

To the Chair and Members  
of the  
CONSERVATION ADVISORY  
WORKING PARTY

Mr G Durham  
742222  
GD/ED - R82/48

14 October 2005

Dear Sir/Madam

A meeting of the **CONSERVATION ADVISORY WORKING PARTY** will be held in **COMMITTEE ROOM 1, CIVIC OFFICES, MERRIAL STREET, NEWCASTLE** on **TUESDAY, 25 OCTOBER 2005** at **7.00pm**.

**AGENDA**

1. To consider the attached reports.
2. To consider any business which is urgent within the meaning of Section 100B(4) of the Local Government Act 1972.

Yours faithfully

**D A DIMOCK**

Head of Legal &  
Democratic Services

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
<b>05/672/COU</b>	Manor House Farm, Park Lane, Ashley Messrs J D Edge & Sons	Change of use from agriculture to industrial and office use	No objections	Permitted subject to the following:
<ul style="list-style-type: none"> <li>-The buildings are to only be used for light industrial and ancillary office purposes</li> <li>-The office shall not be used for a separate commercial enterprise</li> <li>-No manufacturing, goods or products for sale and no retail sales shall take place anywhere on the open areas of the farm complex</li> <li>-There shall be no outside storage of materials, containers, plant, pallets, packaging, finished goods, raw or waste materials of any description within the open areas of the farm</li> <li>-The use shall not commence until parking and surfacing arrangements have been formed and laid out</li> <li>-Prior to works commencing, a wildlife survey is to be carried out.</li> <li>-Provision of a visibility splay</li> <li>-Submission of highway improvements</li> <li>-Submission of a scheme of vehicle passing places</li> </ul>				
<b>05/683/FUL</b>	The Elizabeth Trust, Elizabeth House, 7 Sidmouth Avenue, Newcastle Staffordshire Housing Association	Alterations and first floor extension to provide 15 units in the building and provision of access ramp to the front	Recommend approval	Refused for the following reasons: -Overdevelopment of the site -Adverse impact on character and appearance of the Conservation Area. -Unneighbourliness due to overlooking and loss of light
<b>05/726/FUL</b>	14 Sidmouth Avenue, Newcastle Miss E Sangelee	Conversion of dwelling house to six self contained flats	Members were advised that, due to timescales involved, the Chair had been consulted on this application prior to this meeting. No objections	Refused for the following reasons: -Insufficient on site parking -Adverse impact on the character and appearance of the Conservation Area

<b>05/732/LBC</b>	Laburnum Cottage, Main Road, Betley Mr T C & Mrs J Bell	Proposed re-roofing and retention of existing windows	Deferred pending Planning Officers contacting the applicant for more detailed information on the proposed works	Permitted subject to the following: -No works to commence until implementation of a programme of archaeological works. -Details of the new roof timbers to be submitted and approved -Temporary works to be undertaken to protect the existing structure from weather/collapse -The works are to be carried out using reclaimed materials to match the existing. Any new materials are to be submitted and approved by the Local Planning Authority
<b>05/746/ADV</b>	Poolside Fish & Chip Shop, Poolside, Madeley P S Kallis	Retention of 2.7m high illuminated pole sign	No objections	Refused. The size, siting and design is detrimental to the character and appearance of the Conservation Area
<b>05/752/ADV</b>	60-62 Ironmarket, Newcastle MK One	One fascia sign and one illuminated projecting sign	No objections	Permitted subject to the following: -The maximum surface brightness not to exceed 300 candelas per m2. Illumination to cease when closed
<b>05/776/FUL</b>	19 Betley Hall Gardens, Betley Mr & Mrs Beddis	Ground floor rear extension	No objections subject to materials to match existing	Permitted subject to facing materials to match existing.
<b>05/801/COU</b>	6 Castle Walk, Newcastle K Gould	Change of use of first floor storage to tanning and beauty salon	No objections	Permitted subject to no ventilation/refrigeration or air conditioning to be installed without the prior approval of the Local Planning Authority
<b>05/822//FUL &amp; 05/823/ADV</b>	13 Brunswick Street, Newcastle Ivory Restaurants Ltd	(822) New shop front (823) One fascia sign and two illuminated projecting signs	No objections	Permitted subject to the following: The colour of the fascia to be approved by the Local Planning Authority. The Maximum surface brightness is not to exceed 300 candelas per m2.
<b>05/830/ADV</b>	96 High Street, Newcastle Woolworths PLC	Fascia signs	No objections	Permitted subject to the maximum surface brightness not exceeding 300 candelas per m2
<b>05/833/FUL</b>	34 Ironmarket, Newcastle Newbold Opticians	Alterations to rear elevation	No objections	Permitted subject to materials to match existing

## CONSERVATION ADVISORY WORKING PARTY

Reference	Location and Applicant	Development	Remarks
<b>05/645/LBC</b> <b>05/646/FUL</b>	<b>&amp;</b> 1 Nelson Place, Newcastle Mr I Duncan-Lewis	Proposed installation of skylight	Within Newcastle Town Centre Conservation Area
<b>05/872/ADV</b> <b>05/879/FUL</b>	<b>&amp;</b> Bacons Shoes, 61-63 High Street, Newcastle Barratt Properties Ltd	(872) Fascia sign and projecting sign (879) New shop front	Within Newcastle Town Centre Conservation Area
<b>05/896/FUL</b>	Corner Cottage, 37 Eccleshall Road, Mucklestone Mr D Riley	Alteration to provide en-suite in existing roof space	Within Mucklestone Conservation Area
<b>05/900/ELD</b>	T K Phillips Workshop, Moss Lane, Madeley Chamberlain Developments Ltd	Certificate of Lawful Use us existing builders yard with associated workshop/stores	Within Madeley Conservation Area
<b>05/902/OUT</b>	The Zanzibar, Marsh Parade, Newcastle South Court Management	Residential flats, commercial accommodation gym fitness suite and on site parking	The proposed development affects the character of the Newcastle Town Centre Conservation Area
<b>05/903/OUT</b>	Land at junction of Seagrave Street/Water Street and George Street, Newcastle Robintrees Ltd	Demolition of buildings and erection of residential apartments with ground floor commercial use	The proposed development affects the character of the Newcastle Town Centre Conservation Area
<b>05/908/OUT</b>	196 School Lane, Aston Mrs L Warrilow	Residential development	The proposed development affects the setting of a Listed Building
<b>05/935/COU</b>	Pool Farm, Poolside, Madeley E Frodsham	Change of use from veterinary surgery to hair and beauty salon	Within Madeley Conservation Area
<b>05/937/COU</b>	Betley Court Farm, Main Road, Betley Royal Mail Property Holdings	Change of use of outbuilding from storage to sub postal delivery room	Within Betley Conservation Area
<b>05/948/FUL</b> <b>05/949/ADV</b>	<b>&amp;</b> 38 Ironmarket, Newcastle Ladbrooks Ltd	(948) New shop front and internal alterations (949) Shop fascia sign and projecting illuminated sign	Within Newcastle Town Centre Conservation Area

<b>05/977/LBC</b>	Old Hall, Main Road, Betley Mr L Bennion	Proposed work to windows including 13 new windows, refurbishment of three existing windows and reopening of first floor window on south-eastern elevation	Listed Building and Within Betley Conservation Area
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