



Leicester
City Council

APPENDIX B

CONSERVATION ADVISORY PANEL

11th September 2019

CURRENT DEVELOPMENT PROPOSALS

A) 24 RUTLAND STREET, ASSURANCE HOUSE

Planning Application [20191256](#)

CHANGE OF USE FOR PART OF FIRST AND SECOND FLOOR FROM OFFICE (CLASS B1) TO RESIDENTIAL (CLASS C3); PARTIAL DEMOLITION OF BUILDING; CONSTRUCTION OF 1 X TWO BED FLAT; CONSTRUCTION OF TWO STOREY ELEMENT FOR 1 X THREE BED FLAT

The site is located within the St George's Conservation Area, adjacent to the Grade II Listed No. 29 Rutland Street, and in close proximity to a wide range of other designated and Locally Listed assets, including the Grade II* Listed Church of St George to the east.

The application advances partial demolition of building fronting Yeoman Street and construction of a two-storey extension to top, to create a three-bed flat within.

B) 4 KNIGHTON PARK ROAD

Planning Application [20191480](#)

DEMOLITION OF EXISTING GARAGE AND OUTBUILDING; CONSTRUCTION OF NEW DWELLING (1 X 2 BED) (CLASS C3) ALTERATIONS

The site is located within the Stoneygate Conservation Area, covered by the Article 4 Direction, to the immediate north of the Grade II Listed No.223 London Road and south-west from the Grade II Listed former Stoneygate School. The building on site is a two-storey brick structure with ashlar dressing, and an elaborate frontage to Knighton Park Road.

The proposal is for a new, two-storey residential dwelling to south-west corner of the plot, associated with the demolition of a series of outbuildings on site. Alterations in relation to former application relate to amended footfall, location and massing of the new structure.

C) 134-138 REGENT ROAD AND 16 SALISBURY ROAD
Planning Application [20191317](#)

CHANGE OF USE OF BUILDING FROM LARGE HMO (SUI GENERIS) TO STUDENT ACCOMMODATION (60 X 1 BED STUDIOS) (SUI GENERIS); REAR GROUND FLOOR EXTENSIONS/ALTERATIONS, PROVISION OF CYCLE AND BIN STORES, NEW ROOF LIGHTS ON FRONT ELEVATION, REPLACEMENT RAINWATER GOODS AND REPLACEMENT WINDOWS ON REAR ELEVATION

The group of properties under consideration is located within the New Walk Conservation Area, immediately opposite the Grade II Registered Victoria Park and the Grade II Listed De Montford Hall. There are additional designated heritage assets in close proximity of the site, including the Grade II Registered New Walk and the Grade I Listed memorial at Victoria Park.

The application is for a change of use to 60 studio flats, associated with new extensions to rear, installation of bin and cycle storage to front and side and series of additional alterations to exterior of the existing dwellings (e.g. replacement rainwater goods, new window units to rear).

D) 101-107 RATCLIFFE ROAD, MARY GEE HOUSES HALLS OF RESIDENCE
Planning Application [20190433](#)

DEMOLITION OF EXISTING BUILDINGS; CONSTRUCTION OF RESIDENTIAL DEVELOPMENT OF 100 APARTMENTS WITH CARE FOR THE ELDERLY (26 X 1 BED, 57 X 2 BED AND 17 X 3 BED) (CLASS C2); ASSOCIATED LANDSCAPING AND PARKING

The site is located within the Stoneygate Conservation Area, currently occupied by a series of low-lying 1970s brick student accommodation blocks. The Grade II* No.32 Ratcliffe Road and Grade II Listed Nos. 34 - 36 are located to the immediate south-west of the site.

The proposal entails demolition of the 20th century development on site, and construction of a new comprehensive care-home development, associated with new car parking and landscaping.

