally Listed Great Central Railway Station and the former Generator House at No.2 Jarvis Street. There are other locally listed and nationally designated structures within close proximity to the site. The site itself is currently an undeveloped open area.

The proposal is for a new high-rise development, comprising student and residential apartments, complimented by a flexible commercial space and a car parking area to the ground floor.

The following applications are reported for Members' information and will not be presented unless a specific request is made by 2.00pm on Monday 13th May 2019. Please contact Justin Webber (4544638) or Paula Burbicka (4541703).

Further details on the cases below can be found by typing the reference number into: <http://rcweb.leicester.gov.uk/planning/onlinequery/mainSearch.aspx>

20-40 NEW WALK

Planning Application 20190194

REPLACEMENT RAILINGS AND GATE; REMOVAL OF LOW LEVEL WALL

27-29 MILLSTONE LANE, THE MILL

Planning Application 20190223

CHANGE OF USE FROM BUSINESS (CLASS B1) TO CAFE (CLASS A3) AND MIXED USE COMPRISING OF EITHER SHOP (CLASS A1) OR RESTAURANT/CAFE (CLASS A3) OR DRINKING ESTABLISHMENT (CLASS A4)

OR HOT FOOD TAKEAWAY (CLASS A5) OR BUSINESS (CLASS B1) OR NON-RESIDENTIAL INSTITUTION (CLASS D1) OR ASSEMBLY AND LEISURE (CLASS D2); INSTALLATION OF GATE AND WINDOWS TO FRONT AND REPLACEMENT OF ROOF AND WALLS TO REAR; ALTERATIONS

**222 FOSSE ROAD SOUTH
Planning Application 20190252**

CONSTRUCTION OF DORMER EXTENSION AT REAR OF HOUSE (CLASS C3)

**97 SPENCEFIELD LANE
Planning Application 20190362**

CONSTRUCTION OF TWO STOREY EXTENSION AT FRONT; RAISED RIDGE HEIGHT TO FORM FIRST FLOOR HABITABLE ACCOMMODATION; SINGLE STOREY EXTENSION AT REAR OF HOUSE (CLASS C3); ALTERATIONS

**31 SOUTHERNHAY CLOSE
Planning Application 20190403**

RASIED RIDGE HEIGHT TO PROVIDE FIRST FLOOR LIVING ACCOMMODATION; CONSTRUCTION OF 1.5 STOREY FRONT EXTENSION; REAR DORMER EXTENSION TO HOUSE; ALTERATIONS (CLASS C3)

**95 HUMBERSTONE GATE
Planning Application 20190272**

CONVERSION OF EXISTING OFFICES (CLASS B1(a)) TO 4 x STUDENT CLUSTER FLATS (1 x 3 BED, 1 x 6 BED, 2 x 8 BED) AND COMMUNAL SPACES (SUI GENERIS)

**495 WELFORD ROAD, MILLGATE LODGE
20190308**

INSTALLATION OF 1X STORAGE CONTAINER TO LAND ADJACENT TO MILLGATE LODGE AND 3 X STORAGE CONTAINERS ALONG SCHOOL DRIVEWAY; INSTALLATION OF 1.8M AND 2.4M HIGH FENCING ADJACENT TO BOUNDARY WITH NO.49 HEATHER ROAD; CONSTRUCTION OF SOFT PLAY AREA AT REAR OF SCHOOL CAR PARK WITH 3M HIGH PLAY EQUIPMENT; INSTALLATION OF 2.4M HIGH BOUNDARY FENCE AND TWO GATES AROUND THE SOFT PLAY AREA; INSTALLATION OF 2X 7M HIGH FLOOD LIGHT COLUMN WITHIN SOFT PLAY AREA OF SCHOOL (CLASS D1) ALTERATIONS

78-80 LONDON ROAD

Planning Application 20190310

RETRSOPECTIVE APPLICATION FOR INTERNAL AND EXTERNAL ALTERATIONS TO GRADE II LISTED BUILDING

**40 GROSVENOR GATE, NURSING HOME
Planning Application 20190234**

DEMOLITION OF OUTBUILDING; CONSTRUCTION OF TWO DETACHED SINGLE STOREY BUILDINGS AT REAR OF GRADE II LISTED BUILDING

**GROSVENOR GATE, FORMER NURSES HOME
Planning Application 20190233**

DEMOLITION OF OUTBUILDING; CONSTRUCTION OF TWO DETACHED SINGLE STOREY BUILDINGS AT REAR OF NURSING HOME (CLASS C2); ALTERATIONS

