



# CABINET

29 March 2017

A meeting of the CABINET will be held on Thursday, 6th April, 2017, 6.00 pm in Committee Room 1 - Marmion House

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## A G E N D A

### NON CONFIDENTIAL

**1 Apologies for Absence**

**2 Minutes of the Previous Meeting** (Pages 1 - 4)

**3 Declarations of Interest**

*To receive any declarations of Members' interests (pecuniary and non-pecuniary) in any matters which are to be considered at this meeting.*

*When Members are declaring a pecuniary or non-pecuniary interest in respect of which they have dispensation, they should specify the nature of such interest. Members should leave the room if they have a pecuniary or non-pecuniary interest in respect of which they do not have a dispensation.*

**4 Question Time:**

To answer questions from members of the public pursuant to Executive Procedure Rule No. 13

**5 Matters Referred to the Cabinet in Accordance with the Overview and Scrutiny Procedure Rules**

None

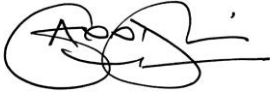
**6 Small Business Grants** (Pages 5 - 14)

(The Report of the Portfolio Holder for Regeneration)

**7 Tamworth Conservation Areas** (Pages 15 - 50)

(The Report of the Portfolio Holder for Regeneration)

Yours faithfully

A handwritten signature in black ink, appearing to be 'A. S. P.', written over a circular stamp or mark.

**Chief Executive**

*People who have a disability and who would like to attend the meeting should contact Democratic Services on 01827 709264 or e-mail [committees@tamworth.gov.uk](mailto:committees@tamworth.gov.uk) preferably 24 hours prior to the meeting. We can then endeavour to ensure that any particular requirements you may have are catered for.*

To Councillors: D Cook, R Pritchard, S Claymore, S Doyle, J Goodall and M Thurgood.



**MINUTES OF A MEETING OF THE  
CABINET  
HELD ON 16th MARCH 2017**

**PRESENT:** Councillors D Cook (Chair), R Pritchard (Vice-Chair), S Claymore, S Doyle, J Goodall and M Thurgood

The following officers were present: Anthony E Goodwin (Chief Executive), Rob Barnes (Corporate Director Communities, Partnerships and Housing), Anica Goodwin (Director - Transformation and Corporate Performance), Matthew Bowers (Head of Managed Growth, Regeneration and Development), Steve Pointon (Head of Strategic Housing Services), John Gunn (Development Manager) and John Day (Corporate Performance Officer)

**96 APOLOGIES FOR ABSENCE**

There were no Apologies

**97 MINUTES OF THE PREVIOUS MEETING**

The minutes of the meeting held on 16 February 2017 were approved and signed as a correct record.

*(Moved by Councillor R Pritchard and seconded by Councillor S Claymore)*

**98 DECLARATIONS OF INTEREST**

There were no Declarations of Interest.

**99 QUESTION TIME:**

None

**100 MATTERS REFERRED TO THE CABINET IN ACCORDANCE WITH THE  
OVERVIEW AND SCRUTINY PROCEDURE RULES**

None

**101 ANNUAL REPORT AND CORPORATE PLAN**

The Leader of the Council and Chief Executive provided Members with the details and information relating to the Council's Corporate Plan for the period 2017-2020 and thereby enables an informed decision on 'adoption'.

**RESOLVED:** That Members endorsed the ambitions, plans and proposals that comprise the document and in doing so adopt the Council's Corporate Plan for the period 2017-2020.

*(Moved by Councillor D Cook and seconded by Councillor R Pritchard)*

**102 PLANNING APPLICATIONS - STREAMLINING INFORMATION REQUIREMENTS AND VALIDATION**

The Portfolio Holder for Regeneration seeking Members approval to the revised information requirements for planning applications.

**RESOLVED:** That Members

- 1** approved the revised information requirements for planning applications as set out in the appendix to this report for consultation;
- 2** authorised consultation on the revised information requirements for a period of 6 weeks in accordance with statutory requirements; and
- 3** authorised the Portfolio Holder for Regeneration, the Corporate Director Growth, Assets and Environment and the Solicitor to the Council and Monitoring Officer to make any minor amendments arising from the consultation exercise and to adopt the revised information requirements.

*(Moved by Councillor S Claymore and seconded by Councillor D Cook)*

**103 NORTH WARWICKSHIRE NEW DRAFT LOCAL PLAN 2016 CONSULTATION**

The Portfolio Holder for Regeneration advised Members of the latest consultation from North Warwickshire Borough Council on its new draft Local Plan 2016 and supporting documents and to agree a response.

- RESOLVED:** That Members
- 1 noted the policies and proposals contained within the North Warwickshire New Draft Local Plan 2016 and evidence base; and
  - 2 approved the comments contained in Appendix A to be made to North Warwickshire Borough Council on the North Warwickshire New Draft Local Plan 2016.

*(Moved by Councillor S Claymore and seconded by Councillor D Cook)*

#### **104 HOMELESSNESS PREVENTION STRATEGY UPDATE**

The Portfolio Holder for Housing Services informed Members on the progress regarding the implementation of the Homelessness Prevention Strategy 2016-20 provided an update on the wider policy context that directly impacts on the Council's capacity to assist local people in housing need. Additionally the report seeks Members approval of a number of key policies that will further support the delivery of the Strategy Action Plan and strengthen the Council's approach to the prevention of homelessness whilst also seeking the approval for an increase in the budget for temporary accommodation for the 2016/2017 financial year. Also seeking approval from the Members to formerly end the tender process for the proposed Practical Support scheme and agree alternative uses for the £25K allocated resources for this project be explored.

- RESOLVED:** That Members
- 1 approved the Discharge of Duty into the Private Rented Sector Policy;
  - 2 approved the Temporary Accommodation Policy;
  - 3 agreed to the conclusion of the Council's Sanctuary Scheme and approved changes to the manner in which the Housing Solutions Fund is administered to prevent homelessness;
  - 4 approved an increase of £100K in the Bed and Breakfast income and expenditure budgets for the 2016/2017 financial year as set out in the financial implications section of the report; and
  - 5 confirmed the termination of the current procurement exercise for the provision of a Practical Support

Service.

*(Moved by Councillor M Thurgood and seconded by Councillor D Cook)*

## **105 EXCLUSION OF THE PRESS AND PUBLIC**

**RESOLVED:** That members of the press and public be now excluded from the meeting during consideration of the following item on the grounds that the business involves the likely disclosure of exempt information as defined in Paragraph 3 of Part 1 of Schedule 12A to the Local Government Act 1972 (as amended).

*(Moved by Councillor D Cook and seconded by Councillor R Pritchard)*

## **106 UPDATE ON THE PROVISION OF THE SHOP MOBILITY SERVICE**

The Portfolio Holder for Assets and Finance advised Members of the current situation regarding the external provision of the Shop Mobility Service and to seek Members approval to waive the Procurement requirements of Financial Guidance to allow the Mercian Ability Partnership (MAP) to continue to run the service without the need for a competitive tender process.

**RESOLVED:** That Members endorsed and approved the recommendations as contained within the report

*(Moved by Councillor R Pritchard and seconded by Councillor D Cook)*

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Leader

THURSDAY, 6TH APRIL 2017

### REPORT OF THE PORTFOLIO HOLDER FOR REGENERATION

#### TAMWORTH START UP BUSINESS GRANT

##### EXEMPT INFORMATION

Not applicable

##### PURPOSE

The purpose of this report is to seek approval for a Start-Up Business Grant scheme for individuals wishing to start up in self-employment or business and young businesses that have been trading for no more than 3 years. The report also seeks approval for amendments to Grants subcommittee constitution and a virement of £20,000 from the Voluntary and Community sector budget, GS1002 57025 to the Economic Development and Regeneration budget, GS0402 34537 per annum for a 3 year period, until 31<sup>st</sup> March 2020.

##### RECOMMENDATIONS

- That the principles of the Start-up Business Grant are approved.
- That Cabinet recommends full Council to amend the Cabinet Grants (Sub Committee) constitution to include the addition of the Start-up Business Grants scheme.
- That Cabinet Grants (Sub Committee) makes final decisions on all Start Up Business Grants applied for on a quarterly basis.
- That an annual budget is created within the Economic Development and Regeneration service area, GS0402 34537, by way of a virement of £20,000 from the Voluntary and Community sector budget, GS1002 57025 per annum subject to annual budget agreements and reviews up until 31<sup>st</sup> March 2020.
- That the impact and need for a business grants scheme be reviewed on an annual basis through the business planning process and relevant key performance indicators.
- That after 3 years, a report on the success of the project be formally reported to Cabinet, detailing at a minimum impact, outcomes and learning.

##### EXECUTIVE SUMMARY

For the past 7 years through the Voluntary and Community Sector budgets, Tamworth Borough Council has contracted out the provision of business support in various forms to an external supplier, BDS Ltd. These contracts provided a mixture of one to one support and workshops aimed at improving skills within the local business community.

The Economic Development and Regeneration (EDR) team works with partners across the two Local Enterprise Partnership (LEP) Geographies to deliver, promote and monitor a number of grants to businesses, however there is little or no financial support for individuals and very new businesses. Any funding currently available to businesses tends to come with a requirement to “match” the amount being granted and have strict requirements on the type of business applying and the business activity they deliver. These requirements leave a large number of small new businesses unable to access start up finance. Over the years the EDR team has had a number of enquiries from individuals requiring small amounts of money to buy equipment, help with marketing or buy relevant insurances in order to allow them to trade.

