



Leicester
City Council

MEETING OF THE CONSERVATION ADVISORY PANEL

DATE: WEDNESDAY, 14 FEBRUARY 2024
TIME: 5:15 pm
PLACE: City Hall, 115 Charles Street, Leicester, LE1 1FZ

Members of the Panel

R. Gill (Chair), R. Lawrence (Vice Chair)

Elected Member Position – Cllr S. Barton

M. Taylor	-	Institute of Historic Building Conservation
S. Bowyer	-	Leicester Civic Society
D. Martin	-	Leicestershire and Rutland Gardens Trust
N. Feldmann	-	Leicestershire and Rutland Society of Architects
N. Finn	-	Leicestershire Archaeological & Historical Society
M. Davies	-	Royal Institute of Chartered Surveyors
P. Ellis	-	Victorian Society
C. Hossack	-	Leicestershire Industrial History Society
D. Fountain	-	Leicester School of Architecture
S. Bird	-	Diocesan Advisory Committee
S. Hartshorne	-	Twentieth Century Society
M. Richardson	-	Royal Town Planning Institute

S. Forde – student member of the panel

Members of the panel are invited to attend the above meeting to consider the items of business listed overleaf.

Officer contact: Justin Webber, Sam Peppin-Vaughan, Andrea Brislane
Conservation Team, Leicester City Council, City Hall, 115 Charles Street, Leicester, LE1 1FZ
(Tel. 0116 454 4638; 0116 454 6204; 0116 454 6291)
Email: planning@leicester.gov.uk

INFORMATION FOR MEMBERS OF THE PUBLIC

ACCESS TO INFORMATION AND MEETINGS

You have the right to see copies of agendas and minutes. Agendas and minutes are available on the Council's website at:

<http://www.cabinet.leicester.gov.uk:8071/ieListMeetings.aspx?CId=289&Year=0>

or by contacting us as detailed below.

Dates of meetings are available at the Customer Service Centre, Granby Street, City Hall Reception and on the Website.

There are certain occasions when the Council's meetings may need to discuss issues in private session. The reasons for dealing with matters in private session are set down in law.

WHEELCHAIR ACCESS

Meetings are held at City Hall City hall has level access and a platform lift for access to the committee rooms.

BRAILLE/AUDIO TAPE/TRANSLATION

If there are any particular reports that you would like translating or providing on audio tape, the Democratic Services Officer can organise this for you (production times will depend upon equipment/facility availability).

INDUCTION LOOPS

There are induction loop facilities in meeting rooms. Please speak to the Reception at the City Hall at the meeting if you wish to use this facility or see contact details below.

General Enquiries - if you have any queries about any of the above or the business to be discussed, please contact:

Justin Webber 4544638 Justin.Webber@leicester.gov.uk

AGENDA

1. APOLOGIES FOR ABSENCE

2. DECLARATIONS OF INTEREST

Members are asked to declare any interests they may have in the business to be discussed.

3. MINUTES OF PREVIOUS MEETING

Appendix A

The Minutes of the meeting held on 17th January 2024 are attached and the Panel is asked to confirm them as a correct record.

4. MATTERS ARISING FROM THE MINUTES

5. CURRENT DEVELOPMENT PROPOSALS

Appendix B

The Director of Planning, Development and Transportation submits a report on planning applications received for consideration by the Panel.

6. ANY OTHER URGENT BUSINESS

To consider such other business as, in the opinion of the Chair ought, by reason of special circumstances, to be considered urgently.

Members are asked to inform the Chair or Conservation Team in advance of the meeting if they have urgent business that they wish to be considered.



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17th January 2024

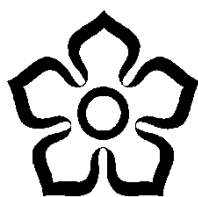
CONSERVATION ADVISORY PANEL

Meeting Notes

Meeting Started 17:15

A) Rear of 38 St James Road (pre-app presentation)

The Panel thanked John Hackman for his presentation. They were in agreement that the new proposal for a single two storey dwelling represented an improvement over the original scheme for two bungalows, which were considered out of keeping. Members liked the simplicity of the new contemporary design. They complimented the crisp detailing of the rear gable, and discussed whether it would be beneficial to make all the gables the same. There was some discussion on the proposed material palette, on the maintenance requirement of timber boarding and whether a single material, such as a good quality brick throughout, would be preferable. Some members felt the single storey element could be improved and suggested omitting this element or amending it. All members were in agreement that views from Abingdon Road will be critical when the scheme is resubmitted for consideration, as the increased height would mean it would be visible above the existing brick boundary wall.



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APPENDIX B

14th February 2024

CONSERVATION ADVISORY PANEL

CURRENT DEVELOPMENT PROPOSALS

A) Leicester Railway Station (pre-app presentation)

The site includes the Grade II Listed station, Grade II Listed K6 telephone kiosks, and Grade II Listed gate piers and cast-iron gate, as well as the locally listed post box. It is also adjacent to the Granby Street and South Highfields conservation areas.

