

WARWICK DISTRICT CONSERVATION ADVISORY FORUM

MINUTES OF THE CONSERVATION ADVISORY FORUM HELD ON 5th November 2015

1: PRESENT:

Cllr G. Illingworth (Warwick District Council, substituting Cllr R. Edgington)
Mr M Baxter (The Victorian Society)
Mr J Mackay (The Warwick Society)
Mrs Ruth Bennion (CLARA)
Mr R Ward (RIBA)
Mr A Pitts (The Twentieth Century Society)
Dr C Hodgetts (Warwickshire Gardens Trust)
Mrs Kimberley (CPRE)
Mr N Corbett (WDC)

2: APOLOGIES

Cllr Mrs P. Cain (Warwick District Council)
Cllr R. Edgington (Warwick District Council)
Mr M Sullivan (Royal Town Planning Institute)
Cllr. G. Cain (Kenilworth Society)
Mr P Edwards (Leamington Society)

3: RECORD OF PROCEEDINGS/MINUTES:

The minutes of the previous meeting were accepted as a correct record.

4: DECLARATIONS OF INTEREST

There were no declarations of interest.

5: NOTIFICATION OF PLANNING COMMITTEE AGENDA

The various items going to planning committee were noted.

6: VISITS:

None

7: PRE APPLICATION

None

8: PLANNING APPLICATIONS

**W/15/1552 – 25 Clemens Street, Leamington Spa CV31 2DP
Erection of second storey extension**

CAF RESPONSE

It was noted that this is a retrospective application.

The roof height of the extension rises above the eaves of the main roof, and as such is not subservient to the main building; it was also noted that the squat proportions of the windows do not suit the building, and are not in accordance with the submitted drawings.

**W/15/1483 – 8 Birmingham Road, Stoneleigh, Coventry CV8 3DD
Erection of two semi-detached dwellinghouses with garaging, parking
and access provision**

CAF RESPONSE

The form and design of the proposed houses was questioned, including their hipped front gables, and the use of materials, including the colour of bricks, which do not appear to match the Stoneleigh vernacular of red brick and sandstone.

To help preserve and enhance the appearance of the Conservation Area, the setting of listed buildings, and the gateway to the village, an improved landscaping plan is also needed, ideally to include a replacement hedge bank in the front garden.

**W/15/1651/LB – Juniper Hill, Lapworth Street, Solihull B94 5QP
Insertion of 3 no rooflights – and provision of new entrance gates**

CAF RESPONSE

The height of the dome, above each of the three proposed sun tunnels, appears to project above the roof slope to a greater extent than what is shown on the manufacturer's details; this projection should be kept as low as possible to reduce the visibility of the domes, not least because they will emit beacons of light at night.

Given the architectural significance of the listed building and the quality of its gardens, it was felt something more than an 'indicative image' in a brochure is necessary for the proposed new entrance gates. There is vertical timber boarding cladding parts of the house, which might provide a better cue for the design of these gates.

**W/15/1686/LB – 105 West Street, Warwick CV34 6AH
Replacement extension and small porch to rear**

CAF RESPONSE

No comments.

W/15/1573 – 57 Lansdowne Crescent, Leamington Spa CV32 4PR

**Removal of existing internal shower room and internal alterations to basement rooms, to provide basement Kitchen/Dining Area.
Amendment of rear windows and doors to basement rear courtyard.
Alteration of existing Lobby to Garden Room to provide new downstairs WC**

CAF RESPONSE

The original kitchen door off the basement corridor is already quite wide and is positioned in a way that reflects the historic use and layout of the basement as a service area with a kitchen. It was felt this door should remain to enable the historic layout and social distinctions between the basement and the upper floors to experienced and understood.

Similarly, it was felt that the sash window to the rear basement lightwell should remain, (even if it is a replica) rather than be replaced with French doors that would be an inappropriate feature at this level.

Additional late agenda item:

**W/15/1629/LB - 6 Jury Street, Warwick, CV34 4EW
Installation of extraction equipment**

CAF RESPONSE

It is requested that building elevation drawings be provided to enable the proper assessment of the impact of the proposed development upon the listed building, and the application should be supported by a heritage impact assessment, (or a design and access statement), to include mitigation measures to reduce any visual harm caused.

12: Date of next meeting

Thursday 3rd December 2015.

General Enquiries: Please contact Committee Services

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Please note that the majority of the meetings are held on the first floor of the Town Hall. If you feel that this may restrict you attending this meeting, please telephone (01926) 456508 prior to the meeting, so that we can assist you and make any necessary arrangements to help you to attend the meeting.