



Broxtowe
Borough
COUNCIL

Stapleford Church Street Conservation Area



Legal and Planning Services



Church Street Stapleford

Church Street Conservation Area was first designated in 1978. At its meeting on 29 March 2011, the Council's Cabinet designated an extension to the Conservation Area, to create the new boundary as shown on the map.

It is centred on the old village core and the parish church of St Helen with its Anglo Saxon Cross, the oldest Christian memorial in the Midlands, from 680 - 780 A.D.

Castle College's Arthur Mee Centre, from the late 19th Century, is a significant contributor with its red brick and slate.

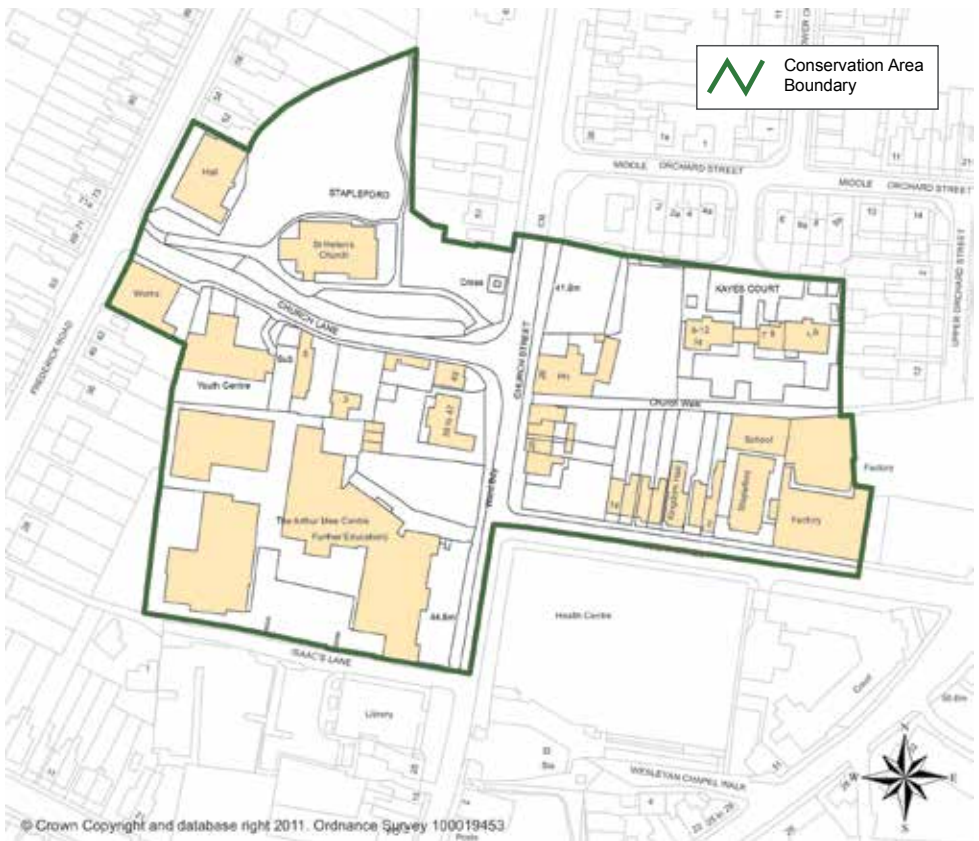


The extension includes Whiteley Mill, a former silk mill, an attractive late 19th century building with fine architectural details to its windows, eaves, and gables.

What is a conservation area?

Conservation areas were first introduced following The Civic Amenities Act 1967 to protect the attractive historic character of towns and villages. Today the main protection of these areas comes under section 69 of the Planning (Listed Buildings and Conservation Areas) Act 1990.

Many people enjoy living within conservation areas because of their special character and appearance, and the protection from development that would harm these qualities, which the additional controls provide.



Planning control in a Conservation Area

Designation provides a basis for policies designed to preserve or enhance all the aspects of character or appearance that define an area's special interest.

Within a conservation area the Council has extra controls over:

- Minor developments e.g. extensions to houses
- Demolition
- The protection of trees

These controls take the form of the need for planning permission and/or conservation area consent.

The following notes are a summary only of what may need Planning Permission since 1 October 2008. If in doubt, contact the planning office or visit the planning part of the council's web site.

Additional planning permission to general development controls is required in Conservation Areas for:-

- Any extension if the enlarged part of the house would extend beyond a wall forming a side elevation of the original house; or
- the enlarged part of the house would have more than one storey and extend beyond the rear wall of the original house
- Roof extensions
- Cladding the exterior of a house with stone, artificial stone, tiles, plastic, timber, pebble dash or render.
- Installing solar panels on a wall on the principal or side elevation of a dwelling or building within the curtilage, which would be visible from a highway - including a building in garden or grounds and stand alone solar panels
- Development where any part of the building, enclosure, pool, shed, fuel tank or container would be at the side of the property

Further:-

- You will need **conservation area consent** to demolish a building with a volume of more than 115 cubic metres; and to demolish a gate, fence, wall, or railing over 1 metre high where next to a highway or public open space; or over 2 metres high elsewhere.
- You need to **give 6 weeks notice** before carrying out work on trees (trees greater than 7.5cm in diameter, measured 1.5m above the ground)
- Check roof works with the council
- Check with the council about garage conversions; and installing satellite dishes, aerials and antennae; and flues

Any enquiries, contact the Planning Policy Section: 0115 917 7777 extensions 3468, 3482 or 3452



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