

 <b>Executive</b> <b>18<sup>th</sup> March 2009</b>		<b>Agenda Item No.</b>
<b>Title</b>	<b>Local List of Historic Buildings in Rural Areas</b>	
<b>For further information about this report please contact</b>	Alan Mayes, Principal Architect/Planner	
<b>Service Area</b>	Planning	
<b>Wards of the District directly affected</b>	Rural areas (excluding urban areas)	
<b>Is the report private and confidential and not for publication by virtue of a paragraph of schedule 12A of the Local Government Act 1972, following the Local Government (Access to Information) (Variation) Order 2006</b>	No	
<b>Date and meeting when issue was last considered and relevant minute number</b>	n/a	
<b>Background Papers</b>	Local List File	

<b>Contrary to the policy framework:</b>	No
<b>Contrary to the budgetary framework:</b>	No
<b>Key Decision?</b>	Yes
<b>Included within the Forward Plan? (If yes include reference number)</b>	No

Officer/Councillor Approval		
With regard to officer approval all reports <u>must</u> be approved by the report authors relevant director, Finance, Legal Services and the relevant Portfolio Holder(s).		
Officer Approval	Date	Name
Relevant Director	25.02.09	Bill Hunt
Chief Executive	26.02.09	Chris Elliott
CMT	26.02.09	
Section 151 Officer	25.02.09	Mary Hawkins
Legal	25.02.09	Peter Oliver
Finance	25.02.09	Marcus Miskinis
Portfolio Holder(s)	02.03.09	Councillor J Hammon
Consultation Undertaken		
None		
Final Decision?		No
Suggested next steps (if not final decision please set out below)		
This matter will be reported back to the Executive following public consultation.		

## **1. SUMMARY**

- 1.1 This report seeks approval to consult on establishing a Local List of Historic Buildings for the rural areas of Warwick District. The use of Local List of Historic Buildings is a designation used by many other Planning Authorities in order to provide a level of recognition for buildings of local historic interest, which have no level of protection in terms of being statutory listed.

## **2. RECOMMENDATION**

- 2.1 That the Executive approve the undertaking of public consultation into the establishment of a Local List of Historic Buildings for the rural areas in Warwick District.
- 2.2 That a further report be brought back to the Executive following the public consultation to establish a Local List of Historic Buildings for the rural areas.

## **3. REASONS FOR THE RECOMMENDATION**

- 3.1 Extensive reviews of the rural areas of Warwick District have been carried out over the past seven years by the Conservation staff. This included a review of all the existing conservation areas and resulted in the designation of extensions and new Conservation Areas within the villages.
- 3.2 As a result of this work, a series of buildings, and small groups of buildings were identified which are of interest historically and locally, but which have no level of protection in terms of statutory listing and would not, by the nature of their being individual buildings or very small groups of buildings, be worthy of Conservation Area designation.
- 3.3 In order to give these buildings a level of recognition, it is proposed that a local list be formed and would be available to members of the public, Planning Officers and Planning Committee Members. When planning applications were received for these buildings, appropriate consideration could then be given to maintaining the character and salient features of each property. A similar list already exists for historic parks and gardens of local interest.
- 3.4 The use of Local List of Historic Buildings is a designation used by many other Planning Authorities. Unlike statutorily listed buildings, the buildings would have no legal protection from demolition and alteration. However, once a list has been established this would form a basis for consideration of further measures, which would add to the protection of the properties. This could include the removal of certain Permitted Development Rights by an Article 4 Direction to protect such elements as windows, roof coverings, and other aspects of the building. Also the possibility of extending the Historic Buildings Grants Scheme to cover these properties could be considered at a future date.
- 3.5 In order to establish a list of historic buildings, it is proposed that Parish Councils and Amenity Societies, together with English Heritage and Warwickshire County Council, should be consulted for their views. It is also proposed that the owners of each property, proposed for inclusion in this list, should be consulted in line with the format now used by English Heritage in terms of a statutory designation.

- 3.6 The results of the consultation process would then be brought back to the Executive with a recommendation relating to the designation of a Local List of Historic Buildings in Rural Areas. It would be proposed that the designation be left open for the list to be added to as appropriate.
- 3.7 There has been some representations previously that Local Lists should exist in urban areas. However, to date this has not been felt necessary given that the majority of unlisted buildings in the urban area are within Conservation Areas and therefore have an appropriate level of protection.

#### **4. ALTERNATIVE OPTIONS CONSIDERED**

- 4.1 An alternative would be to not take forward a Local List, which would leave an important element of the historic environment in our rural areas not recognised as important and therefore not protected.

#### **5. BUDGETARY FRAMEWORK**

- 5.1 The recommendation has no budgetary implications as it can be covered by existing staff resources. In the event of it being decided to extend the Historic Buildings Grant Scheme to include buildings on the local list, consideration may need to be given to the way in which the annual allocation of grant funds is made. However, this is not a proposal for the coming financial year.

#### **6. POLICY FRAMEWORK**

- 6.1 The maintenance of the Historic Environment is highlighted in Warwick District Council Local Plan and also forms part of National Guidance in Planning Policy Guidance Note 15 (Historic Environment) and the Planning (Listed Buildings in Conservation Areas) Act 1990. It is also consistent with the objectives related to Culture, Environment and Development of the Corporate Strategy and the strategic aims of the Sustainable Community Strategy.
- 6.2 Designation of Local Lists is in line with advice given in part of the Historic Buildings Legislation Review, carried out in 2007/8.