

Conservation Area Character Statements: Responses to Consultation

Conservation Area	Consultee*	Response Number	Response	Proposed change to document
Aston			Aston drop in event well attended. Many positive verbal comments received.	
	Councillor Haydn Wheeler (PC)	1	Objection to description of village green which was considered to be too negative	Accepted, change text
	Councillor Haydn Wheeler (PC)	2	Alteration needed to page 20 to remove negative reference to Parish Rooms, which have now been remodelled and improved in appearance.	Accepted, change text
	Mrs J Smedley (PI)	3a	Agree village green looks cluttered but nonetheless considers it an attractive space that is valued locally and used for community events.	Note proposed change relating to Response no 1.
		3b	There should be more publicity and education on the implications of conservation area status for existing homeowners and new comers.	Noted, no change
Barrow			None	
Bretby			None	
Etwall			None. Etwall drop in event well attended. Many positive verbal comments received.	
Kings Newton	Kings Newton Residents Association (O)	4a	Overarching comment: 'It is a thorough, interesting and engaging document that really focuses in on what makes Kings Newton special and worthy of conservation. Many thanks for this.'	Noted, no change
		4b	The emphasis on "the strong sense of antiquity and its own unique identity" on page 2 is really appreciated. The association is keen to retain it and prevent any more dilution of the separateness.	Noted, no change
		4c	A number of other minor comments on the text	Noted, no change
		4d	References to Ensonport Ltd need to be replaced with Samuel Jackson Growers Ltd as Ensonport have stopped trading from there.	Accepted, change text
	Melbourne Civic Society (O)	5a	Admiration and approval that such impressive and thorough documents have been produced. They will prove a valuable resource and reference for future use.	Noted, no change
Lullington			None	
Melbourne	Melbourne Civic Society (O)	5a	Admiration and approval that such impressive and thorough documents have been produced. They will prove a valuable resource and reference for future use.	Noted, no change

		5b	Attention drawn to a number of small typos and inaccuracies	Accepted, change text
		5c	Negative comment on Magnolia House – too strong	Accepted, change text
		5d	Reference to 29 Church Street out of date – site now being developed	Accepted, change text
	Mel & Allan Ferrie (PIs)	6	Requested information on the impact of including 46 Blanch Croft within the conservation area boundary.	No change
	Richard Niblett (PI)	7a	Requested information on the impact of including 36 Blanch Croft within the conservation area boundary.	No change
		7b	Objection to inclusion of 36 Blanch Croft within the conservation area boundary on the basis that there is no need to do so.	Noted, no change
	Neil Grenyer (PI)	8	Disagrees with proposed extension to conservation area to include 33, 35 and 37 South Street. Each of these properties has been significantly altered from their original appearance, do not form part of the main run of terraced properties and are not worthy of protection.	Noted, no change
	Dr Henry and Dr Sheena Wilkins (PIs)	9	Broadly in favour of conservation area extension. Reservations about additional costs that may be incurred by residents. Asked why Alma Street not also included in proposed extension.	Noted, no change
	Hilary and Ian Turner (PIs)	10a	Melbourne and Kings Newton statements are both very professional, well illustrated, detailed and interesting and will be added to the Civic Society's archive.	Noted, no change
		10b	Information offered on the history of the Old Brewery for possible inclusion in the text.	Accepted, add text
Milton			Repton drop in event well attended. Many positive verbal comments received.	
	Repton Village History Group (O)	11	The group accepts that building and development has to take place, but feels that we should support proposals in Milton and Repton that preserve or enhance the existing character of the areas. It is felt that this is especially important during a period when so much in-fill development is taking place, which could change the character of the villages.	Noted, no change
	Smiths Gore agents responding on behalf of The Church Commissioners (O)	12	Land to the west of Common Farm should be excluded from the current conservation area boundary. Objection to extent of proposed conservation area extension. Much smaller extension suggested for consideration by the Council.	Suggested changes to proposed and existing boundary needs further consideration and later report to committee.

Netherseal			None	
Newton Solney			None	
Repton			Repton drop in event well attended. Many positive verbal comments received.	
	Repton Village History Group (O)	13	The group accepts that building and development has to take place, but feels that we should support proposals in Milton and Repton that preserve or enhance the existing character of the areas. It is felt that this is especially important during a period when so much in-fill development is taking place, which could change the character of the villages.	Noted, no change
	John Shortt Chairman, Repton Parish Council (PC)	14a	Request to further extend the conservation area to include 33 and 35 Pinfold Lane. To do this would also take in the relatively new terrace of 4 cottages between 23 - 29, which are attractive and well constructed.	Change to boundary being consulted on and under consideration
		14b	Request to consider creating a conservation area at Wood End in Main Street Repton.	Not applicable
Other: Egginton	Sue Cowdery (PI)	15	Request to consider designating Egginton as a conservation area. Much of the village still has the character of the old Every estate and there is a History Association, which has written a history trail around the village.	Not applicable

Consultee categories:

PI – Private individual

O - Organisation

PC – Parish Councillor

Amendments:

The following text details the minor amendments that have been made as a result of consultation. Deleted text is struck through, and inserted text is italicised.

