

Item 5

Time Commenced: 17:15
Time Finished: 18:45

CONSERVATION AREA ADVISORY COMMITTEE `` 5 July 2018

Present: Maxwell Craven – Georgian Group
Chris Twomey – Royal Institute of British Architects
David Ling – Derby Civic Society
Ian Goodwin – Derby Civic Society
Joan D'Arcy – Derbyshire Archaeological Society
John Sharpe – Ancient Monuments Society
Carole Craven - Georgian Group
Cllr Robin Wood – Elected Member
Cllr Eric Ashburner – Elected Member

Officers in Attendance Chloe Oswald – Conservation Team Leader
Chris Partrick – Conservation Officer
Jackie Waring – Democratic Services Officer

11/18 Apologies

Apologies were received from Chris Collison, Paul McLocklin and Cllr Jack Stanton

12/18 Late Items to be introduced by the Chair

Chair accepted two addendum reports

13/18 Declarations of Interest

None

14/18 Confirmation of the Minutes of the Meeting held on 14 June 2018

The minutes of the meeting held on 14 June 2018 were agreed as an accurate record subject to the following amendment:

15/18 CAAC Items Determined since last agenda

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

Resolved to note the report.

16/18 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.

17/18 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.

The Committee agreed to take an addendum report detailing all 12 applications for telephone kiosks, with internally lit advertising hoardings, to be installed at various locations within the City Centre.

06/18/00945/ & 06/18/00965/ Land adjacent to Old Post Office (Bar Soba),
Victoria Street

06/18/00933/ & 06/18/00949/ Land adjacent to 7-11 St. Peters St (outside
Tesco)

06/18/00937/ & 06/18/00953/ Land adjacent to 17-24 Victoria St

06/18/00935/ & 06/18/00951/ Land adjacent to 5-6 Market Place (Santander)

06/18/00934/ & 06/18/00950/ Land adjacent to 15-16 Market Place (Nando's)

06/18/00944/ & 06/18/00964/ Land adjacent to 1 East Street

06/18/00954/ & 06/18/00938/ Land adjacent to 22-26 St Peters Street

06/18/00936/ & 06/18/00952/ Land adjacent to 1 Royal Buildings, Victoria St

06/18/00943 & 06/18/00963/ Land adjacent to 11-13 East Street

06/18/00939 & 06/18/00955/ Land adjacent to 52 St Peters Street, Derby

06/18/00942/ & 06/18/00962/ Land adjacent to 11 Exchange Street (Thomas
Cook)

06/18/00948/ & 06/18/00968 Land in front of Castle & Falcon PH, East Street

Resolution

Recommend refusal

CAAC objected to all the kiosk applications and considered that the communications aspect of the proposals was largely camouflage for advertising hoardings, given that internally illuminated signage and advertisements have been resisted historically in the city's conservation areas. They were concerned that the density and uncoordinated siting of the kiosks added to street clutter and that overall the proposals were detrimental to the character of the City Centre and Green Lane/St Peter's Street conservation areas, together with the individual setting of numerous listed and locally listed buildings.

No Conservation Area

Application No. & Location: DER/06/18/00834 - The First Church of Christ Scientist, Friary Street, Derby
Proposal: Display of various signage
Expiry Date: 31/07/2018
Listed Building: GD2

<https://eplanning.derby.gov.uk/online-applications/plan/06/18/00834>

Resolution

No Objection

CAAC accepted that the amended sign positions on 45 degree splays, together with illumination, were justified to identify the building but thought that internal illumination of the hanging signs to the front elevation should be resisted.

They objected to the projecting canopy on the grounds that it was an incongruous feature, detrimental to the character of the listed building.

No Conservation Area

Application No. & Location: DER/06/18/00876 - Derby College, The Roundhouse, Roundhouse Road, Pride Park, Derby
Proposal: Erection of a catering marquee for temporary period (from 1 October 2018 to 7 January 2019)
Expiry Date: 13/08/2018
Listed Building: G2S

<https://eplanning.derby.gov.uk/online-applications/plan/06/18/00876>

Resolution

No Objection

However, as this was a recurrent application CAAC Members thought, options for a permanent solution should be explored.

City Centre Conservation Area

Application No. & DER/06/18/00880 - 1 St. Peters Street, Derby (HSBC)

Location:

Proposal: Internal and external alterations to include the installation of signage, new flooring and a stud partition

Expiry Date: 09/08/2018

Listed Building: GD2

<https://eplanning.derby.gov.uk/online-applications/plan/06/18/00880>

Resolution

No Objection – to internal alterations

Object and recommend refusal to:

the LED strip lighting to the entrance and particularly to the opaque red film proposed for the ground floor windows. They felt that colour accents were unjustified and incompatible with the character of the listed building.

