

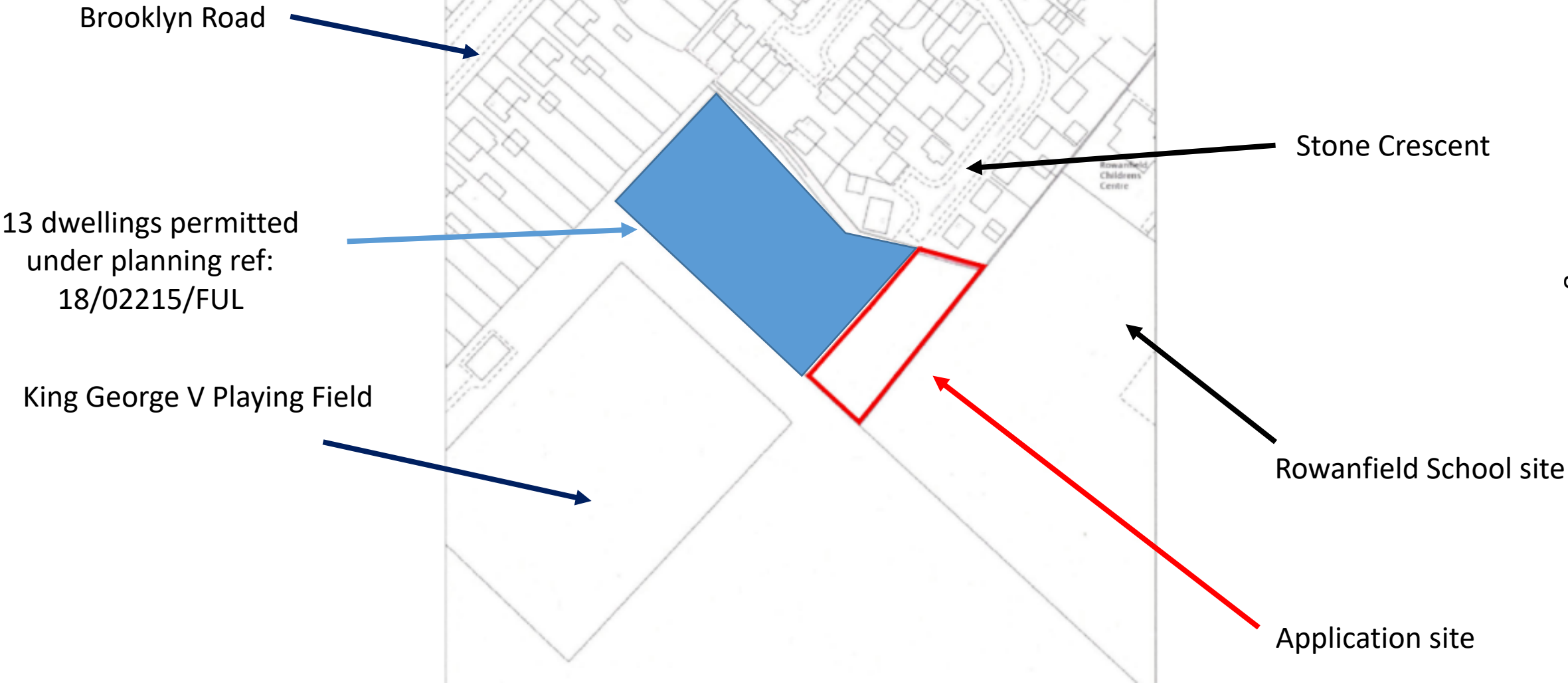
22/01891/FUL – Stone Crescent

Proposed works:

Construction of 6 semi-detached dwellings on land to the south of Stone Crescent

The application is at planning committee at the request of Councillor Pineger and Councillor Willingham.