Response 1

Consultation Draft pg 16:

‘There is a substitute “village green”, ... on the site of former cottages ... which were demolished in the 1960’s. It is a rather strange space, dominated by the clutter of street furniture, and it creates a gap in the street, interrupting the regular rhythm formed by the continuous enclosure of buildings lining both sides of the road.’

Recommended amendment::

'There is a substitute "village green", ... on the site of former cottages ... which were demolished in the 1960's. ~~It is a rather strange space, dominated by the clutter of street furniture, and it~~ The space creates a gap in the street, interrupting the regular rhythm formed by the continuous enclosure of buildings lining both sides of the road.'

Consultation Draft pg 21:

The loss of a complete row of terrace cottages ... has created a hole in the street frontage. The replacement of these cottages with an area of amenity planting, an alternative "green", has not been entirely successful as it has no obvious public use. It has also introduced a large amount of street furniture all quite urban in character, creating a cluttered environment alien to the character of Aston – on – Trent. Nevertheless the site is very well cared for and the good standard of maintenance has made the best of an accidental open space that could otherwise have become an eyesore.'

Recommended amendment::

The loss of a complete row of terrace cottages ... has created a hole in the street frontage. The replacement of these cottages with an area of amenity planting, an alternative "green", has not been entirely successful as it has no obvious public use. ~~It has also introduced a large amount of street furniture all quite urban in character, creating a cluttered environment alien to the character of Aston – on – Trent.~~ Nevertheless the site is used for the annual well dressing festival and is very well cared for. ~~T~~ and the good standard of maintenance has made the best of an accidental open space that could otherwise have become an eyesore.'

Response 2

Consultation Draft pg 20:

'Parish Rooms within the churchyard. The alien brickwork & windows and flat roof stand out alongside the sensitively designed lychgate.'

Recommended amendment::

Omit, as the building is now radically improved.

Response 4d

Consultation Draft pg 6:

'Approaching Kings Newton from the east, the metal corrugated storage unit at Ensonport Ltd is ...

Recommended amendment::

'Approaching Kings Newton from the east, the metal corrugated storage unit at ~~Ensonport Ltd~~ Samuel Jackson Growers Ltd is ...

Response 5c

Consultation Draft pg 32:

'Magnolia House, ... is insensitive to its location both in terms of its design and materials. The brickwork and pointing are particularly unfortunate

Recommended amendment::

'Magnolia House, ... ~~is insensitive to its location both~~ does not reflect or enhance the historic character of its location either in terms of its design ~~and or~~ materials. ~~The brickwork and pointing are particularly unfortunate~~ A stronger boundary could help to integrate it with its neighbours.

Response 5d

Consultation Draft pg 33:

In other cases redevelopment has a sparse or incidental appearance, which still leaves the impression of a gap site. The two best examples of this are on Church Street, comprising "Gaybank" (no 29) on the site of nos 27 – 35 Church Street and the Senior Citizens Centre on the site of several houses fronting Castle Street and Church Street, bombed in 1940. Other examples on High Street include the forecourts of Dove's Garage and the former Wall's Garage, both of which occupy sites of substantial former buildings adjoining the highway edge.

Recommended amendment::

In other cases redevelopment has a sparse or incidental appearance, which still leaves the impression of a gap site. The ~~two~~ best examples ~~of this are on Church Street, comprising "Gaybank" (no 29) on the site of nos 27 – 35 Church Street and is~~ the Senior Citizens Centre ~~on the site of several houses fronting Castle Street and Church Street,~~ which occupies the site of several houses fronting Castle Street and Church Street, bombed in 1940. ~~Other examples on High Street include the forecourts of Dove's Garage and the former Wall's Garage, both of which occupy sites of substantial former buildings adjoining the highway edge.~~ Built in 1965, the Centre has a temporary and unsubstantial appearance. Another important gap site on Church Street, being the sites of nos. 27-35 demolished in the 1960s, was redeveloped with a bungalow, but is currently (2011) being redeveloped with housing of a more appropriate scale, detail and density.

Lesser examples of gap sites that have been redeveloped in a sparse or incidental fashion include the forecourts of Dove's Garage and the former Wall's Garage, both of which occupy the sites of substantial buildings that adjoined the highway edge.

Response 10b

Consultation draft pg 13

Add after penultimate paragraph ending: "... that was too big to be used in the home. Former woolstapling premises at No. 12, Church Street were converted in 1851 to Hair's Brewery, which continued until 1954. The rendered Church Street elevation has large openings on the top storey, originally louvred, which remain a prominent feature."