The Council has recently engaged with Solihull Council to deliver a European funded

enterprise programme called Enterprise for Success which offers 12 hours of one to one advice for:

- Individuals to explore the idea of starting their own businesses
- Business to actually start up
- Businesses that have been trading for up to 3 years.

The contract to deliver this work has been given to Blue Orchid Limited, who has 15 years of experience running similar contracts across the country. Blue Orchid will provide their services at no cost to the Council as this forms part of their existing contract with Solihull MBC, through the Enterprise for Success contract, which the EDR service already contributes £10,000 towards per annum and matches officer time to.

This programme ensures individuals and businesses have the right skills they need to run their business and results in the creation of a business plan.

The Council currently offers a number of small grants to encourage Voluntary Sector growth, and sporting achievement, it currently does not directly offer anything for individuals looking to start their own business.

The proposal, using £20,000 per annum that was previously used to fund BDS Ltd support to businesses, will be to award grants of between £500 and £1500 to new and young (up to 3 years old) businesses. This funding will be directly used to address a significant gap in small finance for self-employment and start-ups. This grant in combination with the one to one support available by Blue Orchid will significantly contribute towards helping to promote entrepreneurship, self-employment and new business start-ups in Tamworth that have seen low levels across the Borough in the past.

A requirement of receiving these grants and satisfying some basic eligibility criteria will be to attend the Enterprise for Success courses, and receive 12 hours of support culminating in the production of a basic business plan. It is the intention to deliver all of this activity from the soon to be opened Tamworth Enterprise Centre at Philip Dix House – formerly the Phil Dix Centre.

Grant applications will be recommended to the Cabinet Grants (Sub committee) on a quarterly basis for approval. Eligibility and grant criteria are attached in Appendix 1. The process from enquiry through to award of grant can be found in Appendix 2. Staff from the EDR Team will work closely with Blue Orchid, the company awarded the contract to deliver the Enterprise for Success project, to ensure individuals are right for the grant scheme and have the basic skills in place to maximise success and minimise risk of failure. Success will be measured against the number of people becoming self-employed, registered their business and jobs created.

The EDR team will work closely with Blue Orchid to ensure the grant meet the needs of the customer base. Take up, needs of customers and all of the criteria will be reviewed on a quarterly basis after every funding round. An annual review, in line with the corporate business planning process and key performance indicators will be put in place. Upon completion of the project in 2020, the whole, 3 year, project will be fully assessed, with outcomes, impact and learning summarised in a report to Cabinet.

#### **OPTIONS CONSIDERED**

**Do nothing** – Small businesses will have no funding options to help their business set up and grow. By delivering small grants, the Borough Council can provide a pipeline of individuals and businesses for the Tamworth Enterprise Centre and the Enterprise for Success programme it is jointly delivering, also improving entrepreneurial skills, enterprise creation and raising aspirational levels in Tamworth.

**Deliver a business support service similar to previous years** – Due to the development of Growth Hubs by the LEPs there is now a variety of online and face to face support available to businesses. A further business support scheme would confuse potential end users and create duplication in service provision, in affect cannibalising an already small pool of individuals who may want to start their own business. Therefore the small grant scheme is



seen as the best approach as it will encourage take up of existing support schemes and provide financial support to businesses, who are currently unable to attract funding.

### **RESOURCE IMPLICATIONS**

£20,000 is currently allocated for this project, for the next 3 years financial years in the Voluntary and Community sector budget – GS1002 57025. A virement will be required to move the £20,000 to Economic Development budget GS0402 34537. Success of the grants programme will be reviewed on annual basis, to ensure relevance to residents and appropriate take up. Any budget underspent at year end will be transferred to a retained fund subject to the Revenue Reserves Policy Statement.

The Business Liaison Officer post from the EDR team will be primarily involved in liaising with individuals and assessing initial applications in conjunction with Blue Orchid. Whilst there is additional workload created from this grant fund, it improves engagement with local businesses / residents, raises the profile of the Council in supporting Enterprise and will help towards generating activity from the Tamworth Enterprise Centre. The costs of administering the grant scheme will be met from existing budgets and staff resources.

### **LEGAL/RISK IMPLICATIONS BACKGROUND**

The main risks are that grants to individuals and new starts ups are not spent on the items they were approved for. This will be mitigated by ensuring that applicants must go on the 12 hours Enterprise for Success course, and produce a basic business plan before they can receive the grant. The grants will be monitored by the EDR team in conjunction with Blue Orchid, with supporting relevant information received, (e.g. as invoices, receipts and photos of goods), before the grant is released.

### **SUSTAINABILITY IMPLICATIONS**

Whilst the EDR team will be responsible for delivering the Start-up Business Grant, ultimate responsibility for the annual budget lies with the Head of Partnerships and Commissioning. The Start Up Business Grants programme will be reviewed on an annual basis to ensure that take up is at an appropriate level, with recommendations made should this not be the case. The whole project will be reviewed in 2020 with outcomes, impact, learning and recommendations for future delivery being made to Cabinet.

### **BACKGROUND INFORMATION**

None

### **REPORT AUTHOR**

Matthew Fletcher – Senior Economic Development and Regeneration Officer

### **LIST OF BACKGROUND PAPERS**

Report of the Leader of the Council – Cabinet Report, 26<sup>th</sup> November 2015 – VCS and Locality Commissioned Services Contract Review.

### **APPENDICES**

Appendix 1 – Tamworth Start up Business Grants – Guidance and Criteria

Appendix 2 – Application process flowchart

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# **Tamworth Start Up Business Grant**

## **Guidance Notes for Applicants**

### **1. Purpose:**

The Tamworth Start-Up Business Grant is designed to offer grants of between **£500** and **£1500** to individuals wanting to set up a new business, become self-employed or for existing small business, up to 3 years old, to grow.

In conjunction with 12 free hours of business support provided by Blue Orchid through the Enterprise for Success Programme, individuals or small businesses will ultimately benefit from a business plan, start up advice and if successful a grant to help them establish and grow.

### **2. Grant detail:**

- Minimum **£500** up to a maximum of **£1500**.
- The grant is designed to assist businesses in getting over barriers preventing them from trading, starting up, reaching new customers or dealing with unexpected costs.
- Grants **can be** used towards items such as the following examples:
  - Insurances – public liability, professional indemnity
  - Professional qualifications – e.g. Gas Safe, ISO quality standards, membership of a professional body.
  - Equipment.
  - Set up fees – registration / incorporation.
  - Marketing
  - Inventory / stock.
- Grants **cannot** be used for:
  - Refundable rental deposits
  - Income tax or national insurance payments
  - VAT (unless the business is not VAT registered)
  - Working Capital – for cash / debtor / creditor management excluding stock.
  - Lease / Hire Purchase
  - Personal Vehicles
  - Purchase of an existing business
  - Salaries or owner drawings
  - On-going premises/rental costs
  - Recurring business running expenses, such as business rates, mobile phones, broadband etc.
  - Any other cost the Council may from time to time deem to be ineligible.

### **3. Who can apply?**

#### **Eligible:**

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**Either:**

- Individuals who have a permanent residence with the boundary of Tamworth Borough Council.

**Or**

- A small business that has been trading for **no more than 3 years**, with **no more than 5 employees**, registered in and actively trading from within the boundary of Tamworth Borough Council.

**Ineligible:**

- Applicants that do not live in Tamworth or wish to open a premises outside of the Borough.
- Applicants who have not been given the correct and relevant permission (Mortgage holder / landlord / planning permission etc) to run a business from their premises or home address.
- Businesses that have been **registered / trading for more than 36 months** (3 years)
- Business activities deemed as counter-productive to any of Tamworth Borough Council's policies and strategies. These include but are not exclusive to: Betting Shops; ticket agents; landlords; money lending; debt factoring; hire purchase financing; projects which have as their object the promotion of political or religious views; social clubs; night clubs; nudity; illegal or immoral activities.
- Any other business that the Council may from time to time deem to be ineligible.
- Projects, activities or events which promote or condone extremist ideology, activities or terrorism.

**4. When can I apply for a grant?**

Grant applications can only be submitted quarterly in rounds and must be submitted by the **last** Friday of the following months:

- Round 1 - June
- Round 2 – September
- Round 3 - December
- Round 4 – March

A maximum of **£5000** will be awarded in grants per quarterly round. If grants awarded do not meet the quarterly round total of £5000, any amount unspent will be rolled over to the next round.

Grant applications will then be taken to the Council's Cabinet Grants (Sub-Committee) for approval within a month of the round deadline.

**5. How do I apply for funding?**

To register interest and check if you are eligible for a grant please contact:

Lorraine Farley (Business Liaison Officer)

01827 709 525 or [lorraine-farley@tamworth.gov.uk](mailto:lorraine-farley@tamworth.gov.uk)

**Before** a grant can be applied for applicants **must** attend a 12 hour / 2 day workshop ran by Blue Orchid as part of the Council supported Enterprise for Success Programme. More information can be found here:  
<http://www.enterpriseforsuccess.co.uk/>

Once interest in the grant is registered with Tamworth Borough Council, details will be passed to Blue Orchid to arrange attendance at a relevant workshop. Application forms will be handed out at the workshops **only**. These workshops will be held at least **monthly** at the Tamworth Enterprise Centre – Corporation Street, Tamworth, B79 7DN. <http://www.tamworthenterprisecentre.co.uk/>

Advisors from Blue Orchid will support applicants in completing the application form and completing a basic business plan. Final applications **must be** signed by a Blue Orchid Business Advisor.

