



Leicester
City Council

APPENDIX B

CONSERVATION ADVISORY PANEL

22nd July 2020

CURRENT DEVELOPMENT PROPOSALS

A) Fleet Street, Fleet House
Planning Application [20200942](#)

Part demolition and conversion of Fleet House; construction of four storey extension to Fleet House fronting Byron Street; construction of five 5 - 6.5 storey buildings comprising 359 flats (146 x Studio, 211 x 1 bed, 2 x 2 bed) (Class C3); communal ancillary facilities to include residents gym; indoor amenity space; outdoor landscaped amenity space; pedestrian access.

The building under consideration is a Locally Listed asset, positioned adjacent a number of other non-designated heritage assets, north of St George's Conservation Area. It has been vacant since late 2000s and subject to some fire damage and vandalism recently. The application is for partial demolition and as series of extensions on site, to facilitate the building's conversion into residential accommodation.

B) 125 - 129 VAUGHAN WAY
Planning Application [20181552](#)

CONSTRUCTION OF EXTENSION TO EXISTING FOURTH FLOOR; TWO STOREY ROOFTOP EXTENSION TO EXISTING BUILDING TO PROVIDE 33 FLATS (2 X STUDIO, 28 X 1 BED, 3 X 2 BED) (AMENDED PLANS) (S106 Agreement)

The building is a 20th century structure located in close proximity to the Grade II Listed Former Richard Roberts' Factory, north-west from Church Gate Conservation Area and east from All Saints' Conservation Area. The proposal is for a top storey extension, to provide additional residential units. The external treatment has been altered, whilst the total mass of the proposed extension has been reduced as compared to the first reiteration of the scheme.

C) 14 Jarvis Street
Planning Application [20200801](#)

Construction of 6-storey building to provide 21 residential units (Class C3) (16 x 1-bed and 5 x 2-bed) residential lobby, resident's lounge, cycle storage, refuse/ recycling storage area, plant room and store rooms, provision of 2 visitor car parking bays, 1 loading/ unloading bay, associated hard and soft landscaping; ancillary works.

The cleared site is positioned adjacent the Locally Listed Great Central Railway Station Viaduct, north of the Locally Listed Former Generator House, in close proximity to the Grade II Listed Former Donisthorpe & Co. Factory. The application is for a 6-storey residential tower block.

D) 19-23 Burleys Way
Planning Application [20200791](#)

Change of use of storage space and office accommodation (Class B1 and B8); construction of third floor; construction of single storey rear extension; installation of wall/roof-mounted equipment and solar panels; alterations to create 42 flats (41x 1bed, 1x 2bed) (Class C3)

The property under consideration is a 20th century building, positioned on a corner of a busy thoroughfare of Burley's Way, immediately adjacent the Locally Listed Former Pineapple PH, south-east from the Grade I Listed St Margaret's Church and the Grade II* Listed Tomb of Andrew Lord Rollo within its curtilage. The application is for an upward extension and external refurbishment of the existing building, associated with its conversion into residential accommodation.

E) Kerrysdale Avenue, Wyvern Arms
Planning Application [20200900](#)

Change of use of first floor flat (1x4 bed) to 4 flats (4 x1 bed); construction of second floor extension to create additional 4 flats (1x4 bed) (Class C3); alterations.

The building is a Locally Listed asset, located on a prominent junction of Kerrysdale Avenue and Barkby Road. It is located adjacent the Locally Listed All Saint Church and BAPS Shri Swaminarayan Mandir. The application is for a rear and top storey extension to the property, to provide additional residential accommodation.

F) 37 Welford Road, Reynard House
Planning Application [20201009](#)

Construction of additional three floors; construction of single storey, six storey and seven storey extension; Change of use from office (Class B1a) to student accommodation (Sui Generis) comprising 20 cluster flats (132 student bedrooms) and 155 x 1 bed student studio flats, gym, cinema room, amenity space, spa, staff room and associated works.

The building is a modern corner property located on the Welford Road and Norton Street junction, adjacent the Locally Listed Former Jemsox Factory and George V Post Box, west of New Walk Conservation Area and south of Market Street Conservation Area. The application is for a three storey upward, side and rear extensions to the existing property, associated with the change of use into student accommodation.

The following applications are reported for Members' information and will not be presented unless a specific request is made by 2.00pm on Monday the 20th of July 2020. 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>

**Belgrave Circle SW
Planning Application 20200863**

Installation of 20m high monopole; 3 cabinets

**Abbey Park Road
Planning Application 20200873**

Installation of 20m high monopole; 3 cabinets

**Norfolk Street, West End
Planning Application 20200814**

Installation of 20m high monopole; 4 cabinets

**42 Sandown Road
Planning Application 20200541**

Part retrospective application for alterations to garage at front of house (Class C3)

**8 College Avenue
Planning Application 20200425**

Installation of roof lights to front and construction of dormer extension to rear of house (Class C3)

**132-140 Charles Street, Agin Court
Planning Application 20200756**

Installation of ventilation flue at the side of the building to restaurant (Class A3)

**3 Carisbrooke Road
Planning Application 20200782**

Construction of single storey extension at rear of house (Class C3)

**Regent Road, Verge
Planning Application 20201019**

Installation of 20m high monopole; 3 cabinets

**Checketts Road
Planning Application 20200959**

Installation of 20m high monopole; 3 cabinets

**Beauchamp City Sixth Form, 1 South Albion Street
Planning Application 20200160**

Installation of two internally illuminated wall signs, one internally illuminated totum sign, one non-illuminated fascia sign, one nonilluminated wall sign and eighteen non-illuminated window signs to school (Class D1)

**16 Salisbury Road
Planning Application 20200945**

Installation on two non-illuminated free standing signs at front of property (Sui Generis)

**Goscote House, 40 Sparkenhoe Street
Planning Application 20200755**

Notification of demolition of 22 storey tower block (Class C3)

**58 Stretton Road
Planning Application 20200932**

Change of use from house (Class C3) to house in multiple occupation for more than 6 persons (7 bedroom) (Sui Generis); construction of dormer to rear; alterations

**16 Toller Road
Planning Application 20200710**

Construction of single storey extension at the side and rear; partly demolition of the existing garage at the side;, alterations to house (Class C3)

**2 Wellington Street
Planning Application 20200830**

Replacement of existing gate (Class D1)

**80 Belgrave Gate
Planning Application 20200616**

Change of use of part of ground floor from shop (Class A1) and first and second floors from offices (Class B1(a)) to six self-contained flats (6x1 bed) (Class C3); construction of second storey extension at rear; alterations

**Regent Road, Regent College
Planning Application**

Construction of single storey building to rear of college (Class D1)

**8 Toller Road
Planning Application**

Installation of 5 replacement double glazed timber framed windows at front and side of house (Class C3)

**170 London Road
Planning Application 20200839**

Change of use from offices (Class B1(a)) to 9 student flats (sui generis); alterations

**170 London Road
Planning Application 20200840**

Internal and external alterations to grade II listed building