B) 150 St Nicholas Circle, 1-7 and 13 Bath Lane Planning Application [20221210](#)

Demolition of existing buildings, Construction of a 4, 5 and 6 storey building containing student accommodation (102 studios, 6 x 4 bed cluster flats) (Sui Generis), with associated communal, amenity and ancillary space. Revised design.

The site is Adjacent to 10 & 12 Talbot Lane and Jewry Wall Museum (Grade II listed) and is within the Setting of Jewry Wall Scheduled Monument, St Nicholas Church (Grade I), West Bridge (Grade II) and the Castle Conservation Area.

The following applications are reported for Members' information and will not be presented unless a specific request is made by 2.00pm on Monday 12th February 2024. Please contact Andrea Brislane (4546291) or Justin Webber (4544638).

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

28 Stoneygate Avenue

Planning Application 20232290

Demolition of single storey store and fire escape stair at rear; construction of single storey detached building to form 1 self-contained flat (1 x 1bed)(Class C3) at rear of mixed use property (house in multiple occupation (7 beds) (Sui Generis)

&	1	bed	flat)
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168 Fosse Road North			
Planning Application 20232172			
Construction of dormer extension at front and dormer extension at rear to create additional second floor flat (2-bed) (Class C3)			
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19 Elms Road, land at rear			
Planning Application 20232165			
Construction of two storey dwellinghouse (2-bed); associated access, parking and landscaping (Class C3)			
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5 Gallowtree Gate			
Planning Application & Listed Building Consent 20232272 & 20232066			
Internal and external alterations to grade II listed building & Installation of ventilation flue at rear (Class E)			
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129 St Nicholas Circle, Holiday Inn			
Planning Application 20232282			
Alterations to the ground floor facade including installation of cladding and external lighting; hard and soft landscaping works including 12 new car parking spaces			
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5 School Lane			
Planning Application 20232308			
Retrospective application for installation of external wall insulation; Installation of render with cream finish to house (Class C3)			
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122A Charles Street, Templar House			
Planning Application 20232246			
Installation of external re-cladding and remedial facade works to flats (Class C3)			
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176-180 Loughborough Road			
Planning Application 20232231			
Demolition of part of single storey extension at side and rear; Change of use from storage (Class B8) to 7 flats (3x1 Bed, 4x2 Bed) (Class C3); construction of single storey extension at rear; alterations; associated car parking and landscaping			

34-36 Granby Street

Listed Building Consent 20232435

External Alterations to Grade II Listed building (Class E)

1 Duke Street, Marlborough Place

Planning Application 20231885

Installation of external re-cladding & remedial facade works to apartment building (Class C3)

77 Knighton Drive

Planning Application 20231928

Replacement of windows and doors to the rear of flats (Class C3)

20-22 Gotham Street

Planning Application 20231939

Replacement of windows and doors to the rear of flats (Class C3)

15, 17, 21 & 23 Abingdon Road

Planning Application 20231875

Replacement of timber to UPVC windows and doors to flats (Class C3)

6 Hobart Street

Planning Application 20230855

Replacement of timber framed windows with new double glazed timber framed windows at front and UPVC windows at rear of building (Class C3) (AMENDED PLAN RECEIVED 24/01/2024)

96 Jarrom Street

Planning Application 20232235

Variation of condition 20 (Approved Plans) of planning permission 20180801 and condition 1 (Approved Number of Flats) of non-material amendment 20231797 (Demolition of existing building; construction of five & eight storey mixed use building comprising residential apartments (Class C3); ground floor unit for nursery/retail/restaurant (Class E)) to amend the type and number of flats, alter the internal layout of the flats, amend the design of the fenestration, omit the basement, amend the layout of the ground floor and alter the external landscape.

Corn Exchange/Market Place

Planning Application 20232383

Relocation of Grade II listed Statue of the Duke of Rutland from front of Corn Exchange to Market Place pavement, adj no.46

28 Regent Road, Carlton House

Planning Application 20232421

Installation of new windows & door; alterations to front, rear & side elevations; cycle parking; bin store; landscaping

90 Highcross Street

Planning Application 20232378

Relocation of main entrance and associated canopy; alterations to facade on Highcross Street; rendering to car park undercroft; replacement of existing glazed terrace balustrade at first floor with louvre fins; installation of new lighting to face of building (Class Sui Generis)

123 Letchworth Road

Planning Application 20231923

Construction of one detached two storey dwelling (1 x 2 bed); associated parking and landscaping (Class C3); installation of vehicular access; construction of boundary walls

6-8 Market Street

Planning Application & Listed Building Consent 20232354 & 20232353

Internal and external alterations and partial demolition to grade II listed building & Partial demolition of rear section of building; change of use of first and second floor from offices (Class E) to 6 flats (5 x 1 bed, 1 x 2 bed) (Class C3); construction of first and second floor extensions at rear; installation of roof lights to side and rear

362 St Saviours Road

Planning Application 20232294

Construction of single storey extension at side; first floor extension at side and rear of building; alterations (Class F1)

Lancaster Road, Attenborough Arts Centre

Planning Application 20240103

**Installation of two air source heat pumps; associated thermal store compound;
2.4m high palisade fencing enclosure to rear of arts centre (Use Class F1)**
