

# Item 4

Time Commenced: 17:15  
Time Finished: 19:15

## **CONSERVATION AREA ADVISORY COMMITTEE 7 September 2017**

Present: Maxwell Craven(Chair) – Georgian Group  
Chris Collison – Co-optee  
Joan D'Arcy – Derbyshire Archaeological Society  
Jeff James – Chamber of Commerce  
Mr D Ling – Derby Civic Society  
Mr I Goodwin –Derby Civic Society  
Mr C Twomey – Royal Institute of British Architects  
Cllr Robin Turner – Elected Member  
Cllr Robin Wood – Elected Member  
Cllr Jack Stanton – Elected Member

Officers in Attendance      Chloe Oswald – Conservation Team Leader  
Penny McKnight – Conservation Officer  
Jackie Waring – Democratic Services Officer

### **17/17      Apologies**

Carol Craven and Cllr Carr

### **18/17      Late Items to be Introduced by the Chair**

There were no late items

### **19/17      Declarations of Interest**

Maxwell Craven and David Ling both declared an interest in the Museum and Art Gallery on the Strand and stated they would leave the meeting whilst this item was discussed.

### **20/17      Confirmation of the Minutes of the Meeting held on 6July2017**

The minutes of the meeting held on 6 July 2017were agreed as an accurate record.

## 21/17      Draft Heritage Statement – incorporating a Statement of Significance and Heritage Impact Assessment.

The Committee were asked to consider a report of the Strategic Director of Communities and Place asking them to consider an early draft of the Heritage Statement. The Committee were asked to note and comment upon the draft report.

### **Resolved to:**

1. **Note the report**
2. **Request that the draft statement be made more user friendly, being clearer and more concise in digestible form with step by step guidance**

## 22/17      Items Determined since the last meeting

The Committee received an update on previous applications that had been determined since the last report.

### **Resolved to note the report.**

## 23/17      Applications not being considered following consultation with the Chair

A report of the Strategic Director of Communities and Place, detailing matters not brought before the committee for comment following consultation with the Chair, was considered.

### **Resolved to note the report.**

## 24/17      Applications to be considered

The committee received a report presented on behalf of the Strategic Director of Communities and Place on the applications requiring consideration by the Committee.

### **City Centre Conservation Area**

**Application No. &** DER/06/17/00804- Museum & Art Gallery, The Strand, Derby, DE1  
**Location:** 1BS

**Proposal:** Internal works to rooms 29 and 30 to include alterations and removal of display cases  
**Expiry Date:** 22/09/2017  
**Listed Building:** GD2

**No objection.**

### **Darley Abbey Conservation Area**

**Application No. & Location:** DER/05/17/00641- The Hollies, New Road, Darley Abbey, Derby, DE22 1DR  
**Proposal:** Alterations to existing garage to form a carport and garden store and erection of a summer house  
**Expiry Date:** 31/08/2017  
**Listed Building:** GD2

**No objection.-** subject to whether the roof extension could be deduced in size

### **Darley Abbey Conservation Area**

**Application No. & Location:** DER/07/17/00898- The Hollies, New Road, Darley Abbey, Derby, DE22 1DR  
**Proposal:** Alterations to existing garage to form a carport and garden store and erection of a summer house  
**Expiry Date:** 01/09/2017  
**Listed Building:** GD2

**No objection.-** subject to whether the roof extension could be deduced in size

### **Darley Abbey Conservation Area**

**Application No. & Location:** DER/06/17/00820- Land adjacent 10 and 17 New Road, Darley Abbey, Derby  
**Proposal:** Erection of a dwelling house (use class C3)  
**Expiry Date:** 06/09/2017  
**Listed Building:**

### **Recommend refusal**

It was felt that this building would have a detrimental effect on the Derwent Valley Mills World Heritage Site and the Darley Abbey Conservation Area

### **Darley Abbey Conservation Area**

**Application No. & Location:** DER/05/17/00567- Darley Park, Darley Abbey, Derby  
**Proposal:** Construction of a multi user path and ancillary works

**Expiry Date:** 19/10/2017

**Listed Building:**

**No objection** in principal but raised concerns on the width of the path; to be no wider than 2m so as not to encourage cyclists as there is already a cycle path on the opposite side of the river.

