

DARLINGTON BOROUGH COUNCIL

PLANNING APPLICATIONS COMMITTEE

COMMITTEE DATE: 26 August 2009

Page

APPLICATION REF. NO:	09/00368/LBC
STATUTORY DECISION DATE:	19 August 2009
WARD/PARISH:	Sadberge and Whessoe
LOCATION:	4 Chapel Row, Sadberge, Darlington
DESCRIPTION:	Listed Building Consent for Fixing Satellite Dish to Front Elevation
APPLICANT:	Ms Alison Gent

APPLICATION AND SITE DESCRIPTION

4 Chapel Row is an Early 19th Century terraced residential property located in the Sadberge Conservation Area. The property is Grade II Listed along with 5 Chapel Row mainly for group value. Listed Building Consent is sought for the installation of a satellite dish on the front elevation of the property.

PLANNING HISTORY

None relevant to current application.

PLANNING POLICY BACKGROUND

Planning Policy Guidance Note 15 (Planning and the Historic Environment) states that many listed buildings can sustain some degree of sensitive alteration or extension but that they vary greatly in the extent to which they can accommodate change without loss of their special interest.

RESULTS OF CONSULTATION AND PUBLICITY

Three letters of neighbour notification were issued which expired on 15 July 2009 and a press advertisement and site notice were provided which expired on 31 July 2009. No adverse comments were received in this time.

Sadberge Parish Council recommends approval of the application.

PLANNING ISSUES

The Councils Conservation Officer has advised that it would be contrary to Planning Policy Guidance Note 15 – Planning and the Historic Environment to allow a satellite dish on the front elevation of this Listed Building because ‘only undamaging and visually unobtrusive positions for such fixtures should be agreed’ It cannot be seen how this proposal for a satellite dish on the prominent front elevation could possibly be seen as such therefore Listed Building Consent should be refused. Along this terrace of properties on Chapel Row none have satellite dishes to the front and should consent be granted not only would it harm the appearance of the listed building it would also set an unwelcome precedent within this area of the Sadberge Conservation Area.

SECTION 17 OF THE CRIME AND DISORDER ACT 1998

The contents of this report have been considered in the context of the requirements placed on the Council by Section 17 of the Crime and Disorder Act 1998, namely the duty on the Council to exercise its functions with due regard to the likely effect of the exercise of those functions on, and the need to do all that it reasonably can to prevent crime and disorder in its area. It is not considered that the contents of this report have any such effect.

CONCLUSION

The erection of a satellite dish on this prominent front elevation would have a detrimental effect on the character and appearance of the Grade II Listed Building and would be contrary to advice contained in Planning Policy Guidance 15: Planning and the Historic Environment.

RECOMMENDATION

Listed Building Consent BE REFUSED for the following reason:

The erection of a satellite dish on this prominent front elevation would have a detrimental effect on the character and appearance of the Grade II Listed Building and would be contrary to advice contained in Planning Policy Guidance 15: Planning and the Historic Environment.