

# Agenda Item 6

## SHEFFIELD CONSERVATION ADVISORY GROUP

### Meeting held 21st October, 2014

PRESENT:	<u>Name</u>	<u>Organisation</u>
	Mr. Tim Hale (Deputy Chair)	Sheffield Chamber of Commerce
	Mr. Lee Barron	Royal Institute of Chartered Surveyors
	Prof. Clyde Binfield	Twentieth Century Society
	Mr. Patrick Burns	Co-opted Member
	Mr. Howard Greaves	Hallamshire Historic Buildings Society
	Mr. Graham Hague	Victorian Society
	Dr. Roger Harper	Ancient Monuments Society
	Dr. Jo Lintonbon	University of Sheffield
	Mr. Bob Marshall	Royal Town Planning Institute
	Mr. Philip Moore	Sheffield Society of Architects

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#### 1. **APOLOGIES FOR ABSENCE**

Apologies for absence were received from Dr. Philip Booth (Co-opted Member), Mr. Bob Hawkins (Council for the Protection of Rural England), Mr. Stanley Jones (Hunter Archaeological Society) and Mr. Andrew Shepherd (Society for the Protection of Ancient Buildings).

#### 2. **MINUTES**

The minutes of the meeting held on 16th September, 2014 were approved as a correct record, subject to the substitution:-

(a) in item 3(i)(A) of the words "A planning application had been received to erect two properties in place of No. 31 Brick House Lane and the Head of Planning was attempting to persuade the developer to convert No. 31 into two flats", for the words "A planning application had been received in respect two properties in the same row as No. 31 and the Head of Planning was attempting to persuade the developer to convert each one into two flats"; and

(b) in item 3(ii) of the words " Brick House Lane" for the words "Brick Lane",

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and, arising therefrom, the Group noted that:-

(i) for the time being, Mr Hague would represent the Victorian Society and the South Yorkshire Industrial History Society on the Group

(ii) 31 Brick House Lane was constructed in stone rather than brick. There had been no progress regarding its proposed development, but the Head of Planning had advised that it was an important townscape building, which should be retained;

(iii) Kier, which was the company handling the disposal of Meersbrook House, felt that the restrictive covenants affecting the property were not relevant to its disposal or could be avoided or dismissed. The property had not yet been sold. Until the early 1900s, Meersbrook Park had been situated in Derbyshire;

(iv) Dr. Booth had identified two people who might be willing to represent the Landscape Institute on the Group;

- (v) the planning application regarding Brincliffe Towers had been withdrawn;
- (vi) the planning application regarding the Fleur de Lys was to be amended, which should create a better scheme;
- (vii) planning permission had been granted for the erection of a sculpture at Weston Park Museum and the Mappin Art Gallery, Western Bank;
- (vii) as yet, no date had been set for a presentation to the Group on the University of Sheffield's Masterplan, which had already been amended; and
- (viii) the development of the Non-Conformist Chapel of the General Cemetery had stalled, rather than stopped.

3. **CHAIR'S REPORT**

The Group noted that the Chair (Dr. Booth) had written to Councillor Roger Davison and Councillor Julie Dore, as yet without reply.

4. **HEAD OF PLANNING'S REPORT**

The Head of Planning reported that:-

- (a) there had been an increase, this year, in the number of planning applications;
  - (b) the new, shorter advertisements of planning applications complied with the legal regulations;
- although they provided no information regarding the nature of the developments;
- (c) English Heritage had updated its access documents and had introduced a publication on the War Memorials Trust and a guidance note on traditional windows;

The Group noted the information.

5. **SHEFFIELD SUSTAINABLE DEVELOPMENT AND DESIGN PANEL**

The Group noted that the meeting of the Sheffield Design Panel, scheduled for this month, had been cancelled.

6. **HERITAGE ASSETS**

The Group considered the following applications for planning permission for development affecting Heritage Assets and made the observations stated:-

- (a) **Demolition of outbuildings and erection of five new dwellings, associated landscaping and removal of trees at Shirle Hill House, 6 Cherry Tree Road.  
(Case Number: 14/03252/FUL)**

The Group had no objection, in principle, to the development. The Group recommended the use of a stone, or other colour, render.

- (b) **Part demolition and erection of a mixed use development, incorporating 138 studio apartments with associated works, landscaping and ancillary facilities, plus commercial unit (Use Class A3/B1) in a retained element of the existing building W W Laycock And Sons Ltd 33 - 41 Suffolk Road.  
(Case Number: 14/03505/FUL)**

The Group felt that height of the new building would impact on the existing building. The Group had no objection, in principle, to the development, subject to a greater mix of accommodation. The Group recommended the investigation of the surface behind the render of the old building.

- (c) **Alterations to building to form 10 apartments including demolition of outbuildings, removal of courtyard roof, internal alterations, erection of rear external stairway, alteration to door and window openings and provision of two conservation style rooflights at former premises of Warriss and Co, 104 Mary Street.  
(Case Number: 14/03561/LBC)**

The Group recommended that the original cart entrance be retained, perhaps as infill. The Group objected to the infilling of windows and the proposed replacement of wooden window frames with metal frames.

(Note: Mr. Moore declared an interest in this item and left the meeting for the duration of its consideration.)

- (d) **Refurbishment of building to create 16 apartments with Use Class A1/A2/B1 units and associated car parking and cycle storage at Wharncliffe House, 44 Bank Street.  
(Case Number: 14/03399/LBC )**

The Group felt that the ratio of 3 apartments to each floor was too tight. The Group had no objection, in principle, to the development.

- (e) **Relocation of Jeffcock Memorial Drinking Fountain and Water Trough, Handsworth Road  
(Case No: 14/03686/LBC )**

The Group had no objection.

## 7. MISCELLANEOUS ITEMS

Members of the Group reported on developments affecting Heritage Assets and Conservation Areas and the Group noted that:-

- (a) the proposal to demolish 48 Savile Street would be brought to the next meeting of the Group;

- (b) the Head of Planning would investigate and report back, on (A) Barnes Hall, Grenoside, (B) budleii at Wicker Arches, (C) the conversion of the Lambert Works and and (D) the proposed conversion of St. Silas Church, Hanover Square;
- (c) it would be safe to re-install the Crimean Monument, but the cost of doing so would be approximately £1m;
- (d) there was a proposal to demolish a Victorian property at Devonshire Green and to replace it with a facade. The building was not listed, but 600 objections to the development had been received ;
- (e) Brightholmlee Farm and Barns had been listed;
- (f) the recent work at Provincial House involved the installation of equipment, not development;
- (g) the painting of the former Fire Station, Devonshire Street was subject to enforcement action;
- (h) the planning permission for development of a site at Sydney Street/Sylvester Street had lapsed;
- (i) there had been a proposal to demolish the former Industry Works, later the Niche Club, due to problems of squatting. If there were proposals to develop the Industry Works and the Bernard Works, they would be brought to the Group for its consideration;
- (j) the Cow Mouth Farm Barns were not listed; and
- (k) the purchaser of the Abbey Glen Laundry intended to restore the property it to its original condition.

(Note: these minutes are subject to amendment at a future meeting.)