**UNIVERSITY ROAD, UNIVERSITY OF LEICESTER, ASTLEY CLARKE BUILDING
Planning Application 20190419**

INSTALLATION OF HARD STANDING AND LIGHTING TO FORM FOOTPATH TO GROUNDS OF UNIVERSITY (CLASS D1); ALTERATIONS

**12 NEWTOWN STREET
Planning Application 20190349**

EXTERNAL ALTERATIONS TO GRADE II LISTED BUILDING

**16 WOODLAND AVENUE
Planning Application 20190413**

CONSTRUCTION OF SINGLE STOREY EXTENSION AT REAR OF HOUSE (CLASS C3)

**1 GARRICK WALK, HAYMARKET THEATRE
Planning Application 20190600**

INSTALLATION OF SIX INTERNALLY ILLUMINATED SIGNS TO THEATRE (SUI GENERIS)

**61 CHURCH ROAD EVINGTON
Planning Application 20190261**

DEMOLITION OF OUTBUILDING; CONSTRUCTION OF SINGLE STOREY EXTENSION AT FRONT, SIDE AND REAR; HIP TO PITCH ROOF; EXTERNAL ALTERATIONS OF HOUSE (CLASS C3)

**32-40 MARKET STREET
Planning Application 20190553**

VARIATION OF CONDITION 7 (PLANS) ATTACHED TO PLANNING PERMISSION 20182478 (CHANGE OF USE OF CLASS A1 RETAIL SHOP TO: (BASEMENT) CLASSES A1 RETAIL, A2 FINANCIAL & PROFESSIONAL SERVICES, A3 RESTAURANT/CAFE, B1 OFFICE, C1 SERVICED APARTMENTS INCLUDING ANCILLARY GYM; (GROUND FLOOR) CLASSES A1, A2, A3, B1, C1 INCLUDING ANCILLARY RECEPTION/BAR; (FIRST, SECOND, THIRD FLOORS) CLASS C1. FOURTH AND FIFTH FLOOR EXTENSIONS TO PROVIDE ROOF TOP BAR AND C1. ALTERATIONS.) TO ALLOW FOR INTERNAL AND EXTERNAL ALTERATIONS INCLUDING A LIGHTWELL AND ALTERATIONS TO INTERNAL LAYOUT, LIFT OVER RUN AND 2 X ROOF WINDOWS. REDUCE NUMBER OF A1/A2//A3 UNITS FROM 8 DOWN TO 6. INCLUSION OF EXISTING 2ND BASEMENT.

**32-40 MARKET STREET
Planning Application 20190554**

VARIATION OF CONDITION 3 (PLANS) ATTACHED TO LISTED BUILDING CONSENT 20182479 TO ALLOW FOR INTERNAL AND EXTERNAL ALTERATIONS INCLUDING A LIGHTWELL AND ALTERATIONS TO INTERNAL LAYOUT, LIFT OVER RUN AND 2 X ROOF WINDOWS.

**16 GRENFELL ROAD
Planning Application 20190429**

ALTERATIONS TO FACILITATE LOFT CONVERSION, REPLACEMENT TIMBER WINDOWS; REPLACEMENT DOORS; REPLACEMENT OF EXTERNAL BRICKS AND POINTING, LANDSCAPING (CLASS C3)

**158 LONDON ROAD
Planning Application 20190577**

INSTALLATION OF THREE ANTENNAS; THREE REMOTE RADIO UNITS; ONE GPS MODULE AND ANCILLARY DEVELOPMENT INCLUDING SAFETY HANDRAIL TO ROOF OF FLATS (CLASS C3)

**COSSINGTON STREET, COSSINGTON STREET SPORTS CENTRE
Planning Application 20190285**

INSTALLATION OF SIX NON-ILLUMINATED SIGNS TO SOUTH ELEVATION OF SPORTS CENTRE (CLASS D2)

1 ELM TREE COURT
Planning Application 20190461

INSTALLATION OF PATIO DOORS AT SIDE OF HOUSE (CLASS C3)

224 FOSSE ROAD SOUTH
Planning Application 20190424

CONSTRUCTION OF DORMER AT REAR OF HOUSE (CLASS C3)