#### **6. Payment of grant funding:**

- As part of the application process, applicants must provide relevant evidence of the cost of goods and services proposed for purchase.
- Goods / services purchased no more than one month prior to the date of application will be eligible for the grant if proof of purchase can be provided.
- Businesses must purchase or order eligible services and goods, submitting proof of expenditure (i.e. invoices and / or receipts) within 3 (three) months of the date of the grant approval letter.
- All grant funding will be paid by BACS directly into the applicant's bank account.
- Once the application is approved by the Cabinet Grants (Sub-committee) a formal award letter will be sent to the Applicant, for signing. Once a signed letter has been received by the Council, payment will be released.

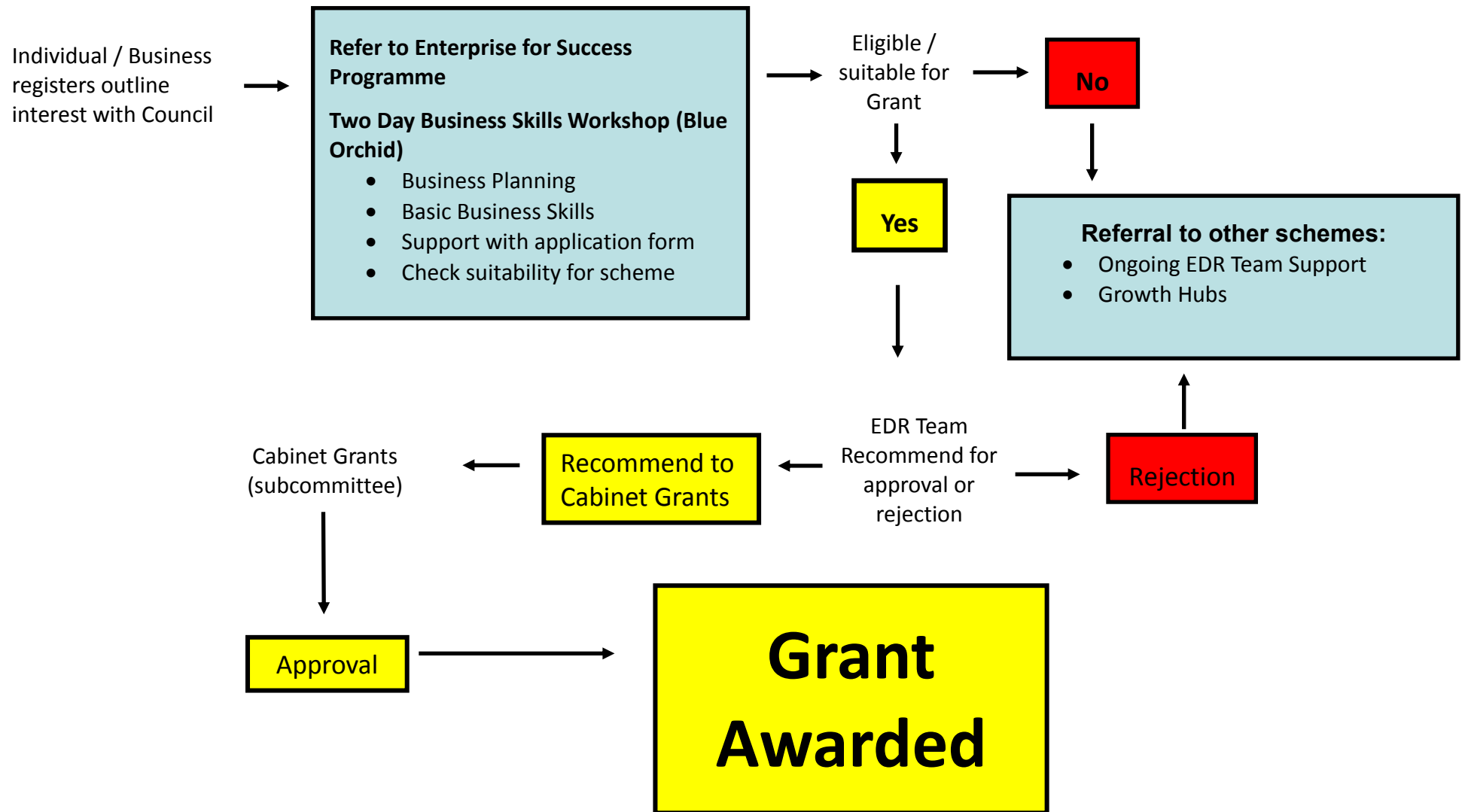
#### **7. Terms and Conditions:**

Tamworth Borough Council reserves the right to change any of the eligibility criteria and details of the grant with no advanced notice.

Any grant awarded will be conditional upon the applicant agreeing to the Council's Terms and Conditions. These terms and conditions form the basis of the agreement between the applicant and the Council. If the applicant accepts the offer, he / she is agreeing to all the Council's Terms and Conditions. **Failure to adhere to the terms and conditions may result in recovery of the grant wholly or in part.**

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## Tamworth Start Up Business Grant - Process



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THURSDAY, 6 APRIL 2017

**REPORT OF THE PORTFOLIO HOLDER FOR REGENERATION****TAMWORTH CONSERVATION AREAS****EXEMPT INFORMATION**

None

**PURPOSE**

To seek approval of the draft Conservation Area Management Plans (CAMP) for each of the seven Conservation Areas and to report the results of the 6 week public consultation on each of the documents.

**RECOMMENDATIONS**

That Cabinet resolves to approve :

- Draft Albert Street/ Victoria Road CAMP March 2017
- Draft Amington Green CAMP March 2017
- Draft Amington Hall CAMP March 2017
- Draft Dosthill CAMP March 2017
- Draft Hospital Street CAMP March 2017
- Draft Tamworth Town Centre CAMP March 2017
- Draft Wilnecote CAMP March 2017

And that Cabinet resolves to adopt them as the final version of the documents

**EXECUTIVE SUMMARY**

Subsequent to the approval by Members at the November 2016 Cabinet meeting for each of the draft CAMP's to be consulted with the community over a 6 week period, each of the responses received have been assessed and amendments made where appropriate. The final management plans have been produced in order to be adopted as final versions for each of the seven conservation areas. These documents can be accessed at:

<http://www.tamworth.gov.uk/tamworth-conservation-area-management-plan-review>

**CONSULTATION**

The seven CAMP's along with a questionnaire were consulted amongst the community using the following methods:-

- Letters and emails to statutory bodies;
- Letters and emails to persons registered on the mailing list as interested in Council consultations;
- Each of the CAMP's were placed in the Council libraries and Marmion House reception;
- Advertisement on front page of the website and a dedicated webpage in the conservation section;
- Letters/ emails to local heritage groups;
- Flyers on local church notice boards advertising the consultation (Dosthill, Amington)
- Officers available for assistance with enquiries regarding the consultation.

Below is a summary of comments received and any action taken (full copies of responses and officer responses are included at Appendix 1):

#### Albert St /Victoria St CAMP (1 response)

##### Summary of responses:

- Welcoming the document, and references to the importance of archaeology in decision making (general response covering all areas)

**Actions as a result of the consultation:** No further actions required.

#### Amington Green CAMP (4 Responses)

- Respondents viewed the positive characteristics of the Conservation Area as the historic features, vegetation open space and trees;
- Respondents viewed the negative characteristics of the Conservation Area as building condition (in particular Amington House); street furniture such as the lamp post and bins and seating not in character, lack of maintenance of the green, poor condition of the mini-roundabout; and a TPO placed on trees on the green;
- Respondents suggested that Bolehall Manor should be assessed for local/national listing

**Actions as a result of the consultation:** Bolehall Manor passed to the Local Listing process to be further assessed; conversation to be held with highways regarding the improvements needed to round about and street furniture.

#### Amington Hall CAMP (1 Response)

- Welcoming the document, and references to the importance of archaeology in decision making (general response covering all areas)

**Actions as a result of the consultation:** No further actions required.

#### Dosthill CAMP (2 Responses)

- Welcoming the document, and references to the importance of archaeology in decision making (general response covering all areas)

**Actions as a result of the consultation:** No further actions required.

#### Hospital St CAMP (3 Responses)

- Respondents viewed the positive characteristics as the Moorgate School and greenspace surrounding, historic detailing; vegetation;
- Respondents viewed the negative characteristics as street furniture, condition of buildings, loss of historic features such as coping to wall on Barbara Street; need more historic interpretation such as the old cattle route;
- A respondent viewed that the Leys and Ludgate to the Railway Bridge should be investigated for inclusion within the conservation area;
- A respondent suggested that the 'old dairy' or 'pop factory' should be assessed for local/national listing and that the Moorgate School should be considered for national listing.

**Actions as a result of the consultation:** The old Dairy/pop factory passed to the Local Listing process to be further assessed. The Leys and Ludgate up to the Railway bridge was assessed for potential inclusion into the conservation area, however it was considered that the relationship between the Leys and the Conservation Area had become too fragmented and separate from Leys House, and Ludgate was not of the quality as the remainder of the streets of the Conservation Area in terms of historic detailing and authenticity.