City Centre Conservation Area

Application No. & DER/06/18/00884 - 1 St. Peters Street, Derby (HSBC)

Location:

Proposal: Display of various non-illuminated signage

Expiry Date: 09/08/2018

Listed Building: GD2

<https://eplanning.derby.gov.uk/online-applications/plan/06/18/00884>

Resolution

No Objection – to internal alterations

Object and recommend refusal:

Of the LED strip lighting to the entrance and particularly to the opaque red film proposed for the ground floor windows. They felt that colour accents were unjustified and incompatible with the character of the listed building.

Darley Abbey Conservation Area

Application No. & DER/02/18/00225 - Pumping Station adjacent to 5 Poplar Row,

Location: Darley Abbey, Derby

Proposal: Erection of a dosing rig to serve the existing pumping station

Expiry Date: 13/04/2018

Listed Building:

<https://eplanning.derby.gov.uk/online-applications/plan/02/18/00225>

Resolution

No Objection

CAAC accepted that given the siting constraints, sufficient efforts had been made to mitigate the tank's impact.

Friar Gate Conservation Area

Application No. & DER/06/18/00844 - 3 Mill Street, Derby

Location:

Proposal: Two storey and single storey extensions and change of use from office (use class B1) to a five bed house in multiple occupation (use class C4)

Expiry Date: 08/08/2018

Listed Building: GD2

<https://eplanning.derby.gov.uk/online-applications/plan/06/18/00844>

Resolution

No Objection

Friar Gate Conservation Area

Application No. & DER/06/18/00845 - 3 Mill Street, Derby

Location:

Proposal: Alterations and extensions in association with the change of use from office to a five bed house in multiple occupation

Expiry Date: 08/08/2018

Listed Building: GD2

<https://eplanning.derby.gov.uk/online-applications/plan/06/18/00845>

Resolution

No Objection

Friar Gate Conservation Area

Application No. & DER/06/18/00864 - 6 Vernon Street, Derby

Location:

Proposal: Installation of three vinyls to the existing bay windows

Expiry Date: 10/08/2018

Listed Building: GD2

<https://eplanning.derby.gov.uk/online-applications/plan/06/18/00864>

Resolution

No Objection

Friar Gate Conservation Area

Application No. & Location: DER/04/18/00607 - Century House, St. James Court, Friar Gate, Derby
Proposal: Retention of the installation of six air conditioning units to the side elevation
Expiry Date: 15/08/2018
Listed Building:

<https://eplanning.derby.gov.uk/online-applications/plan/04/18/00607>

Resolution

Object and recommend refusal

CAAC objected as the uncoordinated spread of air conditioning units was detrimental to the character of the Friar Gate conservation area and setting of nearby listed buildings.

Little Chester Conservation Area

Application No. & Location: DER/06/18/00863 - 109 Old Chester Road, Derby
Proposal: Installation of replacement windows and door to the front elevation
Expiry Date: 13/08/2018
Listed Building:

<https://eplanning.derby.gov.uk/online-applications/plan/06/18/00863>

Resolution

No Objection

However, CAAC urged the applicants to consider a more authentic design for the windows.

City Centre Conservation Area

Application No. & Location: DER/07/18/01006 - 35 Victoria Street, Derby
Proposal: Display of two internally illuminated fascia signs
Expiry Date:
Listed Building:

<https://eplanning.derby.gov.uk/online-applications/plan/07/18/01006>

Resolution

Object and recommend refusal

CAAC objected to the use of internally illuminated fascia signage on the grounds that it would be detrimental to the character of the City Centre conservation area.

Green Lane & St. Peters Conservation Area

Application No. & DER/06/18/00975 - 46 St. Peters Street, Derby

Location:

Proposal: Change of use from retail (Use Class A1) to mixed use restaurant/hot food shop (Use classes A3/A5) including installation of an extraction flue to the rear elevation

Expiry Date: 20/08/2018

Listed Building:

<https://eplanning.derby.gov.uk/online-applications/plan/06/18/00975>

Resolution

No Objection – to the change of use and extraction flue

However, CAAC but were very concerned at the quality of the indicative signage.

Little Chester Conservation Area

Application No. & DER/06/18/00856 - Severn House, 18 Alfreton Road, Derby

Location:

Proposal: First floor extension to nursery (three additional rooms) and formation of two new parking spaces

Expiry Date: 20/08/2018

Listed Building:

<https://eplanning.derby.gov.uk/online-applications/plan/06/18/00856>

Resolution

Object and recommend refusal

CAAC objected that the extension proposal would be harmful to Severn House itself and given its visibility above the boundary wall, would also detract from views of the Little Chester conservation area from the north.

Others - not in Conservation Areas

Application No. & DER/04/18/00609 - Derby City Council Depot, 15 Stores Road,
Location: Derby
Proposal: Demolition of a shed and office/store room buildings
Expiry Date: 10/07/2018
Listed Building: LOC

<https://eplanning.derby.gov.uk/online-applications/plan/04/18/00609>

Resolution

Object and recommend refusal

CAAC felt there was insufficient information on the heritage value of the building to be demolished, which was part of an early C20 tram depot complex, and that options for re-use had not been explored.

Minutes End