



Leicester
City Council

CONSERVATION ADVISORY PANEL

December 14th 2005

CURRENT DEVELOPMENT PROPOSALS

Report of the Service Director, Environment

A) GIPSY LANE, TOWERS HOSPITAL

Listed Building Consent 20052169, Planning Application 20052168

Three storey extension

The main hospital building is Grade II listed.

This application is for an amended scheme for a previously approved three storey extension, providing seven flats. The Panel have made observations on the conversion of the Towers Hospital building and the redevelopment of part of the grounds several times over the last few years.

B) 39 ABBEY PARK ROAD

Planning Application 20052030

New development

The proposal affects the setting of the Abbey Park which is listed Grade II on the register of parks and gardens in England and also the setting of the park lodges and gates which are Grade II listed buildings.

This application is for the redevelopment of the site adjacent to the bus depot with a four to nine storey building to create 388 flats, surface car parking, bin stores and landscaping details.

C) 215 EVINGTON LANE

Planning Application 20052043 Conservation Area Consent 20052044

Demolition & redevelopment

The building is within the Evington Village Conservation Area.

This application is for the demolition of the detached house, built c.1910, and the redevelopment of the site with a new build of twelve flats. The Panel has previously discussed this scheme. A proposal to build a single new dwelling in the garden, which was granted outline consent has also been to CAP on several occasions.

D) 35 RUTLAND STREET
Planning Application 20051958
Change of use to residential

This building is within the St George's Conservation Area.

This application is for the change of use of this former industrial building to 23 one bed flats. The proposal involves external alterations to the window openings and additional rooflights.

E) REAR OF 195 NARBOROUGH ROAD
Conservation Area Consent 20052205
Demolition of coach house

This building is covered by an Article 4 Direction and is within the Ashleigh Road Conservation Area.

An application for the demolition of the 'coach house' to the rear of 195 Narborough Road, facing Westleigh Road and the redevelopment of the site with a three storey building for three self contained flats was discussed by the Panel in October. The building has since suffered an arson attack which destroyed most of the roof structure, and this application is for its demolition.

F) 325 LONDON ROAD, DELAMERE HOUSE
Planning Application 20052077
Single storey extension to rear

The building is within the Stoneygate Conservation Area.

An application for single and two storey extensions to the side and rear of the care home with external alterations to the front elevation to restore the original façade was considered by the Panel in April of this year. This application is for a single storey extension to the rear.

G) RATCLIFFE ROAD, KNIGHTON HAYES
Planning Application 20052178
Rear extension

The building is within the Stoneygate Conservation Area.

The Panel have made observations on the conversion and extension of this building over the last few years. This application is for a small conservatory and a 0.6m high trellis to the existing fence.

H) ASTILL LODGE ROAD
Planning Application 20052108
Residential development

The proposal affects the setting of the Grade II listed Beaumont Lodge.

An application for five flats and five houses on land to the south east of Beaumont Lodge was considered by the Panel in September, and was subsequently withdrawn by the applicant. This is a revised proposal for five flats and six houses.

I) 213 LOUGHBOROUGH ROAD, BELGRAVE HOTEL
Planning Application 20052166
Extensions

The building is within the Belgrave Hall Conservation Area.

An application for a conservatory to the rear and external alterations was considered by the Panel at the September meeting. This application is for two additional single storey extensions to the side and rear elevations.

J) 104 REGENT ROAD
Planning Application 20052191
Access ramp

The building is within the New Walk Conservation Area.

This application is for a new access ramp.

K) RUTLAND STREET/HALFORD STREET
Advertisement Consent 20052176
Signs

The building is within the St George's Conservation Area.

This application is for two non illuminated signs advertising the new Performing Arts Centre and is for a limited period consent until September 2007 .

L) 50 UPPER TICHBORNE STREET
Planning Application 20051529
Replacement windows

This building is covered by an Article 4 Direction and is within the South Highfields Conservation Area.

This application is for replacement timber double glazed sliding sash windows.

M) 2 WARREN CLOSE
Planning Application 20052233
Extension

The building is within the Old Humberstone Conservation Area.

This application is for a single storey extension to the side of the bungalow.

N) 225 AYLESTONE ROAD, GAS WORKERS COTTAGE
Listed Building Consent 20052216
New windows to front and rear, and french doors to rear

The building is Grade II listed.

A proposal to build a small single storey extension to the rear of the house was considered by the Panel in September. This application is for replacement timber windows and the fitting of a French door into an existing window opening at the rear.

The following applications are reported for Members' information and will not be presented unless a specific request is made by 12.00 noon on Monday 12th December 2005. Contact Jeremy Crooks or Judith Carstairs (tel. 252 7296 or 252 7218) (minicom 252 7222).

O) 34-38 UPPER TICHBORNE STREET
Planning Application 20052192
Replacement windows to rear

The building is within the South Highfields Conservation Area and is covered by an Article 4 Direction.

This application is for the replacement of the rear windows with uPVC. The windows are not visible from the street scene.

P) 12 CHEAPSIDE
Listed Building Consent 20052046
Internal alterations

The building is Grade II listed and is within the Market Place Conservation Area.

This application is for an extra counter within the modernised shop interior providing hot food.

Q) HIGHCROSS STREET, RED LION PH
Planning Application 20052053
Change of use to residential

The building is within the South Highfields Conservation Area and is covered by an Article 4 Direction.

This application is for the conversion of the upper floors over the pub to two flats. There are no alterations to the front of the building and only minor changes to the rear.