#### Tamworth Town CAMP (4 Responses)

- Respondents viewed the positive characteristics of the conservation area as the historic features and detailing, walls, gates and railings and vegetation;
- Respondents viewed the negative characteristics of the conservation area as signage, street furniture and shopfronts;
- Greater tourist possibilities, restoration of shopfronts to be more medieval and promotion of community uses were suggestions of how to improve the conservation area;

**Actions as a result of the consultation:** More wording regarding community uses inserted into the CAMP.

## Wilnecote CAMP (7 Responses)

- Respondents viewed the positive characteristics regarding the conservation area were mature trees, historic detailing, shop fronts, signage;
- Respondents viewed the negative characteristics regarding the conservation area were signage, shop fronts, building condition, poor street furniture;
- Respondents viewed that the Wilnecote Board School should be assessed for local/national listing and included within the conservation area, along with 2 listed buildings;

**Actions as a result of the consultation:** Wilnecote Board school passed to the Local Listing process to be assessed for local listing. The building and the 2 listed buildings were assessed in accordance with the significance of the Conservation Area and the criteria developed by Historic England, however it was judged not to be appropriate to include within the conservation area.

## **OPTIONS CONSIDERED**

An option would be not to adopt the draft CAMP's, however this would clearly not be in accordance with government guidance and the best interests of the historic assets which the Council aims to preserve and enhance. The last review was undertaken 8 years ago, so there is already a need to review the conservation areas in accordance with the guidance.

## **RESOURCE IMPLICATIONS**

The main resource implications are the insertion of electronic versions of the documents on the website. It is not anticipated that paper copies will be required, however officers are able to print copies if required. All expenditure can be accommodated within current department budgets.

## **LEGAL/RISK IMPLICATIONS BACKGROUND**

Not updating the reviews of the Conservation Areas weakens the purpose of these Historic Assets, meaning that Conservation Areas can obtain an 'at risk' status and potentially can be disbanded, having negative implications for the Council.

## **SUSTAINABILITY IMPLICATIONS**

Heritage assets are seen as a finite and diminishing resource and their retention and reuse constitutes sustainable development in line with the National Planning Policy Framework. The designation and revision of the conservation areas will assist in the conservation of heritage assets.

## **BACKGROUND INFORMATION**

Section 69(2) of the Planning (listed Buildings and Conservation Areas) Act 1990 states that Local Authorities should review their Conservation Areas from time to time to ensure that the Conservation Area is still fulfilling its purpose and has a set of actions in place for managing the changes within the Conservation Area.

Tamworth Borough has a total of 7 Conservation Areas which were last reviewed in 2008 through a series of Conservation Area Appraisals. Following these appraisals a draft management plan for each area has been produced setting a number of actions for their future management (appendix 2).

## **REPORT AUTHOR**

Matthew Bowers, Head of Managed Growth, Regeneration and Development x276  
Sushil Birdi, Senior Planning Policy and Delivery Officer x279

## **LIST OF BACKGROUND PAPERS**

<http://www.tamworth.gov.uk/tamworth-conservation-area-management-plan-review>

- Draft Albert Street/ Victoria Road CAMP March 2017
- Draft Amington Green CAMP March 2017
- Draft Amington Hall CAMP March 2017
- Draft Dosthill CAMP March 2017
- Draft Hospital Street CAMP March 2017
- Draft Tamworth Town Centre CAMP March 2017
- Draft Wilnecote CAMP March 2017

## **APPENDICES**

Appendix 1 - Responses to the CAMP consultation November 2016 to January 2017



# Responses to Tamworth Conservation Area Management Plans Consultation

November 2016 to January 2017

	<b>1. What in your opinion are the positive characteristics of the conservation area</b>	<b>2. What in your opinion are the negative characteristics of the conservation area</b>	<b>3. Do you agree with the boundary identified for the Conservation Area?</b>	<b>If No, please explain why and if possible provide evidence to demonstrate why an area should be included or excluded?</b>	<b>4. Sections 3, 4 &amp; 5 contains actions for the management of the Conservation Area over the next 5 years. Do you agree with these management actions?</b>	<b>If no, please explain</b>	<b>5. Are there any additional management actions you believe should be included?</b>	<b>6. Appendix 1 makes an assessment of the positive and negative aspects of the conservation area and lists opportunities for improvement. Do you agree with this assessment?</b>	<b>If no, please explain</b>	<b>7. Are there any outstanding buildings, monuments or structures within or outside the conservation area in the Tamworth Borough (which are not listed) which you feel should be considered for national or local listing?</b>	<b>If Yes, could you please provide the address or describe the location of the building and provide any information to support an assessment if possible</b>	<b>Other Comments</b>	<b>Officer Response</b>
1													
2													
3													
4													
5													

1  
2  
3  
4  
5  
Page 20

Please note that due to the length of some of the responses, the forms are spread over a number of pages.

**Albert Road Conservation Area**

1 of 2

	1. What in your opinion are the positive characteristics of the conservation area	2. What in your opinion are the negative characteristics of the conservation area	3. Do you agree with the boundary identified for the Conservation Area?	If No, please explain why and if possible provide evidence to demonstrate why an area should be included or excluded?	4. Sections 3, 4 & 5 contains actions for the management of the Conservation Area over the next 5 years. Do you agree with these management actions?	If no, please explain	5. Are there any additional management actions you believe should be included?	6. Appendix 1 makes an assessment of the positive and negative aspects of the conservation area and lists opportunities for improvement. Do you agree with this assessment?	If no, please explain	7. Are there any outstanding buildings, monuments or structures within or outside the conservation area in the Tamworth Borough (which are not listed) which you feel should be considered for national or local listing?
1	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a

## Albert Road Conservation Area

2 of 2

	1. What in your opinion are the positive characteristics of the conservation area	If Yes, could you please provide the address or describe the location of the building and provide any information to support an assessment if possible	Other Comments	Officer Response
1	n/a	n/a	<p>Thank you for writing to this office regarding the Tamworth Conservation Area Appraisal Management Plan Consultation and Listings Consultation. The Environmental Advice Team have considered the consultation; only the historic environment team have provided a response in this instance as follows.</p>	<p>relevant experience' section updated to show location of document; The history of the area is detailed within the Conservation area appraisal, which is to be read in conjunction with this document.</p>
			<p><b>Historic Environment</b>                      It is welcoming to note that the 'relevant experience section' of appropriate documents reference the Tamworth Historic Character Assessment (Extensive Urban Survey). Bearing in mind references to the Extensive Urban Survey within appropriate documents it is a shame that of each areas' archaeological heritage could not have been introduced into the section on 'Archaeology'.</p> <p>The 'Relevant Experience' section might also wish to signpost the location of the Tamworth Historic Character Assessment (Extensive Urban Survey) so that potential schemes could use relevant archaeological and historical evidence to inform the design of their schemes (and indeed any desk-based assessments they need to prepare). This document is freely available at <a href="http://www.staffordshire.gov.uk">www.staffordshire.gov.uk</a> (search under EUS).</p> <p><b>Management Action 4: Safeguard Archaeology</b>                      This management action is to be welcomed. The desk-based assessment should be appropriate to the scale, massing and location of the proposed scheme within the Conservation Area; for example in certain circumstances a Heritage Assessment may be more appropriate.</p> <p>The results of this assessment may inform discussions regarding the need for and scope of any archaeological evaluation/mitigation appropriate for the scheme.</p> <p>Should you have any further queries regarding please don't hesitate to contact me.</p>	



**Amington Green Conservation Area**

	<b>1. What in your opinion are the positive characteristics of the conservation area</b>	<b>2. What in your opinion are the negative characteristics of the conservation area</b>	<b>3. Do you agree with the boundary identified for the Conservation Area?</b>	<b>If No, please explain why and if possible provide evidence to demonstrate why an area should be included or excluded?</b>	<b>4. Sections 3, 4 &amp; 5 contains actions for the management of the Conservation Area over the next 5 years. Do you agree with these management actions?</b>	<b>If no, please explain</b>	<b>5. Are there any additional management actions you believe should be included?</b>	<b>6. Appendix 1 makes an assessment of the positive and negative aspects of the conservation area and lists opportunities for improvement. Do you agree with this assessment?</b>	<b>If no, please explain</b>	<b>7. Are there any outstanding buildings, monuments or structures within or outside the conservation area in the Tamworth Borough (which are not listed) which you feel should be considered for national or local listing?</b>
1	Walls gates and railings; Historic and architectural features; Vegetation, Building Condition, Street Furniture, shop fronts, to keep and preserve open spaces within the CA for future generations to enjoy	N/a	Yes	n/a	Yes	n/a	Trees to be pruned and maintained on a regular basis, TPO to protect trees on the green	Yes	n/a	Bolehall Manor;
2	Walls, gates, railings; historic and architectural details, vegetation, open space and the trees, and the hedges preserving idea of a rural farming community	Some walls, gates and railings, building condition; The Grade II listed Amington House and barn and garden wall both have been allowed to be either pulled down or altered	Yes,	N/a	Yes, but if you can't make homeowners comply not sure why we have the report	n/a	Rebuild the barn- to the front elevation and protect from any further deterioration and reinstate the diamond formation drainage holes in garden wall	Yes	n/a	Bolehall Manor;
3	N/a	N/a	N/a	N/a	N/a	N/a	N/a	N/a	N/a	N/a

**Amington Green Conservation Area**  
**2 of 4**

	If Yes, could you please provide the address or describe the location of the building and provide any information to support an assessment if possible	Other Comments	Response
1		Yew tree house is well kept but Amington House appears to be falling into disrepair, Council needs to do more to protect these buildings, particularly the barn; Would like to see the small island kick rail replaced it gives a tatty appearance to the Green and the flower box maintained to a similar standard; Street lighting could be more in keeping to a conservation area; trees particularly the larger more important ones actually on the green to have a TPO placed on them and pruned to a higher standard on a more regular basis, trees of this age are not easily replaced; paragraph iv would be good idea to appoint a conservation officer which we have had in the past to oversee these very important matters.	Further discussion is to be had with relevant temas for highways, steet furniture and tree officer. Suggestions support findings of management plan, thereofre no further amendments needed.
2		I believe Cherry People has a fund to be used for Amington - least year it was used for yellow lines around the green. Could years money be used to change the lighting to the same as the lamposts in town - or should this come out of Staffs CC fundig.	Further discussion is to be had with relevant temas for highways, steet furniture and tree officer. Suggestions support findings of management plan, thereofre no further amendments needed.
3	N/a	Dear sirs I am contacting you with regard to the review and consultation on The Green, Amington area, as County Councillor for the Amington division. I have read the review document and agree with most of the proposals. The review suggests work is needed to the 'roundabout' on Levett Road. I am advised by my highways colleagues that this is not technically a roundabout, but agree that, if it is to remain, work is needed. I would be very happy to work with the Borough Council to see what can be done to ameliorate the road here.	Further discussion is to be had with relevant temas for highways, steet furniture and tree officer. Suggestions support findings of management plan, thereofre no further amendments needed.