E) 96 JARROM STREET
Planning Application [20180801](#)

The site is located in close proximity to the Grade II* Listed St Andrew's Church and the Grade II Listed Vicarage. The proposal is to demolish modern industrial structures on site and construct a comprehensive new development up to 11-storeys in height.

External changes in relation to previously submitted plans relate to height, depth and massing.

The following applications are reported for Members' information and will not be presented unless a specific request is made by 2.00pm on Monday 9th September 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>

OAKLANDS SCHOOL
Planning Application 20191251

INSTALLATION OF A 2.4 METRE FENCE TO PART OF FRONT OF SCHOOL(CLASS D1)

111-117 CLARENDON PARK ROAD
Planning Application 20190563

CHANGE OF USE OF NO.113 UNITS FROM RETAIL (CLASS A1) TO FOUR FLATS (4 x 2 BED) (CLASS C3); CHANGE OF USE OF NO.115 FROM RETAIL (CLASS A1) AND ONE FLAT (CLASS C3) TO RETAIL (CLASS A1) AND TWO FLATS (2 x 2 BED); CHANGE OF USE OF NO.117 FROM RETAIL (CLASS A1) AND FLAT (CLASS C3) TO RETAIL (CLASS A1) AND THREE FLATS (3 x 1 BED) (CLASS C3); EXTENSION BETWEEN NOS. 111-115 TO CREATE TWO FLATS (2 x 2 BED) (CLASS C3)

109 CATHERINE STREET
Planning Application 20190912

RETENTION OF EXISTING OUTBUILDING; CONSTRUCTION OF TIMBER CLAD ENCLOSURE TO EXTERNAL STAIRCASE

288 LOUGHBOROUGH ROAD
Planning Application 20191253

CHANGE OF USE FROM SHOP WITH LIVING ACCOMMODATION TO SHOP WITH TWO SELF CONTAINED FLATS (1X1 BED, 1X2 BED); CONSTRUCTION OF DORMER EXTENSION AT REAR AND ALTERATION (CLASS A1/C3)

20 DANESHILL ROAD
Planning Application 20191181

CHANGE OF USE FROM HOUSE (CLASS C3) TO HOUSE IN MULTIPLE OCCUPATION FOR 8 PEOPLE (SUI GENERIS) AND DEMOLITION OF OUTBUILDING; ALTERATIONS

82 GRANBY STREET
Planning Application 20191114

INSTALLATION OF AWNING AT FRONT; ALTERATIONS TO SHOPFRONT
(CLASS A3/A5)

220 ST SAVIOURS ROAD
Planning Application 20190628

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

14 KNIGHTON ROAD
Planning Application 20191123

SUBDIVISION OF TWO FLATS (2 X 1BED) (CLASS C3) TO THREE FLATS (3 X
1BED) (CLASS C3) ON FIRST FLOOR OF BUILDING; ALTERATIONS

2 NEW STREET
Planning Application 20191159

INTERNAL AND EXTERNAL ALTERATIONS TO GRADE II LISTED BUILDING

78-80 LONDON ROAD
Planning Application 20191208

EXTERNAL ALTERATIONS TO GRADE II LISTED BUILDING

INFIRMARY SQUARE, LEICESTER ROYAL INFIRMARY
Planning Application 20182199

TWO-STOREY EXTENSION TO THE KENSINGTON BUILDING (FACING JARROM
STREET); INTERNAL ALTERATIONS (CLASS D1)

55 GRANBY STREET; 1-3 BELVOIR STREET
Planning Application 20190611

INTERNAL AND EXTERNAL ALTERATIONS TO GRADE II LISTED BUILDING

55 GRANBY STREET; 1-3 BELVOIR STREET
Planning Application 20190610

CHANGE OF USE OF PART OF GROUND FLOOR AND BASEMENT FROM SHOP (CLASS A1) TO HOT FOOD TAKEAWAY (CLASS A5); SHOPFRONT ALTERATIONS AND INSTALLATION OF VENTILATION FLUE AT REAR; ALTERATIONS

