

CONSERVATION ADVISORY WORKING PARTY

Monday, 14th August, 2017

Present:-	Councillor Wenslie Naylor – in the Chair
Councillors	Miss J Cooper, Gardner and Turner
Representing Outside Bodies	Mr D Broome – Newcastle Civic Society Dr C Wakeling – Staffs Historic Buildings Trust Dr S Fisher – Watlands Park Residents Association
Officers	Guy Benson and Elaine Moulton
Apologies	Councillor(s)

1. DECLARATIONS OF INTEREST

There were no declarations of interest stated.

2. MINUTES OF PREVIOUS MEETINGS

Resolved: That the minutes of the meeting held on 25 July, 2017 be agreed as a correct record.

3. PREVIOUSLY CONSIDERED APPLICATIONS

Resolved: That the decisions on applications previously considered by this Working Party be received.

4. NEW APPLICATIONS RECEIVED

Resolved:- That the following observations be made on the applications listed below:-

White Cottage, Main Road, Betley 17/00565/FUL

The Working Party had no objections.

32 The Village, Keele 17/00585/FUL

The two roof elements proposed have differing pitches which seems discordant. The WP recommends these pitches are made to match the lower ridge giving a more harmonious effect in the Conservation Area. Painted brickwork would make the development too bright in the context of CA and proximity to a listed cottage and maintenance of painted brick will be a future problem in the view of Working Party.

York Place Shopping Mall, Merrial Street, Newcastle 17/00575/ADV

The Working Party were supportive of proposals to remove existing advertisements, but felt that there was a lack of clarity to the design and that it was overfussy, and they recommended that the developer use a simpler palette of colours

Land bound by Ryecroft, Rye Bank, Merrial Street, Corporation Street and Liverpool Road, Newcastle 17/00637/FUL

Whilst the Working Party welcomed the potential regeneration benefits of the development, and there were a variety of views expressed, the majority view of the Working Party questioned whether the buildings are of sufficiently high quality design, the design being considered to be mundane. The scale of the student accommodation building in particular was of great concern to the Working Party given its height of 10 storeys and massing relative to the adjoining historic townscape which was generally of a two storey nature.

The scheme was not considered to be well thought out and did not take into account its surroundings and in particular its relationship to the adjoining Conservation Area and the setting of Listed Buildings. How the street surfaces would be treated between the development and the town centre was a further concern. The question of details of the cladding was raised.

51 Ironmarket Newcastle 17/00644/ADV

The Working Party had no objections

5. CONSERVATION AND HERITAGE FUND

One application for financial assistance was reported to the Working Party.

With respect to the application for grant assistance for 17 Curzon Street Basford the Working Party recommended to the Planning Committee that the application be approved

6. URGENT BUSINESS

There was no Urgent Business.

COUNCILLOR WENSLIE NAYLON
Chair

Meeting concluded at Time Not Specified