
REPORT TO:	HERITAGE GRANTS SUB-COMMITTEE	AGENDA ITEM: 7
DATE OF MEETING:	26th May 2010	CATEGORY: DELEGATED
REPORT FROM:	DIRECTOR OF COMMUNITY SERVICES	OPEN
MEMBERS' CONTACT POINT:	PHILIP HEATH, HERITAGE OFFICER EXT. 5936	DOC:
SUBJECT:	HISTORIC BUILDING AND CONSERVATION AREA GRANT APPLICATION	REF: SEE INDIVIDUAL ITEMS
WARD(S) AFFECTED:	MELBOURNE	TERMS OF REFERENCE: DS3

1.0 Recommendations

HISTORIC BUILDING AND CONSERVATION AREA GRANTS

44 & 46, POTTER STREET, MELBOURNE

1.1 That a grant of £1512 be offered to Mrs. Deborah Potts towards eligible costs of £3,780.21 for restoration works to the front elevations of 44 & 46 Potter Street by the reinstatement of four vertically sliding sash windows, subject to the usual conditions. The grant calculation is based on the quote from Bartrams Limited dated 12th January, 2010.

2.0 Purpose of Report

2.1 To determine an application for grant assistance.

3.0 Detail

HISTORIC BUILDING AND CONSERVATION AREA GRANT APPLICATION

44 and 46, Potter Street, Melbourne

Unlisted

Melbourne Conservation Area

Applicant: Mrs. Deborah Potts

Ref: 13.13.130

3.1 44 and 46, Potter Street, Melbourne are two houses in a row of six in a prominent part of the conservation area, flanked on either side by listed buildings. Grant aid was offered and accepted for similar works at nos. 38, 40 and 42 in 2008. The other house in the row, no. 48, still has its original windows, so the grant application now under consideration will complete the restoration of all the front windows in this terrace to their original form.

3.2 Nos. 38 – 48 Potter Street are typical of late Georgian / early Victorian buildings in the conservation area. The smooth red brick in Flemish bond, the eight-over-eight pane sash windows, and the painted stone “wedge” lintels and sills, are all characteristic features.

3.3 The terrace was probably built in the 1840s, in more than one phase. The land was previously the property of the parish, and also included the row of smaller and earlier cottages at the back (now part demolished) and the former workhouse next door (nos. 24-26). The Parish sold the property in 1840, its function having been taken over by the newly-enlarged Shardlow Union Workhouse. Nos. 38 – 48 were probably built by the new purchaser soon afterwards, on the site of earlier houses. No. 38 stands on the site of the former parish “lock-up” or roundhouse.

3.4 Two competitive estimates have been provided for the four new windows, of which the lowest totals £3780.21, including VAT at 17.5%. A grant of 40% amounts to £1,512.

3.5 The windows are to be constructed in unsorted Scandinavian redwood, treated with waterborne Sikkens Cetol WV882, and painted with a waterbased system (Teknos).

4.0 Financial Implications

4.1 The sum of the grant recommended in Section 3 above is £1,512. The budget for the year 2010-11 is £5,890, so this grant allocation would leave £4,378 for allocation later in the financial year.

5.0 Corporate Implications

5.1 The continuation of the Conservation Area and Historic Building grant scheme promotes Theme 1 of the Corporate Plan: “Sustainable Growth and Opportunity”, by investing in the proper care of the finite and non-renewable historic environment and the tourism potential that is derived from it.

6.0 Community Implications

6.1 Historic building grants for unlisted buildings in conservation areas help to maintain the “cherished local scene” that conservation area legislation was first introduced to protect, by the Civic Amenities Act 1967.

7.0 Background Papers

7.1 File ref: 13.13.130