Site Location Plan



13 dwellings permitted
under planning ref:
18/02215/FUL

Brooklyn Road

King George V Playing Field

Stone Crescent

Rowanfield School site

Application site

Google Earth Image

13 dwellings permitted
under planning ref:
18/02215/FUL

King George V Playing Field



Application site



Google maps image of entrance to the application site from Stone Crescent

Site Photos



Photo taken from within the site looking north (towards Stone Crescent)



Photo taken from just inside the site looking south

Site Photos

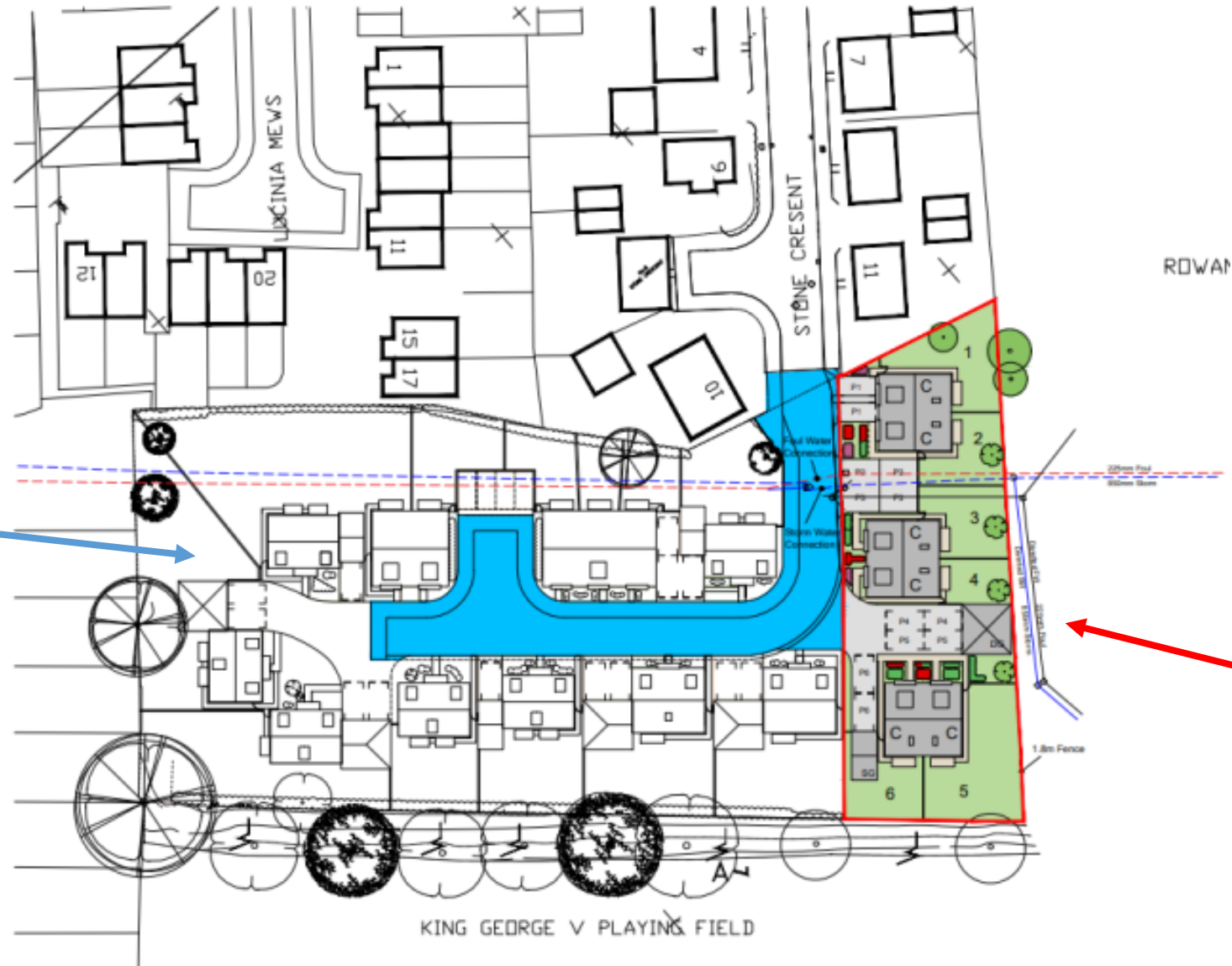


Photo taken from within the site looking south west (towards King George V playing field)



Photo taken from the southern end of the site looking north (towards Stone Crescent)

