

To the Chair and Members
of the
CONSERVATION ADVISORY
WORKING PARTY

Mr G Durham

742222

GD – R82/48

26 October 2007

Dear Sir/Madam

A meeting of the **CONSERVATION ADVISORY WORKING PARTY** will be held in the **COUNCIL CHAMBER, CIVIC OFFICES, MERRIAL STREET, NEWCASTLE** on **TUESDAY, 6 NOVEMBER 2007** at **7.00pm**.

AGENDA

1. Minutes of meeting held on 16 October 2007 (copy attached for non-Council Members information).
2. To consider the attached reports at Appendix A and B (blue and salmon paper).
3. To consider any applications for financial assistance from the Conservation and Heritage Fund which may have been brought to this meeting by the Officer.
4. To consider any business which is urgent within the meaning of Section 100B(4) of the Local Government Act 1972.

Yours faithfully

A CAMPBELL

Democratic Services Manager

DECISIONS OF THE BOROUGH COUNCIL ON APPLICATIONS WHICH
HAVE PREVIOUSLY BEEN CONSIDERED BY THE WORKING PARTY

APPENDIX 'A'

Reference	Location and Applicant	Development	Working Party Comments	Decision of Planning Authority
07/284/OUT	Gaunts Hatch, 45 Sandy Lane, Newcastle Jaram Developments Ltd	Demolition of existing dwelling and outbuilding and erection of a single building for occupation by senior persons up to 12 individual apartments	Members raised concerns to this application in that the proposal would change the character of this 'leafy and open' area of Newcastle. Concerns were also raised regarding overmassing of the area.	Refused. The proposal would result in overdevelopment of the site. It would go against policies contained within the Newcastle Local Plan and Staffordshire Structure Plan. There would be the loss of a large dwelling with architectural merit and an increase in highway danger. The proposal would not allow the requisite visibility splays and would fail to provide adequate open space.
07/654/FUL	19 Barracks Road, Newcastle Mrs J Jovanovic	Amendment to Planning Permission 04/684/FUL dated 28/09/2004 to permit installation of revised window types to side elevation	Members stood by their comments made on 24 May, 2005 at a meeting of this Working Party. " Recommend refusal. Members felt that the proposal was not in keeping with the character and appearance of the Conservation Area	Application withdrawn
07/674/FUL	Students Union Building, Keele University University of Keele	External works, including new hard paved seating areas, tensile fabric structure and fencing	Although the Working Party welcomed the creative elements of the scheme, it was considered that its siting would be detrimental to the existing treescape / landscape. In this regard, concern was expressed at the siting and height of the proposed fence. It was felt that the proposal would be better sited on land to the south of the Students Union Building.	Permitted. The proposal only relates to the proposals shown on drawing 01 – revision A received on 18 September, 2007. Other than those shown in the report, no trees shall be cut down / topped / lopped without prior approval of the LPA. No works shall commence on site until an Arboricultural Method Statement and landscaping scheme and samples of materials have been submitted to and approved by the LPA.

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Reference	Location and Applicant	Development	Working Party Comments	Decision of Planning Authority
07/756/FUL	Sugar Well Farm. 52 Castle Road, Mow Cop Mr & Mrs D Martin	Two storey extension, first floor extension and ground floor extension	Concerns were raised on the lack of attention to 'local materials' and design implications. The proposal would also impact upon the character and appearance of the listed castle and surrounding landscape.	Permitted. No development shall commence until details of the facing and roofing materials, windows and doors have been submitted to and approved by the LPA. A so, a landscaping and tree protection scheme shall be submitted and approved.
07/779/FUL	Land to the rear of the Square, Main Road, Betley Betley Property Ltd	Erection of four bedroom detached bungalow.	Members stood by their comments made for 07/238/FUL on 11 April, 2007 at the meeting of this Working Party. "Members supported the amendments made to this application from the previous submission (06/631/FUL) reported to this Working Party on 7 December, 2006"	Permitted subject to the following being submitted to and approved by the LPA: facing, roofing and surfacing materials, boundary treatments, finished floor levels, existing and proposed ground levels and disposal of foul and surface water effluent. In addition a landscaping scheme shall be submitted and approved and parking space 6 shall be brought into use.
07/788/LBC & 07/789/FUL	31 Ironmarket, Newcastle Mrs B Fitzgerald	Conversion of first and second floors to six apartments with associated internal and external alterations	No objections	Applications withdrawn

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Reference	Location and Applicant	Development	Remarks	Ward Councillors
07/864/COU	Manor House Farm, Park Lane, Ashley Messrs J D Edge & Partners	Change of use of premises formerly used as farm shop/tea room and for agricultural purposes to solely the manufacturing of timber buildings and ancillary office and staff room	The proposal could affect the setting of a Listed Building	Councillor B Tomkins Councillor Mrs F Myatt Councillor P Maskery
07/897/FUL	81 High Street, Newcastle Newcastle Pet Supplies Ltd	Roller shutter to front window and doorway	Within the Newcastle Town Centre Conservation Area	Councillor D Clarke Councillor Mrs E Shenton
07/900/FUL	Lymewood Cottage, 1 The Green, Clayton Mr P Leigh	Conversion of garage and workshop to form dwelling	Within the Clayton Conservation Area	Councillor Mrs A Heames Councillor S Sweeney
07/919/FUL	Betley Cricket Club, The Butts, Church Lane, Betley Betley Cricket Club	Replacement cricket club building with implement store	Within the Betley Conservation Area. The proposal also affects the setting of a listed building	Councillor D Becket Councillor Mrs O Speed
07/950/ADV	Co-op Bank, 31 High Street, Newcastle, Staffs C WS Retail Financial Services	Two internally illuminated fascia signs	Within the Newcastle Town Centre Conservation Area	Councillor D Clarke Councillor Mrs E Shenton
07/956/LBC & 07/957/FUL	10 King Street, Newcastle Tomorrow Pension Trustees Ltd	Repairs and refurbishment to the rear elevation and conversion of existing store to kitchen	Within the Newcastle Town Centre Conservation Area and a Listed Building	Councillor D Clarke Councillor Mrs E Shenton
07/958/LBC	Keele Hall, Keele University Mr G Williams. CFM Estates University of Keele	Installation of platform lift between lower and principal ground floor	Within the Keele Hall Conservation Area and a Listed Building	Councillor Mrs W Naylon Councillor R Studd