**Amington Green Conservation Area**

**3 of 4**

	1. What in your opinion are the positive characteristics of the conservation area	2. What in your opinion are the negative characteristics of the conservation area	3. Do you agree with the boundary identified for the Conservation Area?	If No, please explain why and if possible provide evidence to demonstrate why an area should be included or excluded?	4. Sections 3, 4 & 5 contains actions for the management of the Conservation Area over the next 5 years. Do you agree with these management actions?	If no, please explain	5. Are there any additional management actions you believe should be included?	6. Appendix 1 makes an assessment of the positive and negative aspects of the conservation area and lists opportunities for improvement. Do you agree with this assessment?	If no, please explain	7. Are there any outstanding buildings, monuments or structures within or outside the conservation area in the Tamworth Borough (which are not listed) which you feel should be considered for national or local listing?
4	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a

**Amington Green Conservation Area**  
**4 of 4**

	If Yes, could you please provide the address or describe the location of the building and provide any information to support an assessment if possible	Other Comments	Response
4	n/a	<p>Thank you for writing to this office regarding the Tamworth Conservation Area Appraisal Management Plan Consultation and Listings Consultation. The Environmental Advice Team have considered the consultation; only the historic environment team have provided a response in this instance as follows.</p>	<p>relevant experience' section updated to show location of document; The history of the area is detailed within the Conservation area appraisal, which is to be read in conjunction with this document.</p>
		<p><b>Historic Environment</b> It is welcoming to note that the 'relevant experience section' of appropriate documents reference the Tamworth Historic Character Assessment (Extensive Urban Survey). Bearing in mind references to the Extensive Urban Survey within appropriate documents it is a shame that of each areas' archaeological heritage could not have been introduced into the section on 'Archaeology'.</p> <p>The 'Relevant Experience' section might also wish to signpost the location of the Tamworth Historic Character Assessment (Extensive Urban Survey) so that potential schemes could use relevant archaeological and historical evidence to inform the design of their schemes (and indeed any desk-based assessments they need to prepare). This document is freely available at <a href="http://www.staffordshire.gov.uk">www.staffordshire.gov.uk</a> (search under EUS).</p> <p><b>Management Action 4: Safeguard Archaeology</b> This management action is to be welcomed. The desk-based assessment should be appropriate to the scale, massing and location of the proposed scheme within the Conservation Area; for example in certain circumstances a Heritage Assessment may be more appropriate.</p> <p>The results of this assessment may inform discussions regarding the need for and scope of any archaeological evaluation/mitigation appropriate for the scheme.</p> <p>Should you have any further queries regarding please don't hesitate to contact me.</p>	

**Amington Hall Conservation Area  
1 of 2**

	1. What in your opinion are the positive characteristics of the conservation area	2. What in your opinion are the negative characteristics of the conservation area	3. Do you agree with the boundary identified for the Conservation Area?	If No, please explain why and if possible provide evidence to demonstrate why an area should be included or excluded?	4. Sections 3, 4 & 5 contains actions for the management of the Conservation Area over the next 5 years. Do you agree with these management actions?	If no, please explain	5. Are there any additional management actions you believe should be included?	6. Appendix 1 makes an assessment of the positive and negative aspects of the conservation area and lists opportunities for improvement. Do you agree with this assessment?	If no, please explain
1	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a

**Amington Hall Conservation Area**  
**2 of 2**

	7. Are there any outstanding buildings, monuments or structures within or outside the conservation area in the Tamworth Borough (which are not listed) which you feel should be considered for national or local listing?	If Yes, could you please provide the address or describe the location of the building and provide any information to support an assessment if possible	Other Comments	Response
1	n/a	n/a	<p>Thank you for writing to this office regarding the Tamworth Conservation Area Appraisal Management Plan Consultation and Listings Consultation. The Environmental Advice Team have considered the consultation; only the historic environment team have provided a response in this instance as follows.</p> <p>Historic Environment It is welcoming to note that the 'relevant experience section' of appropriate documents reference the Tamworth Historic Character Assessment (Extensive Urban Survey). Bearing in mind references to the Extensive Urban Survey within appropriate documents it is a shame that of each areas' archaeological heritage could not have been introduced into the section on 'Archaeology'.</p>	relevant experience' section updated to show location of document; The history of the area is detailed within the Conservation area appraisal, which is to be read in conjunction with this document.
			<p>The 'Relevant Experience' section might also wish to signpost the location of the Tamworth Historic Character Assessment (Extensive Urban Survey) so that potential schemes could use relevant archaeological and historical evidence to inform the design of their schemes (and indeed any desk-based assessments they need to prepare). This document is freely available at <a href="http://www.staffordshire.gov.uk">www.staffordshire.gov.uk</a> (search under EUS).</p> <p>Management Action 4: Safeguard Archaeology This management action is to be welcomed. The desk-based assessment should be appropriate to the scale, massing and location of the proposed scheme within the Conservation Area; for example in certain circumstances a Heritage Assessment may be more appropriate.</p> <p>The results of this assessment may inform discussions regarding the need for and scope of any archaeological evaluation/mitigation appropriate for the scheme.</p> <p>Should you have any further queries regarding please don't hesitate to contact me.</p>	

## Dosthill Conservation Area

1 of 4

	1. What in your opinion are the positive characteristics of the conservation area	2. What in your opinion are the negative characteristics of the conservation area	3. Do you agree with the boundary identified for the Conservation Area?	If No, please explain why and if possible provide evidence to demonstrate why an area should be included or excluded?	4. Sections 3, 4 & 5 contains actions for the management of the Conservation Area over the next 5 years. Do you agree with these management actions?	If no, please explain	5. Are there any additional management actions you believe should be included?	6. Appendix 1 makes an assessment of the positive and negative aspects of the conservation area and lists opportunities for improvement. Do you agree with this assessment?	If no, please explain
1	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a

**Dosthill Conservation Area**  
**2 of 4**

	<b>7. Are there any outstanding buildings, monuments or structures within or outside the conservation area in the Tamworth Borough (which are not listed) which you feel should be considered for national or local listing?</b>	<b>If Yes, could you please provide the address or describe the location of the building and provide any information to support an assessment if possible</b>	<b>Other Comments</b>	<b>Response</b>
1	n/a	n/a	<p>Having looked at the draft reviews of the Conservation Areas we comment as follows:</p> <p>Of the seven appraisal documents, Dosthill and Wilnecote conservation areas are considered to be closest to the Strategic Road Network (SRN). Specifically:</p> <ul style="list-style-type: none"> <li>• Dosthill is in a distance of 1.7km from M42;</li> <li>• Wilnecote is in a distance of 500m from A5 and 1.3km from M42.</li> </ul> <p>After reviewing the relevant drafts of Dosthill and Wilnecote areas, they do not provide any details that would be considered relevant to the SRN nor general highways aspects.</p> <p>In addition, with regards to Tamworth town centre, conservation status is highly unlikely to affect the choice of A5 junction used by traffic entering or leaving this area.</p> <p>Therefore, given the above and that the purpose of the draft documents solely related to the heritage importance of the areas, Highways England has no comment to make on the review of conservation areas.</p>	



## Dosthill Conservation Area

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	1. What in your opinion are the positive characteristics of the conservation area	2. What in your opinion are the negative characteristics of the conservation area	3. Do you agree with the boundary identified for the Conservation Area?	If No, please explain why and if possible provide evidence to demonstrate why an area should be included or excluded?	4. Sections 3, 4 & 5 contains actions for the management of the Conservation Area over the next 5 years. Do you agree with these management actions?	If no, please explain	5. Are there any additional management actions you believe should be included?	6. Appendix 1 makes an assessment of the positive and negative aspects of the conservation area and lists opportunities for improvement. Do you agree with this assessment?	If no, please explain
2	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a

**Dosthill Conservation Area**  
**4 of 4**

	<b>7. Are there any outstanding buildings, monuments or structures within or outside the conservation area in the Tamworth Borough (which are not listed) which you feel should be considered for national or local listing?</b>	<b>If Yes, could you please provide the address or describe the location of the building and provide any information to support an assessment if possible</b>	<b>Other Comments</b>	<b>Response</b>
2	n/a	n/a	<p>Thank you for writing to this office regarding the Tamworth Conservation Area Appraisal Management Plan Consultation and Listings Consultation. The Environmental Advice Team have considered the consultation; only the historic environment team have provided a response in this instance as follows.</p> <p>Historic Environment</p> <p>It is welcoming to note that the 'relevant experience section' of appropriate documents reference the Tamworth Historic Character Assessment (Extensive Urban Survey). Bearing in mind references to the Extensive Urban Survey within appropriate documents it is a shame that of each areas' archaeological heritage could not have been introduced into the section on 'Archaeology'.</p> <p>The 'Relevant Experience' section might also wish to signpost the location of the Tamworth Historic Character Assessment (Extensive Urban Survey) so that potential schemes could use relevant archaeological and historical evidence to inform the design of their schemes (and indeed any desk-based assessments they need to prepare). This document is freely available at <a href="http://www.staffordshire.gov.uk">www.staffordshire.gov.uk</a> (search under EUS).</p> <p>Management Action 4: Safeguard Archaeology</p> <p>This management action is to be welcomed. The desk-based assessment should be appropriate to the scale, massing and location of the proposed scheme within the Conservation Area; for example in certain circumstances a Heritage Assessment may be more appropriate.</p> <p>The results of this assessment may inform discussions regarding the need for and scope of any archaeological evaluation/mitigation appropriate for the scheme.</p> <p>Should you have any further queries regarding please don't hesitate to contact me.</p>	relevant experience' section updated to show location of document; The history of the area is detailed within the Conservation area appraisal, which is to be read in conjunction with this document.

