

Minutes of meeting of the Conservation Area Advisory Committee of Saddleworth Parish Council
Held at the Civic Hall, Lee Street, Uppermill on **Monday 1st March 2010**

There were present: Councillor Mr. M. Buckley – Chairman
Councillor Mr. B. Cullen – Vice Chairman
Mr. J. Carr
Mr. D. Chadderton
Mr. R. Darlington
Mr. D. Sanders

Apologises: Mr. J. Grayson & Mr. V. Khadem

Ref:	Applicant	Location
PA/057832	Mr N Childs	Doyen House, 8 Buckley Drive, Denshaw Conversion of and extension to existing garage to form detached dwellinghouse (Re-submission of PA/056668/09)

Recommendation: REFUSAL

The proposal appears to be little different from that previously submitted and refused by the Planning Inspector. The reduction in height has made little difference to the appearance and massing, in addition the loss of the chimney stack is a loss of character. Although on the previous proposal the porthole window is an inappropriate feature on this style of building.

HH/057837	Mr K Brown	24 Ladhill Lane, Greenfield Erection of two storey front extension following demolition of existing conservatory.
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Recommendation: APPROVAL

The recommendation was a fine balance, the committee felt that the design is poor

HH/057788	Mr Chris Barlow	10 Whitehead Close, Greenfield Three storey rear extension
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Recommendation: APPROVAL

PA/057798	VDP Trainers Consortium	14 High Street, Uppermill Formation of access ramp with handrail
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Recommendation: APPROVAL

As this is a feature of the Conservation Area, the ramp should be constructed of reclaimed stone to match the existing and stone steps should be used. The railings should be suitable style for the Conservation Area. Simple wrought iron or cast iron, not tubular steel.

LB/057423 Mrs Kiveal

43 Platt Lane, Dobcross
Installation of replacement windows

Recommendation: REFUSAL

The proposals are unacceptable in terms of style and details on this important Grade 2 listed building. Photos SDC100328963010000, SDC10038963010000 & SDC10041896301000 illustrate correct window types for this style and period of building. Mullion windows should be glazed with small six light panes, or sliding Yorkshire sashes in two or more sections. Glazing bars and frames should be slim in profile and would typical have a lambs tongue or similar moulding. Good modern examples of this can be seen on the upstairs windows of SDC10038963010000. An original eighteen century set of windows survives on the upper floor of Bridge House in Dobcross (SDC10328963010000).

LB/057820 Mr C Bradbury

Fairbank Farm, Lee Side, Diggle
Extension to previously approved application LB/52360/06 for the installation of new door and windows, formation of new structural opening in existing wall, installation of internal staircase and glazed porch link existing outbuildings.

Recommendation: APPROVAL

The multiple light window on the out-building should be retained if this is an original window.

LB/057843 Mr D Royle

Knarr Clough, Thurston Clough Road, Delph
Single storey rear extension

Recommendation: APPROVAL

PA/057586 Mr Brian Taylor

Shiloh Farm Barn, Shiloh Lane, Strinesdale
Re-submission of PA/56803/09 for change of use from barn to dwelling house and installation of septic tank.

Recommendation: APPROVAL

Subject to use matching reclaimed materials for any alterations.
