

ITEM 4

Commenced: 5.16pm
Concluded: 6.17pm

CONSERVATION AREA ADVISORY COMMITTEE 4 APRIL 2013

Present:	Mr M. Craven	Victorian Society (Chair)
	Mr D. Armstrong	Co-opted Member
	Mr P. Billson	Derbyshire Historic Buildings Trust
	Mr C. Collison	Institute of Historic Building Conservation
	Mrs J. D'Arcy	Derbyshire Archaeological Society
	Mr J. James	Chamber of Commerce
	Mr M. Mallender	Co-opted Member
	Mr J. Sharpe	Ancient Monuments Society
	Councillor Stanton	Elected Member
	Councillor Turner	Elected Member

Mr D. Armstrong, Mr P. Billson, Mr C. Collison, Mrs J. D'Arcy, Mr J. James, Mr M. Mallender and Mr J. Sharpe were absent for minute numbers 73/12 to 76/12 inclusive.

73/12 Apologies

Apologies for absence were received from Councillor Carr, Mrs C. Craven, Mr S. Hodgkinson, Mr D. Ling and Councillor Wood.

74/12 Late Items

There were no late items.

75/12 Declarations of Interest

There were no declarations of interest.

76/12 Confirmation of the minutes of the meeting held on 7 March 2013

The minutes of the meeting held on 7 March 2013 were agreed as a correct record and signed by the Chair.

77/12 Report on Applications to be Considered

The Conservation Officer presented a report on behalf of the Strategic Director of Neighbourhoods. The report requested the committee's consideration of planning applications which were due to be determined by the Planning Control Committee or the Strategic Director of Neighbourhoods under delegated power. The committee had regard to the aspects of the applications which would affect the character,

appearance or setting of a world heritage site, conservation area, buildings of architectural or historic interest, ancient monuments and other sites of archaeological interest.

No Conservation Area

Application No. DER/01/13/00055

& Location: Garages adjacent to Lilac Court, Lilac Close, Alvaston, Derby

Proposal: Residential development.

Listed Building: GD2

The Conservation Officer explained that the planning application was for outline consent only, with all matters reserved. The plans confirmed that the proposal comprised nine dwellings to be constructed in close proximity to two listed buildings. The committee expressed concern regarding the number of dwellings, considering the development scheme to be intensive. The proximity of the dwellings in relation to both the listed buildings and the boundary was deemed unacceptable as their position failed to give due regard to the setting of the existing listed buildings.

Resolved to recommend refusal on the grounds that the construction of nine houses on the site would be overly-intensive. This would cause an adverse impact on the approach to and setting of the listed buildings, which would be detrimental to their value as an historic ensemble.

City Centre Conservation Area

Application No. DER/01/13/00034

& Location: Lloyds TSB Bank, 43 Iron Gate, Derby DE1 3FT

Proposal: Display of five internally illuminated fascia signs and three internally illuminated hanging signs.

Listed Building: GD2

Resolved to recommend refusal on the grounds that every element of the application would be overly-intensive and inappropriate for the listed building which is located within a conservation area. The proposal is contrary to Derby City Council's Shopfront and Advertisement Guide.

City Centre Conservation Area

Application No. DER/02/13/00178

& Location: Kings Chambers, 34 Queen Street, Derby DE1 3DS

Proposal: Extensions to offices (lift and WCs) together with installation of solar panels and replacement windows.

Resolved to recommend refusal on the grounds that each element of the application is unacceptable, having an adverse impact on the conservation area. The committee recommends that the gate is retained in situ as it is an important example of the original architect's (Charles Herbert Aslin) metal work design. The solar panels, being clearly visible from the conservation area, would detract from the main frontage of the building. Consequently, the committee recommends their relocation to the rear roof slope. The committee further recommends the repair of all windows and the installation of secondary glazing. The committee considers the proposed re-alignment and cladding,

surrounding the lift shaft, to be inappropriate and recommends that the applicant considers the possibility of relocating the lift. Alternatively, the committee suggests that the applicant investigates whether the original recessed brickwork could be brought forward (slightly) to accommodate a lift shaft, whilst minimising the changes to alignment and the overall visual impact.

City Centre Conservation Area

Application No. DER/02/13/00209

& Location: 11 Iron Gate, Derby DE1 3FJ (The Slug and Lettuce)

Proposal: Display of one internally illuminated fascia sign, one externally illuminated projecting sign and two internally illuminated box signs.

Listed Building: GD2

Application No. DER/02/13/00213

& Location: 11 Iron Gate, Derby DE1 3FJ (The Slug and Lettuce)

Proposal: Display of one internally illuminated fascia sign, one externally illuminated projecting sign and two internally illuminated box signs.

Listed Building: GD2

The Conservation officer explained that the proposal had been amended to include a halo-illuminated fascia sign, following discussion with the applicant.

Resolved to raise no objection.

Darley Abbey Conservation Area

Application No. DER/03/13/00258

& Location: Land at side of 1 Old Lane, Darley Abbey, Derby DE22 1DL

Proposal: Erection of equipment cabinet.

Resolved to raise not objection.

Darley Abbey Conservation Area

Application No. DER/03/13/00279

& Location: Middle Mills, Darley Abbey Mills, Darley Abbey DE22 1DZ

Proposal: Installation of sash window on south elevation and internal alterations to listed building, including erection of partition walls and door, replacement of ceiling and central heating system.

Listed Building: 1

The Conservation Officer confirmed that a heritage statement and a heritage impact assessment had been undertaken.

Resolved to raise no objection.

Friar Gate Conservation Area

Application No. DER/03/13/00237

& Location: 29 Friar Gate, Derby DE1 1BX

Proposal: Change of use from offices (Use Class A2) to house in multiple occupation (Use Class C4) and installation of two windows to rear extension.

Listed Building: GD2

Application No. DER/03/13/00238

& Location: 29 Friar Gate, Derby DE1 1BX

Proposal: Change of use from offices (Use Class A2) to house in multiple occupation (Use Class C4) and installation of two windows to rear extension.

Listed Building: GD2

Resolved to raise no objection.

MINUTES END