## Hospital Street Conservation Area

1 of 6

	1. What in your opinion are the positive characteristics of the conservation area	2. What in your opinion are the negative characteristics of the conservation area	3. Do you agree with the boundary identified for the Conservation Area?	If No, please explain why and if possible provide evidence to demonstrate why an area should be included or excluded?	4. Sections 3, 4 & 5 contains actions for the management of the Conservation Area over the next 5 years. Do you agree with these management actions?	If no, please explain	5. Are there any additional management actions you believe should be included?
1	<p>The green space around unoccupied Moorgate School and beech hedge in Moor Street add pleasant aspect to the roads here. Some of the small gardens are well looked after. Maybe by extending Tamworth in Bloom to include the Leys would encourage even more engagement with local residents and give TBC the opportunity to reward positive community behaviour. The school playing field surrounded by trees is a wildlife haven from the bordering on a railway embankment and the long gardens from the terraced houses it attracts wonderful birds and many varieties of wild flowers.</p>	<p>Walls, gates, railings, Coping stones were removed from the top of the garden wall of the house at the junction of Ludgate and Barbara Street by builders that worked at the property. It has been replaced by a wooden fence. The wall is just inside the Conservation area. It's a small detail but sets a very poor standard for the whole road. This is one of the very few late Victorian Streets in Tamworth and although not in the great historic building category attention to detail raises the whole image of the street. I'm not aware of how the current occupants feel about their wall? TBC could engage residents by offering heritage prizes for sympathetic restoration work by the owners of properties.</p> <p>The old cattle route from the railway bridge along Ludgate and through the alley joining Orchard Street could be signed with information about the history. It would be very pleasant to have a plaque on the green by the telephone box explaining what the historical significance of the area was. The meaning of Ludgate and the origin of the street names from the days when the area was a cherry orchard. In an area where there is a school this would indicate to the children a sense of history. An small achievable project that could perhaps be funded by local businesses much as the roundabout flowerbeds are funded.</p>	No	<p>I think much of the Leys could be included. Especially along Ludgate to the railway bridge. The fact that this street is called Ludgate gives a clue as to its historical significance.</p>	n/a	n/a	<p>I am deeply concerned about Moorgate School and the Headmasters House and Warden's House. As a former chair of governors of the school I am aware of the enormous upkeep costs of such a building if it was simply let or put up for community use. Without generating a significant income it would be impossible to maintain it to a high standard.. However it does have extremely high quality windows which were put in when work was done on the railway. As a resident in this area I believe these buildings could be made into a very prestigious residential development, much as the old hospitals have been developed in Tamworth. Retaining the character and historical significance of the buildings whilst offering high quality residential units could help to "lift" the characteristics of the whole area. Quality homes near the town centre and within a fifteen minute walk of the railway station could make this a very desirable place to live and provide much needed affordable homes.</p>

**Hospital Street Conservation Area**  
**2 of 6**

	6. Appendix 1 makes an assessment of the positive and negative aspects of the conservation area and lists opportunities for improvement. Do you agree with this assessment?	If no, please explain	7. Are there any outstanding buildings, monuments or structures within or outside the conservation area in the Tamworth Borough (which are not listed) which you feel should be considered for national or local listing?	If Yes, could you please provide the address or describe the location of the building and provide any information to support an assessment if possible	Other Comments	Response
1	n/a	n/a	Possibly the old dairy ,once known as the "pop factory" in Moorgate. It has been renovated but may be of some significance. I don't know the history of this building	n/a	n/a	The grounds of Leys House, called the Leys, has been much eroded with the only remnants a recreation ground 330 metres away from Leys House which lies on the edge of the Conservation Area. A large number of 1960's dwellings are between this which are not part of the Victorian/Edwardian character which is key to the CA's significance, with the Leys no longer forming a homogenous area with Leys House. I do not recommend that the Conservation Area is extended to incorporate the recreation ground. Ludgate contains a number of workers cottages, as well as later infill. There are a number alterations to dwellings along Ludgate which do not represent a very intact example which would be worthy of a CA. As such I do not feel that Ludgate should be incorporated into the CA.

## Hospital Street Conservation Area

3 of 6

	1. What in your opinion are the positive characteristics of the conservation area	2. What in your opinion are the negative characteristics of the conservation area	3. Do you agree with the boundary identified for the Conservation Area?	If No, please explain why and if possible provide evidence to demonstrate why an area should be included or excluded?	4. Sections 3, 4 & 5 contains actions for the management of the Conservation Area over the next 5 years. Do you agree with these management actions?	If no, please explain	5. Are there any additional management actions you believe should be included?
2	<p>Walls, gates, railings; Historic and architectural features, vegetation, While 'vegetation' can be detrimental if unkempt, green space is vital to protect the existing ambience of the area. Spaces such as those around the school and Cherry Orchard House should be protected from being built upon.</p>	<p>Building condition, street furniture, shopfronts, some buildings have been modified too much</p>	Yes	N/a	Yes		<ul style="list-style-type: none"> <li>• Large lorries should be discouraged from driving through the area (on their way to the Lichfield Road Industrial Estate, presumably), unless making deliveries in the area. Now that parking restrictions have been relaxed in Hospital St &amp; Barbara St, there is reduced opportunity for vehicles to pull over and give way to traffic coming from the opposite direction. Lorries are particularly at risk of becoming stuck in such traffic which could become an issue for emergency services on calls.</li> <li>• Housing development in the area should be tightly controlled. I note that there is an allocation of housing in the local plan between Hospital St, Aldergate &amp; Offa St. Any plans beyond this should no be permitted. If the housing becomes too dense in the area, then traffic management will suffer greatly and it would degrade the nature of the area, too.</li> <li>• Protection of Cherry Orchard House (locally listed building) and surrounding grounds from significant change. That is, the building is currently empty. If any attempt is made to develop this site which may mean significant modification to the look and aesthetics of the building (including demolition) and to add new buildings onto the site, then Tamworth Borough Council should not approve such developments. In fact the council should be actively looking - with the current owners - to bring the building back into use as soon as possible.</li> <li>• Provision of suitable, sympathetic signage on all roads leading to the area that states that it is a local conservation area. While this won't have any legal status (as I understand it), it would serve to alert residents and tradespeople who may be unaware of this and thus alert them to thinking before commencing on any unsympathetic changes to properties. It may also give residents a sense of belonging to somewhere special and worthy of particular consideration and further foster a sense of community and consideration.</li> <li>• Litter picking should be more frequent. The Hospital St conservation area is next door to the town centre and suffers somewhat from littering as pedestrians walk to and from the town centre.</li> <li>• Residential properties with overgrown plants (which impede or encroach onto the pavement) should be advised to tidy up their properties. Is it an offence to have overhanging plants over a pavement?</li> </ul>

**Hospital Street Conservation Area**  
**4 of 6**

	6. Appendix 1 makes an assessment of the positive and negative aspects of the conservation area and lists opportunities for improvement. Do you agree with this assessment?	If no, please explain	7. Are there any outstanding buildings, monuments or structures within or outside the conservation area in the Tamworth Borough (which are not listed) which you feel should be considered for national or local listing?	If Yes, could you please provide the address or describe the location of the building and provide any information to support an assessment if possible	Other Comments	Response
2	Yes	n/a	Yes	The Victorian Moorgate Junior School building (currently locally listed) should be considered for national listing.	would urge the council to do its utmost to ensure that the Moorgate Junior School site (including all three of the locally listed buildings) is retained as closely as possible to its current state (size, demeanour, character, space etc) and that a community use is sought over any commercial interest. Community spaces in Tamworth are very much at a premium. This is in no small part due to the imminent closure of The Carnegie Centre for reuse, the closure of the Philip Dix Centre for conversion to business units and the closure of Tam youth (on Albert Road). By being forward thinking and using the opportunity that the Moorgate site has to offer, the council would deliver something that Tamworth desperately needs and indeed, demands.	Comments are noted. The Conservation Management Plan will enable guidance to residence on the proper upkeep of their properties and what the important features of the conservation area are. Comments regarding Moorgate School for National Listing will be passed into the local list process (which will also consider buildings for national listing).