**52-54 GALLOWTREE GATE
Planning Application 20191008**

INSTALLATION OF TWO INTERNALLY ILLUMINATED FASCIA SIGNS, TWO INTERNALLY ILLUMINATED DIGITAL SCREENS AND ONE ILLUMINATED LIGHTBOX (CLASS A1)

**14-20 PRINCESS ROAD WEST, RENAISSANCE HOUSE
Planning Application 20191052**

INSTALLATION OF EXTERNAL LIGHTING TO FRONT ELEVATION

**1 POCKLINGTONS WALK
Planning Application 20190772**

ALTERATIONS TO PROVIDE 38 EN-SUITE HOTEL ROOMS WITH ASSOCIATED SERVICES (CLASS C1)

**1 POCKLINGTONS WALK
Planning Application 20190771**

ALTERATIONS TO PROVIDE 38 EN-SUITE HOTEL ROOMS WITH ASSOCIATED SERVICES (CLASS C1)

**180 MILLIGAN ROAD, LAND ADJACENT
Planning Application 20191300**

DEVELOPMENT OF THREE STOREY BUILDING COMPRISING OF 14 FLATS (2 BED) (CLASS C3); NEW VEHICULAR AND PEDESTRIAN ACCESS AND CAR PARKING; BIN STORAGE AND CYCLE PARKING AREAS

**35-37 FRIAR LANE
Planning Application 20191244**

EXTERNAL ALTERATIONS TO GRADE II LISTED BUILDING

130 LONDON ROAD
Planning Application 20191269

**CHANGE OF USE FROM RETAIL (CLASS A1) TO RESTAURANT (CLASS A3);
INSTALLATION OF VENTILATION/ EXTRACTION SYSTEM AT REAR**

5B NEW WALK, CHARNWOOD COURT
Planning Application 20191259

**INSTALLATION OF EXTERNALLY ILLUMINATED FASCIA SIGN AT FRONT OF
OFFICE BUILDING (CLASS A2)**

24 KING STREET
Planning Application 20191275

**INSTALLATION OF NEW WINDOWS AND DOORS TO SHOPFRONT (CLASS A4);
ALTERATIONS**

6-8 NELSON STREET
Planning Application 20191190

**INSTALLATION OF 4 NEW WINDOWS FROM ELEVATION OF 10 NELSON
STREET (CLASS C3)**

GREAT CENTRAL STREET, GREAT CENTRAL STATION
Planning Application 20191352

**CHANGE OF USE OF BUILDING (CLASS D1) TO BOWLING ALLEY AND
AMUSEMENT VENUE (CLASS D2); ADDITION OF MEZZANINE FLOOR**

12-14 EAST GATES
Planning Application 20191508

**INSTALLATION OF TWO INTERNALLY ILLUMINATED FASCIA SIGNS, THREE
INTERNALLY ILLUMINATED PROJECTING SIGNS AND TWO INTERNALLY
ILLUMINATED WINDOW SIGNS TO FRONT AND SIDE**

22 MILLSTONE LANE
Planning Application 20190534

**INSTALLATION OF REPLACEMENT DOOR AND ALTERATIONS TO FRONT OF
PUBLIC HOUSE (CLASS A4)**

22 MILLSTONE LANE
Planning Application 20190535

EXTERNAL ALTERATIONS TO GRADE II LISTED BUILDING

122-124 BELGRAVE GATE
Planning Application 20191423

DEMOLITION OF CHIMNEY AND REPLACEMENT WITH PITCHED ROOF

12-14 EAST GATES
Planning Application 20191408

INTERNAL AND EXTERNAL ALTERATIONS TO GRADE II LISTED BUILDING

81-83 CHARLES STREET
Planning Application 20191255

CONSTRUCTION OF TWO STORY EXTENSION TO CREATE SEVEN ADDITIONAL FLATS (2 x STUDIO), (2 x 1 BED), (3 x 2 BED) (CLASS C3)

