

Committee: Environment Committee

Agenda Item

Date: 16 March 2010

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Title: **Implementation of Conservation Area Appraisal recommendations**

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Item for information

Summary

1. This report advises Members of the current position.

Recommendations

2. None

Background Papers

3. The following papers were referred to by the author in the preparation of this report and are available for inspection from the author of the report.

Conservation Area Appraisals completed

Impact

- 4.

Communication/Consultation	Draft appraisals and recommendations were subject of public consultation
Community Safety	
Equalities	
Finance	It is anticipated that the resources required to obtain Article 4 Directions for the six conservation areas would be approximately £18,000
Health and Safety	
Human Rights/Legal Implications	There is a statutory process for serving Article 4 Directions
Sustainability	Conservation Area management plans have as their objectives protecting and enhancing the character of each of the areas.
Ward-specific impacts	Six wards with Conservation Area Appraisals: Clavering, Great Chesterford, Great Dunmow, Newport, Stansted Mountfitchet and Stebbing.

Workforce/Workplace	Additional staff resource would be required to obtain Article 4 Directions
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Situation

5. In 2006/07 the Council commenced a programme of conservation area appraisals using resources from a government delivery grant for planning activities. At the time, the percentage of Conservation Areas in a local authority's area with an appraisal and management plan was a national performance indicator.
6. Each of the six appraisals completed has an associated management plan, with recommendations falling into three categories: boundary changes to the conservation area boundary, suggested environmental enhancements and Article 4 Directions. The latter have the effect of making planning permission necessary for works that would otherwise not require an application.
7. Recommended boundary changes to conservation areas have been made. The Council has no budget provision to carry out or enable environmental enhancements, however, and Article 4 Directions have not been progressed either. The Development Control division has not had the capacity to carry out the associated consultation, analysis and preparation of a case for each proposed direction to the Secretary of State.

Risk Analysis

Risk	Likelihood	Impact	Mitigating actions
Works to properties in the six conservation areas damaging their character have been carried out because it is not necessary to make a planning application	2 A wall identified as contributing to the character of the conservation area in Stansted Mountfitchet has been demolished to provide access to parking spaces	2 A limited number of such works may have taken place	Seek to obtain Article 4 Directions as resources permit.

1 = Little or no risk or impact

2 = Some risk or impact – action may be necessary.

3 = Significant risk or impact – action required

4 = Near certainty of risk occurring, catastrophic effect or failure of project.