**Hospital Street Conservation Area**  
**5 of 6**

	1. What in your opinion are the positive characteristics of the conservation area	2. What in your opinion are the negative characteristics of the conservation area	3. Do you agree with the boundary identified for the Conservation Area?	If No, please explain why and if possible provide evidence to demonstrate why an area should be included or excluded?	4. Sections 3, 4 & 5 contains actions for the management of the Conservation Area over the next 5 years. Do you agree with these management actions?	If no, please explain	5. Are there any additional management actions you believe should be included?
3	n/a	n/a	n/a	n/a	n/a	n/a	n/a

**Hospital Street Conservation Area**  
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	6. Appendix 1 makes an assessment of the positive and negative aspects of the conservation area and lists opportunities for improvement. Do you agree with this assessment?	If no, please explain	7. Are there any outstanding buildings, monuments or structures within or outside the conservation area in the Tamworth Borough (which are not listed) which you feel should be considered for national or local listing?	If Yes, could you please provide the address or describe the location of the building and provide any information to support an assessment if possible	Other Comments	Response
3	n/a	n/a	n/a	n/a	<p>Thank you for writing to this office regarding the Tamworth Conservation Area Appraisal Management Plan Consultation and Listings Consultation. The Environmental Advice Team have considered the consultation; only the historic environment team have provided a response in this instance as follows.</p> <p><b>Historic Environment</b> It is welcoming to note that the 'relevant experience section' of appropriate documents reference the Tamworth Historic Character Assessment (Extensive Urban Survey). Bearing in mind references to the Extensive Urban Survey within appropriate documents it is a shame that of each areas' archaeological heritage could not have been introduced into the section on 'Archaeology'.</p> <p>The 'Relevant Experience' section might also wish to signpost the location of the Tamworth Historic Character Assessment (Extensive Urban Survey) so that potential schemes could use relevant archaeological and historical evidence to inform the design of their schemes (and indeed any desk-based assessments they need to prepare). This document is freely available at <a href="http://www.staffordshire.gov.uk">www.staffordshire.gov.uk</a> (search under EUS).</p> <p><b>Management Action 4: Safeguard Archaeology</b> This management action is to be welcomed. The desk-based assessment should be appropriate to the scale, massing and location of the proposed scheme within the Conservation Area; for example in certain circumstances a Heritage Assessment may be more appropriate.</p> <p>The results of this assessment may inform discussions regarding the need for and scope of any archaeological evaluation/mitigation appropriate for the scheme.</p> <p>Should you have any further queries regarding please don't hesitate to contact me.</p>	<p>relevant experience' section updated to show location of document; The history of the area is detailed within the Conservation area appraisal, which is to be read in</p>



Tamworth Conservation Area

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	1. What in your opinion are the positive characteristics of the conservation area	2. What in your opinion are the negative characteristics of the conservation area	3. Do you agree with the boundary identified for the Conservation Area?	If No, please explain why and if possible provide evidence to demonstrate why an area should be included or excluded?	4. Sections 3, 4 & 5 contains actions for the management of the Conservation Area over the next 5 years. Do you agree with these management actions?	If no, please explain	5. Are there any additional management actions you believe should be included?	6. Appendix 1 makes an assessment of the positive and negative aspects of the conservation area and lists opportunities for improvement. Do you agree with this assessment?
1	Walls, gates and Railings; Historic and architectural features; vegetation; building condition; accessibility by interested persons to view a building	Street Furniture; shopfronts, signage	No view		Yes		Item 3.4 regarding community use of assets should in our view give a clearer and stronger view that community use is a welcome use and may in many circumstances be considered the preferred development proposal for the following reasons: <ul style="list-style-type: none"> <li>· Accessibility to the historic asset for both general public and conservation purposes is likely to be better ; It should more clearly outline that community use is expected to have been fully and fairly considered before an alternative use is approved, which should include offering the opportunity for community use to be assessed for feasibility and offer sufficient time for proposals to be developed and explored, possible in line with the community right to buy as a minimum standard.</li> <li>· Community buildings are more likely to be able to secure external investment to improve the quality of the historic asset;</li> <li>· Community buildings offer broader benefits to the health and wellbeing of the area. Item 3.14 regarding the Public realm should make reference to the potential to extend the public realm through bringing into public use and access any land currently forming part of the grounds of buildings which are either private or have limited access at present. Where buildings are owned by public bodies this should be particularly relevant for them to consider.</li> </ul>	No view

**Tamworth Conservation Area**  
**2 of 4**

	If no, please explain	7. Are there any outstanding buildings, monuments or structures within or outside the conservation area in the Tamworth Borough (which are not listed) which you feel should be considered for national or local listing?	If Yes, could you please provide the address or describe the location of the building and provide any information to support an assessment if possible	Other Comments	Response
1		No view			

Tamworth Conservation Area

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	1. What in your opinion are the positive characteristics of the conservation area	2. What in your opinion are the negative characteristics of the conservation area	3. Do you agree with the boundary identified for the Conservation Area?	If No, please explain why and if possible provide evidence to demonstrate why an area should be included or excluded?	4. Sections 3, 4 & 5 contains actions for the management of the Conservation Area over the next 5 years. Do you agree with these management actions?	If no, please explain	5. Are there any additional management actions you believe should be included?	6. Appendix 1 makes an assessment of the positive and negative aspects of the conservation area and lists opportunities for improvement. Do you agree with this assessment?
2	no view	no view	no view	no view	no view	no view	no view	no view
3	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
4	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a

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	If no, please explain	7. Are there any outstanding buildings, monuments or structures within or outside the conservation area in the Tamworth Borough (which are not listed) which you feel should be considered for national or local listing?	If Yes, could you please provide the address or describe the location of the building and provide any information to support an assessment if possible	Other Comments	Response
2	no view	no view	no view	<p>Dear sir Having studied the council listing and the proposals for the Area I feel many of the suggested plans fit well i am someone who having been involved with the recycling of items find that it is possible with today's Technology to incorporate new facades to buildings bringing the look of medieval back . I have always felt Tamworth as a town has much to offer the weekend break market very much like Stratford on Avon . we have a Castle They dont we have even older History . dating back to the dark ages while i understand things cost money we need to put Tamworth in to some other country's like the USA .Japan , much of our history within the UK Started around this area we have good links to Birmingham , London , Manchester, we just need some thought to be given to conservation and redevelopment to exploit our Position within the short break market .</p>	
3	n/a	n/a	n/a	<p>Having looked at the draft reviews of the Conservation Areas we comment as follows:Of the seven appraisal documents, Dosthill and Wilnecote conservation areas are considered to be closest to the Strategic Road Network (SRN). Specifically:</p> <ul style="list-style-type: none"> <li>• Dosthill is in a distance of 1.7km from M42;</li> <li>• Wilnecote is in a distance of 500m from A5 and 1.3km from M42.</li> </ul> <p>After reviewing the relevant drafts of Dosthill and Wilnecote areas, they do not provide any details that would be considered relevant to the SRN nor general highways aspects. In addition, with regards to Tamworth town centre, conservation status is highly unlikely to affect the choice of A5 junction used by traffic entering or leaving this area. Therefore, given the above and that the purpose of the draft documents solely related to the heritage importance of the areas, Highways England has no comment to make on the review of conservation areas.</p>	
4	n/a	n/a	n/a	<p>Thank you for writing to this office regarding the Tamworth Conservation Area Appraisal Management Plan Consultation and Listings Consultation. The Environmental Advice Team have considered the consultation; only the historic environment team have provided a response in this instance as follows.</p> <p>Historic Environment</p> <p>It is welcoming to note that the 'relevant experience section' of appropriate documents reference the Tamworth Historic Character Assessment (Extensive Urban Survey). Bearing in mind references to the Extensive Urban Survey within appropriate documents it is a shame that of each areas' archaeological heritage could not have been introduced into the section on 'Archaeology'.</p> <p>The 'Relevant Experience' section might also wish to signpost the location of the Tamworth Historic Character Assessment (Extensive Urban Survey) so that potential schemes could use relevant archaeological and historical evidence to inform the design of their schemes (and indeed any desk-based assessments they need to prepare). This document is freely available at <a href="http://www.staffordshire.gov.uk">www.staffordshire.gov.uk</a> (search under EUS).</p> <p>Management Action 4: Safeguard Archaeology</p> <p>This management action is to be welcomed. The desk-based assessment should be appropriate to the scale, massing and location of the proposed scheme within the Conservation Area; for example in certain circumstances a Heritage Assessment may be more appropriate.</p> <p>The results of this assessment may inform discussions regarding the need for and scope of any archaeological evaluation/mitigation appropriate for the scheme.</p> <p>Should you have any further queries regarding please don't hesitate to contact me.</p>	<p>relevant experience' section updated to show location of document; The history of the area is detailed within the Conservation area appraisal, which is to be read in conjunction with this document.</p>

**Wilnecote Conservation Area**  
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	<b>1. What in your opinion are the positive characteristics of the conservation area</b>	<b>2. What in your opinion are the negative characteristics of the conservation area</b>	<b>3. Do you agree with the boundary identified for the Conservation Area?</b>	<b>If No, please explain why and if possible provide evidence to demonstrate why an area should be included or excluded?</b>	<b>4. Sections 3, 4 &amp; 5 contains actions for the management of the Conservation Area over the next 5 years. Do you agree with these management actions?</b>	<b>If no, please explain</b>	<b>5. Are there any additional management actions you believe should be included?</b>	<b>6. Appendix 1 makes an assessment of the positive and negative aspects of the conservation area and lists opportunities for improvement. Do you agree with this assessment?</b>	<b>If no, please explain</b>	<b>7. Are there any outstanding buildings, monuments or structures within or outside the conservation area in the Tamworth Borough (which are not listed) which you feel should be considered for national or local listing?</b>
1	walls, gates and railings, historic and architectural details, mature trees;	building condition; street furniture, shopfronts and signage, many buildings suffer from neglect, street furniture ugly, and inappropriate signage excessive.	No	In particular, it is vital that the opportunity is taken to extend the Wilnecote Conservation Area to incorporate the Victorian Board Schools. This can be done easily, without any detrimental effect at all, and would be of great benefit and enhancement of the area. The relevant CAMP summarily dismisses the proposal, giving illogical, factually incorrect and totally spurious comments. The Schools are in fact of unique architectural and historic importance locally and nationally, and are not at all marred by any minor later alterations. It would be scandalous and unjustifiable to omit these buildings at this time.	See above		Further information to be provided seperately	Further information to be provided seperately		Wilnecote Board Schools  Further information will be provided separately
2	Shopfronts, Signage; Historic and architectural details	N/a	No	n/a	n/a	n/a	N/a	n/a	n/a	Wilnecote Board Schools