INGLEHURST JUNIOR SCHOOL
Planning Application 20191355

CONSTRUCTION OF SINGLE STOREY EXTENSION AND 2.53 METRE HIGH WALL TO FRONT OF SCHOOL (CLASS D1); ALTERATIONS

14 ST MARTINS SQUARE
Planning Application 20191412

CHANGE OF USE OF GROUND FROM RETAIL (CLASS A1) TO CAFE (CLASS A3)

SILVER STREET, SILVER ARCADE
Planning Application 20190992

CHANGE OF USE OF FIRST AND SECOND FLOOR FROM RETAIL (CLASS A1) TO OFFICE (CLASS B1)

1 MARKET PLACE, CORN EXCHANGE
Planning Application 20191432

EXTERNAL ALTERATIONS TO GRADE II* LISTED BUILDING

**2A SAXBY STREET
Planning Application 20191218**

CHANGE OF USE FROM HAND CAR WASH (SUI GENERIS) TO HAND CAR WASH AND TYRE FITTING WITH ANCILLARY STORAGE (SUI GENERIS); ALTERATIONS TO FRONT ELEVATION

**GARAGES BEFORE 36 WEST AVENUE
Planning Application 20191383**

ALTERATIONS TO WALL TO FRONT OF GARAGES

**5 HIGHFIELD STREET
Planning Application 20191342**

RETROSPECTIVE APPLICATION FOR INSTALLATION OF 2NO. FACIA SIGNS; 1NO. HANGING SIGN (CLASS A3)

**2 MARBLE STREET
Planning Application 20191206**

CONSTRUCTION OF DORMER AT REAR TO PROVIDE ADDITIONAL FLAT (1 x 1 BED); ALTERATIONS (CLASS C3)

**UNIVERSITY ROAD, UNIVERSITY OF LEICESTER, ATTENBOROUGH BUILDING
Planning Application 20191326**

REPLACEMENT OF SMOKE VENT WINDOWS (CLASS D1)

**3-5 ST MARTINS SQUARE
Planning Application 20191335**

NEW SHOPFRONT TO RESTAURANT (CLASS A3)

**56 FOSSE ROAD SOUTH
Planning Application 20191272**

CHANGE OF USE FROM SINGLE DWELLING (CLASS C3) TO THREE SELF CONTAINED FLATS (3 x 1 BED) (CLASS C3) DORMER AT REAR; ALTERATIONS

78-80 LONDON ROAD
Planning Application 20191500

RETROSPECTIVE APPLICATION FOR INSTALLATION OF CCTV CAMERAS TO FRONT AND SIDE OF BUILDING (CLASS D2)

82 GRANBY STREET
Planning Application 20191482

INSTALLATION OF ONE INTERNALLY ILLUMINATED SIGN AT FRONT OF RESTAURANT (CLASS A3/A5)

9A CHURCH GATE
Planning Application 20191434

CHANGE OF USE FROM SHOP (CLASS A1) TO DESSERT PARLOUR (CLASS A3); SHOPFRONT ALTERATIONS

40-42 HUMBERSTONE GATE
Planning Application 20191336

CHANGE OF USE OF GROUND FLOOR FROM RETAIL (CLASS A1) TO CAFE/RESTAURANT (CLASS A3); INSTALLATION OF VENTILATION FLUE AT REAR; ALTERATIONS TO SHOPFRONT

21 QUEEN STREET, THE ROWLEY BUILDING
Planning Application 20191109

INSTALLATION OF TWO NON-ILLUMINATED PROJECTING SIGNS AND THREE NON-ILLUMINATED WALL MOUNTED SIGNS

349 LONDON ROAD
Planning Application 20191425

CONSTRUCTION OF TWO STOREY EXTENSION AT SIDE; SINGLE STOREY EXTENSION AT REAR; FIRST FLOOR BALCONY AT REAR OF HOUSE (CLASS C3)