

Minutes of the Meeting of the Conservation Areas Advisory Committee of Saddleworth Parish Council
Held at the Civic Hall, Lee Street, Uppermill on **Monday 7th January 2008**

There were present:

Cllr. Mr. M. Buckley – Chairman
Cllr. Mr. R. Blrse – Vice Chairman
Mr. J. Carr
Mr. D. Chadderton
Mr. R. Darlington
Mr. J. Grayson
Mr. D. Latimer
Mr. V Khadem
Mr. D. Sanders

Apologises - None

Ref:	Applicant	Location
LB/054315	Mrs. L. Butterworth	Barn Adjacent to Fairbanks Cottage, Bleak Hey Nook Lane, Delph Conversion and partial rebuilding of former barn to single dwelling house

Recommendation APPROVAL

The Committee has a number of concerns and approval is subject to the retention of the existing fabric on the front and gable of the building, to demolish and re-build this proportion of the building is an unacceptable loss of historic content. The Committee would strongly recommend that underpinning of the existing foundations is carried out as an alternative to wholesale demolition and rebuild. Another major concern is the extension of the curtilage into the green belt for a garden, a small parking space adjacent to the gable with to the back door would be acceptable. Plantings in the garden would be out of character with the openness of the hillside and would affect the setting of this Grade 2 listed building. The wooden door could possibly be replaced by an appropriate glass panel. We would also like to point out that the two light mullion window shown on the upper part of the roadside elevation should be a three light window

PA/054314	Mrs. L. Butterworth	Barn adjacent to Fairbanks Cottage, Bleak Hey Nook Lane, Delph Conversion and partial rebuilding of former barn into dwelling house Change of use of land to garden and provision of parking space.
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Recommendation SEE ABOVE

HH/054103 Mrs. C. Taylor

Stonesbreaks Farm, Stonesbreaks Road Springhead
Car Port

Recommendation APPROVAL

HH/054122 Mr. C. Ball

Higher Tunstead Farm, Tunstead Lane, Greenfield
Subdivision of existing house into two dwellings, including two storey side extension forming entrance, kitchen, utility room and staircase to first floor and single storey rear extension forming WC and storage area.
Change of use of and extension to existing outbuilding to form dwelling house

Recommendation

This is clearly a historic building but we are unable to comment due to the absence of plans

HH/054372 Mr. & Mrs. Gabrilatsou

The Vicarage, 1 Park Lane, Greenfield
Single storey rear extension forming kitchen and family room
Detached garage

Recommendation APPROVAL

Subject to use of matching materials (stone) throughout, rendered walls are unacceptable on building of this quality