58 FOSSE ROAD CENTRAL
Planning Application 20190394

CHANGE OF USE FROM SIX FLATS (5 x 1 BED, 1 x 2 BED) TO SEVEN FLATS (6 x 1 BED, 1 x 2 BED); CONSTRUCTION OF DORMERS TO REAR; ROOF LIGHTS TO FRONT; REPLACEMENT WINDOWS AT SIDE AND REAR; ALTERATIONS

59 WESTCOTES DRIVE
Planning Application 20190390

CONSTRUCTION OF SINGLE STOREY EXTENSION AT REAR; NEW ROOF TO SIDE; REMOVAL OF CHIMNEY; REPLACEMENT FENCE TO FRONT AND SIDE OF HOUSE (CLASS C3)

1-9 REGENT ROAD
Planning Application 20190459

CONSTRUCTION OF ADDITIONAL STOREY TO CREATE ONE ADDITIONAL FLAT (1 x 6 BED); ALTERATIONS (CLASS C3)

19 BURLEYS WAY
Planning Application 20182606

CHANGE OF USE FROM STORAGE (CLASS B8) TO 14 APARTMENTS (11X 1BED, 3X 2BED) (CLASS C3); SINGLE STOREY EXTENSION AT REAR; EXTERNAL ALTERATIONS INCLUDING NEW WINDOWS AND ADDITION OF BALCONIES

302 LOUGHBOROUGH ROAD

Planning Application 20190110

RETROSPECTIVE APPLICATION FOR CONSTRUCTION OF DORMER AT FRONT AND REAR AND SINGLE STOREY EXTENSION AT REAR OF FLATS (CLASS C3)

**55 LONDON ROAD
Planning Application 20190432**

INSTALLATION OF ONE INTERNALLY ILLUMINATED AND PROJECTING SIGN TO SHOP (CLASS A1)

**ABBEY MEADOWS, ROCKET STUDIOS
Planning Application 20190515**

DEMOLITION OF EXISTING INDUSTRIAL BUILDINGS; RESIDENTIAL DEVELOPMENT COMPRISING 18 DWELLINGS (9 X 2 BEDROOM, 6 X 3 BEDROOM, 3 X 4 BEDROOM) (CLASS C3), ACCESS ROADS, CAR PARKING, LANDSCAPING AND ASSOCIATED WORKS

**56 KNIGHTON DRIVE
Planning Application 20190246**

INSTALLATION OF REPLACEMENT CASEMENTS TO WINDOWS AT FRONT OF HOUSE (CLASS C3)

**19 HIGHCROSS STREET
Planning Application 20190407**

PART RETROSPECTIVE APPLICATION FOR INSTALLATION OF SHUTTERS TO FRONT ELEVATION OF RESTAURANT (CLASS A3)

**GUILDHALL LANE, THE GUILDHALL
Planning Application 20190668**

INTERNAL ALTERATIONS TO GRADE I LISTED BUILDING

**80 WHARF STREET SOUTH
Planning Application 20190380**

DEMOLITION OF EXISTING BUILDINGS; CONSTRUCTION OF 8-11 STOREY BUILDING TO ACCOMMODATE 4 RETAIL UNITS (CLASS A1) ON THE GROUND FLOOR AND 72 FLATS ABOVE (18 X 1 BED AND 54 X 2 BED) (CLASS C3)

2-6 GALLOWTREE GATE
Planning Application 20190555

REMOVAL OF EXISTING ENTRANCE DOORS; INSTALLATION OF NEW SHOPFRONT AND ENTRANCE DOORS TO BANK (CLASS A2); ALTERATIONS

2-6 GALLOWTREE GATE
Planning Application 20190556

INSTALLATION OF ONE NON ILLUMINATED FASCIA SIGN AND WINDOW SIGNS TO FRONT ELEVATION (CLASS A2)

8-10 KING STREET
Planning Application 20190079

CHANGE OF USE OF PREMISES TO NIGHT CLUB IN BASEMENT (SUI GENERIS)) AND BAR/RESTAURANT/HOT FOOD TAKEAWAY (CLASS A3/A4/A5) ON GROUND FLOOR; INSTALLATION OF SHOPFRONT, DOOR AND PARASOL TO FRONT AND VENTILATION FLUE AT REAR; ALTERATIONS

133 LOUGHBOROUGH ROAD, REAR OF
Planning Application 20190546

CHANGE OF USE OF FIRST FLOOR OFFICE (CLASS B1) OF ANNEXE BUILDING TO FLAT (1 X 2 BED) (CLASS C3); ALTERATIONS
