

ADVANCE SUPPLEMENTARY REPORT
TO THE PLANNING COMMITTEE
27th March 2018

Agenda item 17

Applications for Financial Assistance from the Conservation and Heritage Fund for

- 1) 181 Holloway Lane, Aston (Ref: 17/18004/HBG) and**
- 2) Bradwall House, 16-18 King Street, Newcastle (Ref: 17/18005/HBG)**

The **Conservation Advisory Working Party** recommends to the Planning Committee that both of these grants (£5,000 for both properties) are offered to the applicants, subject to the standard conditions, and an additional specific condition requiring the repayment of the grant by both applicants, if they dispose of the building within 2 years (as a minimum). With respect to the Bradwall House application they were supportive of the application subject to the glazing bars being as slim as possible. They suggest the repayment requirement would be appropriate for Bradwall House on the grounds that the application is a company, and indeed they consider this “condition” should apply to all future grants being made.

Your Officer’s response is as follows. Whilst the provision of a grant enables the Council to exercise an additional control above and beyond that exercisable by the normal Listed Building Consent regime, in this case the slimness of the glazing bars is a matter that is controllable under that regime. Your Officers’ view is that given the investment being made by the applicant in Bradwall House it is extremely unlikely that the premises would be disposed of in the short term, and the condition sought by CAWP can have unforeseen (and undesirable) consequences particularly if money is being borrowed to undertake the works. It is for members of the Planning Committee to decide on whether additional non-standard conditions are imposed. Your Officer is not recommending them in that particular case.

With respect to the more general point made by the Conservation Advisory Working Party, if members wish to give that further consideration a report could be brought to a future meeting of the Committee considering the implications of changes to the standard conditions. Officers consider the existing arrangements appear to work well.