**Wilnecote Conservation Area**  
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	If Yes, could you please provide the address or describe the location of the building and provide any information to support an assessment if possible	Other Comments	Response
1	n/a	n/a	Although stating that further comments would be provided seperately there has been nothing submitted. No evidence have been provided to demonstrate what components of the report rearding the Wilnecote Board School are believed to be factually incorrect. As stated in the Appraisal, The Victorian Board School does not form a homogenous area and is not part of the significance of the CA which is centred along the Roman Road and Glascote Road, which represent the historic core and development of the village. The School will however be passed onto the Local Listing assessment for consideration
2	n/a	n/a	The School will be passed onto the Local Listing assessment for consideration

## Wilnecote Conservation Area

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	1. What in your opinion are the positive characteristics of the conservation area	2. What in your opinion are the negative characteristics of the conservation area	3. Do you agree with the boundary identified for the Conservation Area?	If No, please explain why and if possible provide evidence to demonstrate why an area should be included or excluded?	4. Sections 3, 4 & 5 contains actions for the management of the Conservation Area over the next 5 years. Do you agree with these management actions?	If no, please explain	5. Are there any additional management actions you believe should be included?	6. Appendix 1 makes an assessment of the positive and negative aspects of the conservation area and lists opportunities for improvement. Do you agree with this assessment?	If no, please explain	7. Are there any outstanding buildings, monuments or structures within or outside the conservation area in the Tamworth Borough (which are not listed) which you feel should be considered for national or local listing?
3	N/a	N/a	N/a	N/a	N/a	N/a	N/a	N/a	N/a	N/a
4	Historic and architectural features	The new build isn't good. We need to keep the history of wilnecote. Especially the Boarding school building/youth club the history of that building is amazing. We need to keep it. Lots of people in tamworth are trying to keep it open. And save it from being demolished.	No	Again we must keep our history and keep the buildings	No	Save the wilnecote buildings. Keep the historic Boarding school	Keep the boarding school/ wilnecote youth centre	No	Your plans are to demolish beautiful buildings!	No
5	Walls, gates, and railings, historic and architectural features, building condition	Street furniture	No	The current boundary does not include the two Wilnecote Board schools, the Wilnecote Georgian Manor House, Wilnecote Working Men's Club, the two school houses and the various blue brick walls in Hockley Road. These properties are adjacent to the current conservation area boundary. Including these heritage assets and features would enhance and balance the current conservation area.	Yes		No	Yes	n/a	Yes

**Wilnecote Conservation Area  
4 of 8**

	If Yes, could you please provide the address or describe the location of the building and provide any information to support an assessment if possible	Other Comments	Response
3	N/a	<p>Having looked at the draft reviews of the Conservation Areas we comment as follows: Of the seven appraisal documents, Dosthill and Wilnecote conservation areas are considered to be closest to the Strategic Road Network (SRN). Specifically:</p> <ul style="list-style-type: none"> <li>• Dosthill is in a distance of 1.7km from M42;</li> <li>• Wilnecote is in a distance of 500m from A5 and 1.3km from M42.</li> </ul> <p>After reviewing the relevant drafts of Dosthill and Wilnecote areas, they do not provide any details that would be considered relevant to the SRN nor general highways aspects. In addition, with regards to Tamworth town centre, conservation status is highly unlikely to affect the choice of A5 junction used by traffic entering or leaving this area. Therefore, given the above and that the purpose of the draft documents solely related to the heritage importance of the areas, Highways England has no comment to make on the review of conservation areas.</p>	
4			It is not possible for a management plan to save particular buildings as it is not a policy document. The board school will be passed to the local listing process for consideration.
5	The current boundary does not include the two Wilnecote Board schools, the Wilnecote Georgian Manor House, Wilnecote Working Men's Club, the two school houses and the various blue brick walls in Hockley Road. These properties are adjacent to the current conservation area boundary. Including these heritage assets and features would enhance and balance the current conservation area.	n/a	The two Wilnecote Board schools, the Wilnecote Georgian Manor House, Wilnecote Working Men's Club, the two school houses and the various blue brick walls in Hockley Road are not included within the Conservation Area as they do not form part of a homogenous group whereby the CA boundary is centred around the Roman Road and the development of the historic core of the village



**Wilnecote Conservation Area**  
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	<b>1. What in your opinion are the positive characteristics of the conservation area</b>	<b>2. What in your opinion are the negative characteristics of the conservation area</b>	<b>3. Do you agree with the boundary identified for the Conservation Area?</b>	<b>If No, please explain why and if possible provide evidence to demonstrate why an area should be included or excluded?</b>	<b>4. Sections 3, 4 &amp; 5 contains actions for the management of the Conservation Area over the next 5 years. Do you agree with these management actions?</b>	<b>If no, please explain</b>	<b>5. Are there any additional management actions you believe should be included?</b>	<b>6. Appendix 1 makes an assessment of the positive and negative aspects of the conservation area and lists opportunities for improvement. Do you agree with this assessment?</b>	<b>If no, please explain</b>	<b>7. Are there any outstanding buildings, monuments or structures within or outside the conservation area in the Tamworth Borough (which are not listed) which you feel should be considered for national or local listing?</b>
6	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a

**Wilnecote Conservation Area  
6 of 8**

	If Yes, could you please provide the address or describe the location of the building and provide any information to support an assessment if possible	Other Comments	Response
6	n/a	<p>Conservation Area Management Plan Review with regards to Wilnecote Conservation Area, I believe this would significantly be improved by the incorporation of former Wilnecote Board Schools (New Road) to enhance the Victorian element for this conservation area. As local councillor for Wilnecote and hence been made aware of the Conservation area and its existing boundary, I was surprised that the existing boundaries of Wilnecote Conservation area includes the building that is now the Seventh Day Adventist church which historically was the school associated with Holy Trinity church; if this building is included to reflect the Victorian heritage of Wilnecote then the similar aged main schools used by the majority of the local and surrounding population in Victorian times is in my opinion a glaring omission. If one is included it is only common sense to include the other.</p>	<p>The Victorian Board School does not form a homogenous area and is not part of the significance of the CA which is centred along the Roman Road and Glascote Road, which represent the historic core and development of the village</p>

**Wilnecote Conservation Area**  
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	1. What in your opinion are the positive characteristics of the conservation area	2. What in your opinion are the negative characteristics of the conservation area	3. Do you agree with the boundary identified for the Conservation Area?	If No, please explain why and if possible provide evidence to demonstrate why an area should be included or excluded?	4. Sections 3, 4 & 5 contains actions for the management of the Conservation Area over the next 5 years. Do you agree with these management actions?	If no, please explain	5. Are there any additional management actions you believe should be included?	6. Appendix 1 makes an assessment of the positive and negative aspects of the conservation area and lists opportunities for improvement. Do you agree with this assessment?	If no, please explain	7. Are there any outstanding buildings, monuments or structures within or outside the conservation area in the Tamworth Borough (which are not listed) which you feel should be considered for national or local listing?
7	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a

**Wilnecote Conservation Area  
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	If Yes, could you please provide the address or describe the location of the building and provide any information to support an assessment if possible	Other Comments	Response
7	n/a	<p>Thank you for writing to this office regarding the Tamworth Conservation Area Appraisal Management Plan Consultation and Listings Consultation. The Environmental Advice Team have considered the consultation; only the historic environment team have provided a response in this instance as follows.</p> <p>Historic Environment</p>	<p>relevant experience' section updated to show location of document; The history of the area is detailed within the Conservation area appraisal, which is to be read in conjunction with this document.</p>
		<p>It is welcoming to note that the 'relevant experience section' of appropriate documents reference the Tamworth Historic Character Assessment (Extensive Urban Survey). Bearing in mind references to the Extensive Urban Survey within appropriate documents it is a shame that of each areas' archaeological heritage could not have been introduced into the section on 'Archaeology'.</p> <p>The 'Relevant Experience' section might also wish to signpost the location of the Tamworth Historic Character Assessment (Extensive Urban Survey) so that potential schemes could use relevant archaeological and historical evidence to inform the design of their schemes (and indeed any desk-based assessments they need to prepare). This document is freely available at <a href="http://www.staffordshire.gov.uk">www.staffordshire.gov.uk</a> (search under EUS).</p> <p>Management Action 4: Safeguard Archaeology This management action is to be welcomed. The desk-based assessment should be appropriate to the scale, massing and location of the proposed scheme within the Conservation Area; for example in certain circumstances a Heritage Assessment may be more appropriate.</p> <p>The results of this assessment may inform discussions regarding the need for and scope of any archaeological evaluation/mitigation appropriate for the scheme.</p> <p>Should you have any further queries regarding please don't hesitate to contact me.</p>	