

ITEM 7

REPORT OF THE ASSISTANT DIRECTOR – REGENERATION TO CONSERVATION AREA ADVISORY COMMITTEE 11 JANUARY 2007

1. City Centre Conservation Area

Code No. DER/1106/1852 - Installation of Roller Shutters at 12 Market Place

The Market Place in Derby city centre forms part of the City Centre Conservation Area. The building is locally listed.

Planning consent is sought for a new roller shutter to be installed to replace the existing security shutter.

Code No. DER/1106/1876 - Replacement of Flat Connecting Roof and Widening of Connecting Access at 21 Iron Gate

Iron Gate in Derby City Centre forms part of the City Centre Conservation Area. The building is Grade II Listed.

Listed Building Consent is sought for the replacement of the existing flat roof to the link corridor of the main building and outbuilding. The proposals include the widening of the existing access through the link corridor.

Code No. DER/1206/2037 - Display of Internally Illuminated Projecting Sign at 7 Market Place (Natwest Bank)

The Market Place in Derby city centre forms part of the City Centre Conservation Area. The building is Grade II Listed.

Listed Building Consent is sought for the display of an internally illuminated projecting sign to the frontage of the building.

Code No. DER/1206/01940 - Remove existing illuminated bus stop sign and replace with non-illuminated Heritage Sign at 7 Market Place (Natwest Bank)

The Market Place in Derby city centre forms part of the City Centre Conservation Area. The building is Grade II Listed.

Advertisement Consent is sought for the removal of an existing sign and replace with a non-illuminated heritage sign.

2. Darley Abbey Conservation Area

Code No. DER/1206/1979 - extension to dwelling house (en-suite and enlargement of kitchen/breakfast room at 10 Lavender Row, Darley Abbey

The dwelling house is located in the Darley Abbey Conservation Area. It is a Grade II Listed. The application is for Listed Building Consent. It is important to note the Planning Application for DER/1206/1978 was invalid and will be re-submitted at a later date.

The proposal is for a single storey rear extension to the dwelling house. The proposal also includes internal work to install a shower to the 1st floor bathroom and to install an en-suite bathroom to the 2nd floor bedroom.

3. Friar Gate Conservation Area

Code No. DER/1106/1875 – Internal alterations and refurbishment to existing Public House at Friary Hotel, Friar Gate

This application seeks listed building consent for internal works to this Grade II* listed building on the south side of Friar Gate.

No works requiring listed building consent are proposed to the frontage of the listed building, or its forecourt, as both face Friar Gate. There will be general works of repair and refurbishment but all will be undertaken on a like for like basis.

No structural alterations, or additions, are proposed within the interior of the building. The refurbishment is limited to the servicing of electrical, lighting, air conditioning and ventilation systems and to redecoration, as detailed on drawing number 1001/PA1.

The works for redecoration are considered to be in keeping with, the existing character of the building, and decorative treatment, as is illustrated on the attached photographs. Although the works are not considered to affect the existing character of the listed building, it is Grade II* listed and, given its sensitivity, an application, has, nevertheless, been made.

The proposal has primarily been submitted in order to keep the City Council informed of the works that are taking place (as opposed to any need to obtain listed building consent).

Code No. DER/1206/1946 - Change of use from residential school (Use Class C2) to chiropractic consulting rooms (Use Class D1) at 66B Friar Gate

This application seeks consent to change 66B Friar Gate from a residential school to chiropractic consulting rooms. The building is located within Friar Gate

conservation area and is a grade 2 listed building. There are no external alterations proposed for this building.

4. Harrington Street Conservation Area

Code No. DER/1206/1935 - Formation of apartment in roof space with new roof, velux windows and dormer/terrace to the rear - 28 Harrington Street

28 Harrington Street is currently in use as six apartments. Planning permission is now being sought for the conversion of the roof space within the building to provide an additional apartment.

In order to accommodate the apartment within the roof space, a number of alterations to the building are proposed including the provision of a new roof. Proposed works also include the insertion of three velux windows in the roof slope fronting Harrington Street and the insertion of a velux window in the side gable wall of the building at roof level. At the rear of the building two dormer windows are proposed to be inserted at roof level. One of the dormers is proposed to accommodate doors which would open up onto a flat terraced area measuring some 2m in width and 1.8m. A balustrade would enclose the terrace.

5. Highfield Cottages Conservation Area

Code No. DER/1106/1914 - Installation of 1.6m high gates and erection of 2.4m replacement boundary wall at Highfield Lodge, Highfield Lane, Chaddesden

The building is Locally Listed. Planning permission is sought for the installation of 1.6m high timber gates to the front of the property on Highfield Lane to provide for access to the driveway. The proposal also requests the erection of a 2.4m high wall to replace the existing wall.

6. Mickleover Conservation Area

Code No. DER/1206/1994 - Erection of detached single storey dwelling, land at front of 8 The Green, Mickleover

This application seeks permission for the erection of a single storey dwelling, on land north to number 8 The Green, situated within Mickleover Conservation Area. The proposed dwelling would approximately measure 17.5 x 5.5 metres. The height of the building to the eaves of would be 2.5 metres and from the eaves to the roof would measure 2.5 metres.

On the west elevation are two roof lights and on the east elevation there are four windows, French windows, the front door and porch. The north elevation would have two slit windows.

The proposed materials for the roof of the dwelling are Staffordshire Blue Plain tiles or slates. The walls would be built from red facing brick and it is proposed that the porch would be stone.

7. Railway Conservation Area

Code No. DER/1206/2067 – Extension to restaurant (enlargement of kitchen) at 8 - 9 Midland Road

This application seeks planning permission to extend 8-9 Midland Road which has planning permission for use as a restaurant, granted in June 2005. The extension is located to the rear of the premises in the private car park accessed off Wellington Street.

Both parts of the extensions are single storey with monopitch roof and matching tiles and brickwork. The extensions are approximately 4.25m and 3.8m wide and project 8.5m and 5m from the existing rear of the building.

8. Strutts Park Conservation Area

Code No. DER/1106/1894 – Amendment to planning permission DER/306/370 for extensions to existing apartments and formation of four apartments, Epworth Villas, Duffield Road

This is a revised application for alterations to an approved scheme to form 12 apartments at Epworth Villas at Five Lamps, Duffield Road. It is a pair of former Victorian dwellings, in an elevated position overlooking Five Lamps. Permission was granted in May 2006, for conversion to form ten apartments and erect a two storey extension to rear to form a further two apartments.

This proposal would involve amendments to the approved extension, by removal of a small projecting gable on the north elevation and moving the doorway, and insertion of new bathroom window in the link.

Code No. DER/1106/1920 - Replacement of windows to the front elevation at 27 Otter Street

Planning permission is sought for the replacement of mock Georgian windows to the front elevation of the dwelling house, a terraced property of Victorian design, with late Victorian type double glazed sash windows.