CAAC also stated that the material of the path must be carefully chosen.

### **Friar Gate Conservation Area**

**Application No. &** DER/08/17/01034- Land at rear of Chestnut House, Friar Gate,

**Location:** Derby (access from Mill Street)

**Proposal:** Erection of an office building (use class B1)

**Expiry Date:** 13/10/2017

**Listed Building:** GD2

**No objection** – subject to retaining wall if possible, change of coping to parapetted gable to stone rather than brick and that the gate pier is located to other side of opening.

### **Friar Gate Conservation Area**

**Application No. &** DER/07/17/00880- Site of 18 Agard Street, Derby, DE1 1YS

**Location:**

**Proposal:** Demolition of light industrial building (use class B1). Erection of a nine storey building of 173 studio flats (sui generis use) and associated development including erection of 2m high fencing

**Expiry Date:** 25/10/2017

**Listed Building:**

**Object and recommend refusal-** CAAC felt it would be harmful to significance and would have a detrimental impact. The proposed building would not preserve or enhance the character or appearance of the Friar Gate Conservation Area and the setting of a number of highly graded listed buildings.

### **Hartington Street Conservation Area**

**Application No. &** DER/01/17/00030- Site of former Derbyshire Royal Infirmary, London

**Location:** Road, Derby

**Proposal:** The construction of up to 500 dwellings (Class C3 and Class C2) and for 1,000 sqm (max) Class A1 (shops); 500 sqm (max) Class A3 (restaurants & cafes); and 1,100 sqm (max) Class B1(a)(offices)/A2 (financial & professional services); and for Class D1/D2 (non-residential institutions/assembly and leisure), Class A4 (drinking

establishments) together with access, public open space, landscaping and associated engineering works and the demolition of a former hospital building

**Expiry Date:** 12/04/2017

**Listed Building:** GD2

### **No objection**

CAAC welcomed this new scheme and retention of both pairs of the Pepper Pot Towers

## **Hartington Street Conservation Area**

**Application No. &** DER/08/17/01044- 6 Hartington Street, Derby

**Location:**

**Proposal:** Formation of an additional flat in the roof space (use class C3) including installation of rooflights. Demolition of lean-to, part demolition of boundary wall and erection of replacement boundary wall together with formation of hardstanding to form three parking spaces

**Expiry Date:** 16/10/2017

**Listed Building:**

### **No objection**

## **Others - not in Conservation Areas Conservation Area**

**Application No. &** DER/07/16/00924- Bio House, Derwent Street, Derby, DE1 2ED

**Location:**

**Proposal:** Demolition of existing office buildings and the erection of a new building providing 99 apartments, ground floor retail and car parking, including all supporting accommodation and a new substation.

**Expiry Date:** 28/10/2016

**Listed Building:**

### **Recommend Refusal**

The Committee resolved to object and recommend refusal due to the adverse impact and harm to the significance of a number of heritage assets close to the proposed location, including listed buildings, locally listed buildings and the City and Nottingham Road conservation areas.

## **Railway Conservation Area**

**Application No. & Location:** DER/07/17/00881- Castleward development Phase 2, Land bounded by Carrington Street, Wellington Street, Canal Street and by Liversage Street, John Street and boulevard, Derby

**Proposal:** Phase 2 works for the development of the Castlewardmasterplan. Erection of 108 dwellings with related external works and formation of parking areas

**Expiry Date:** 02/10/2017

**Listed Building:**

**No objection**

### **Strutt's Park Conservation Area**

**Application No. & Location:** DER/08/17/01075- 82 Otter Street, Derby

**Proposal:** Formation of rooms in roof space and installation of front and rear dormers

**Expiry Date:** 13/10/2017

**Listed Building:**

**No objection**– subject to officers looking at the details.

**Minutes End**