



Leicester
City Council

Minutes of the Meeting of the

CONSERVATION ADVISORY PANEL HELD ON Wednesday, 13 September 2023

Meeting Started 5:15 pm

Attendees

R. Gill (Chair), S. Bowyer (LCS), M. Taylor (IHBC), P. Ellis (VS), S. Hartshorne (TCS), N. Feldmann, (LRSA), C. Hossack (LIHS), S. Bird (DAC).

Presenting Officers

J. Webber (LCC)

A. Brislane (LCC)

241. APOLOGIES FOR ABSENCE

R. Lawrence, D. Fountain (DMU), M. Richardson (RTPI), D. Martin (LRGT), C. Sanliturk (LU), Cllr S. Barton, J. Aspey (student).

242. DECLARATIONS OF INTEREST

None.

243. MINUTES OF PREVIOUS MEETING

The Panel agreed the notes.

244. CURRENT DEVELOPMENT PROPOSALS

A) 100 Church Gate

Pre-App Presentation by Applicants

A scheme was discussed.

B) 190 London Road

Planning Application 20212876

Construction of detached three storey building to provide 8 flats (2 x Studio, 6 x 2 bed) (Class C3); provision of soft and hard landscaping, car and bicycle parking, bin store, drainage infrastructure and boundary treatment; removal of trees; alterations to existing accesses and frontage

boundary wall; and demolition of single storey structures adjacent to 190 London Road (AMENDED PLANS RECEIVED 09/08/2023)

The panel acknowledged the difficulties posed by the location and the conflict between the two adjacent character areas. They welcomed some of the improvements made to the design, principally the treatment of the “rear” elevation. However, members retained reservations about the dominance of hard landscaping across the site and felt the location of the parking bays restricted access to the open space beyond. Further, the panel noted areas on the plans, around the gables and dormers, where materials and details were seemingly not considered or well executed. Members felt more specific information on materials and detailing is required at this point due to the sensitive location. It was agreed that glimpsed views of the development would be possible from London Road and Oxford Avenue.

The Panel are supportive of the principal of development in this location; however, they agreed that the application at present lacks the specific detail required to offer their support.

SEEK AMENDMENTS

The panel made no comments on the following:

**St. Margaret's Way, St Margaret's Pastures Sports Centre
Planning Application 20231453**

Construction of skate park; installation of drainage infrastructure; and landscaping works including formation of flood compensation area

Jubilee Square

Planning Application 20231480

Installation of 35m high temporary ferris wheel on public square

335 London Road

Planning Application 20231278

Change of use from dwellinghouse (Class C3) to day nursery (Class E); construction of single storey extension at front; single storey extension at rear; associated parking

170A Belgrave Gate

Planning Application 20231194

Construction of mezzanine floor; installation of replacement timber windows & doors; installation of roof lights; internal alterations to place of worship (Class F1)

232 East Park Road

Planning Application 20231160

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

132-140 Highcross Street and rear of 61 Great Central Street
Planning Application 20231090

Variation of condition 35 (Approved plans) attached to planning permission 20182111 as amended by 20231089 (Demolition of existing light industrial units. Construction of five, six and eight storey mixed-use development comprising flats with associated amenity space, cycle storage, servicing, plant and access (use class C3); two ground floor commercial units (use class B1/D1); electricity substation; loading bay to highway): To allow amendments to ground, upper ground, 4th and 5th floor layouts, an extension at 4th/5th floor levels with associated elevation changes and amendments to proposed accommodation number and mix)

69-73 Regent Road, Howard House
Planning Application 20231032

Installation of PVC windows to replace existing windows at Hostel (Class C2)

16-20 Loseby Lane, O Neills
Listed Building Consent Application 20231489
Internal alterations to Grade II listed building

6 - 8 Market Street
Planning Application 20231332
Partial demolition of rear section of building; change of use of first and second floor from offices (Class E); and alterations/construction of third floor rear extension to form six flats (5 x 1 bed, 1 x 2 bed) (Class C3); roof alterations and installation of roof lights.)

6 - 8 Market Street
Listed Building Consent Application 20231333
Internal and external alterations to grade II listed building

13 Southernhay Road
Listed Building Consent Application 20231422
Construction of single storey extension at rear; dormer extension at front; alterations to house (Class C3)

49 Gipsy Lane
Planning Application 20231372
Alterations to roof, guttering, and chimney on the side of place of worship (Class F1)

20 Knighton Drive, Chestnut House
Planning Application 20231279
Replacement of timber door with high security Bamford aluminium door

Corporation Road, Leicester University Space Park
Reserved Matters Application 20231509

Details of appearance, landscaping, layout and scale to provide (Phase 3) collaborative research and business floorspace (formerly Class B1/D1, now Class E(g)/ F1(a)) associated hard and soft landscaping and car parking being matters reserved by outline permission 20182094 as amended by 20230168

10 Talbot Lane

Listed Building Consent 20231586

Internal and external alterations to grade II listed building

10 Talbot Lane

Planning Application 20231587

Change of use from house in multiple occupation (11 bed) (sui generis) to five self-contained flats (4 x 1 bed, 1 x 2 bed) (Class C3); installation of one rooflight at front and three at rear; reinstatement of an existing cellar light wall; replacement door at rear; alterations

61-63 Stoneygate Road

Planning Application 20231470

Installation of boundary wall at side of house (Class C3)

17 Woodland Avenue

Planning Application 20231471

Construction of hardstanding at front of house (Class C3)

54 Ratcliffe Road, The Knowle

Planning Application 20231577

Demolition of single storey outbuildings at side and rear; construction of single storey extension at side and rear of house (Class C3)

5 Woodland Avenue

Planning Application 20231654

Construction of dwarf wall and tiled path at front of house (Class C3)

29 Sparkenhoe Street, Caribbean Court Day Centre

Planning Application 20231280

Replacement of timber doors with high security Bamford aluminium doors

31 Knighton Road, The Woodlands

Planning Application 20231290

Replacement of timber doors with high security Bamford doors

8 Princess Road West

Planning Application 20231609

Installation, replacement and alteration of windows and doors to rear and sides of flats (Class C3)

96 Letchworth Road

Planning Application 20231559

Variation of conditions 8 (approved plans condition) attached to planning permission 20212629 (Replacement of drawing 96LR/A13 with 96LR/A15; uPVC windows/doors at rear of house; composite door at side of house; and flues at both sides of house)

41-43 Church Gate

Planning Application 20230785

Installation of extraction flue at rear of restaurant and cafe (Class E)

NEXT MEETING – Wednesday 11th October 2023

Meeting Ended – 18:35