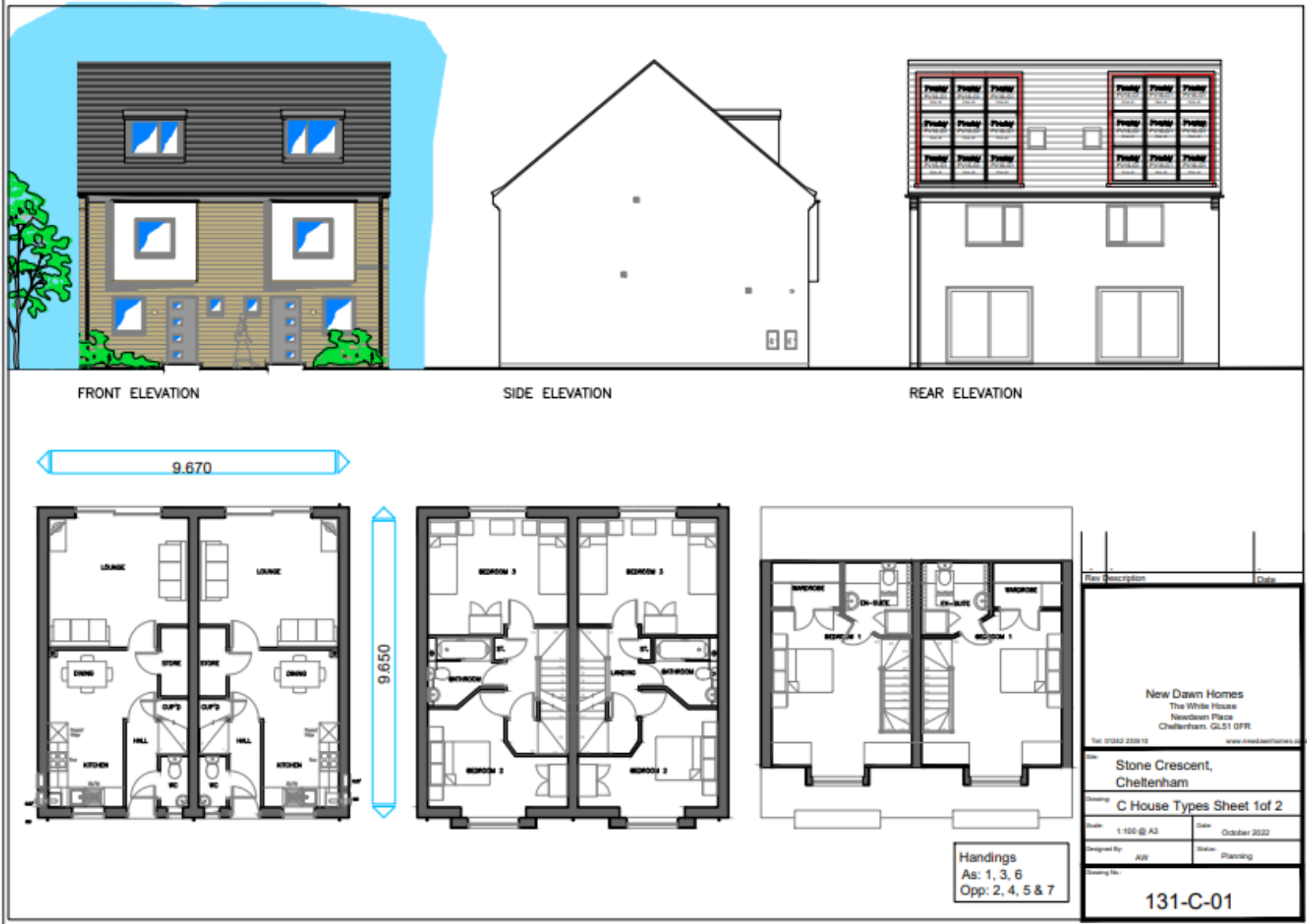
Proposed Site Layout



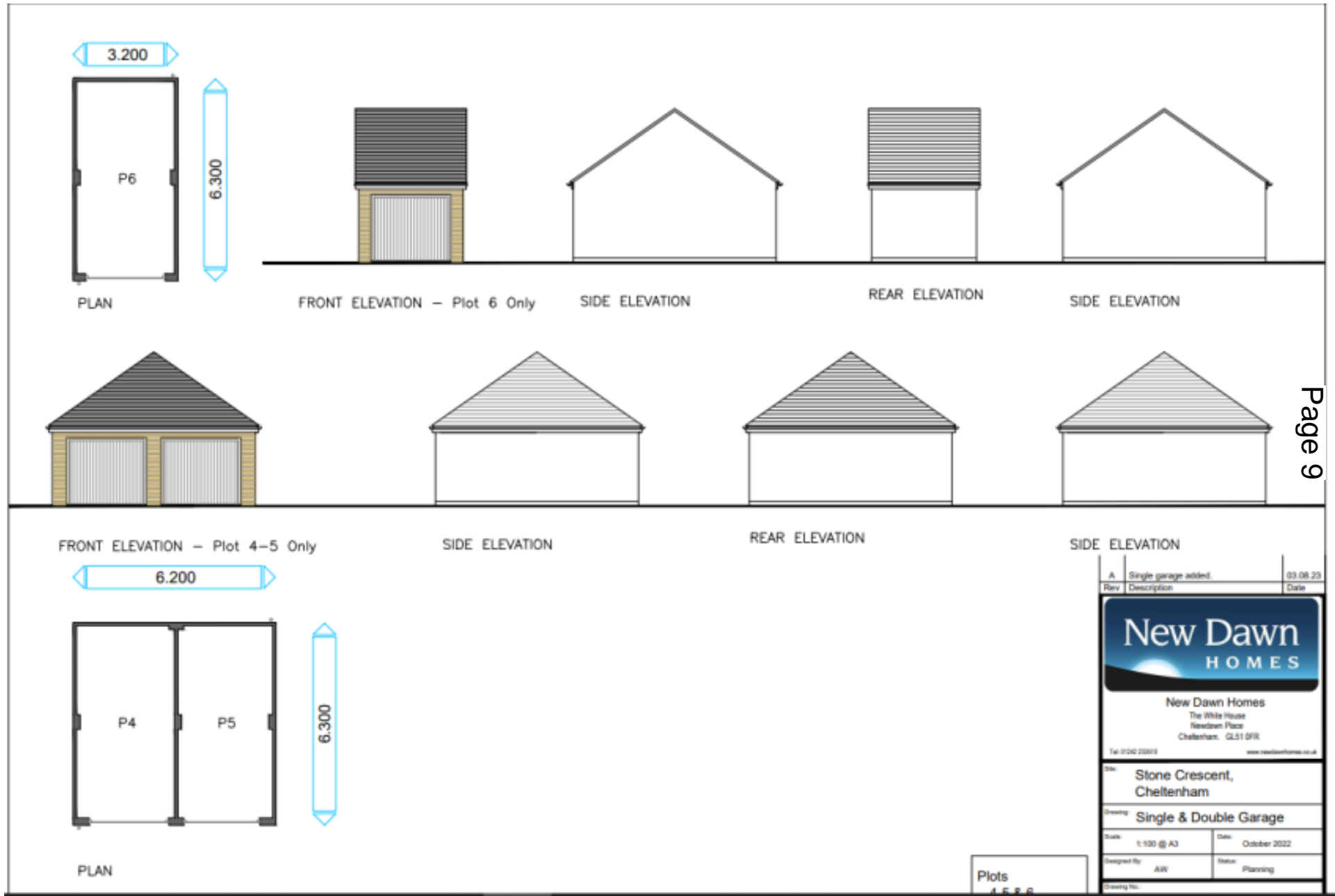
13 dwellings permitted
under planning ref:
18/02215/FUL

Application site

Proposed Floor Plans and Elevations



Proposed Garage Details



Rev	Description	Date
A	Single garage added.	03.08.23

New Dawn HOMES

New Dawn Homes
The White House
Newdown Place
Cheltenham. GL51 8FR
Tel: 01242 22010 www.newdawnhomes.co.uk

Plot: Stone Crescent, Cheltenham

Drawing: Single & Double Garage

Scale: 1:100 @ A3 Date: October 2022

Designed By: AJW Status: Planning

Drawing No.:

Plots
1, 2, 3, 6

Key Planning Matters

- Principle of development
- Design and layout
- Impact on neighbouring amenity
- Impact on trees
- Landscaping
- Contaminated Land
- Parking and Highway safety
- Sustainability
- Flooding and Drainage
- Affordable Housing

Recommendation – Permit, subject to conditions:

- Time
- Approved plans
- Submission of Construction Management Plan
- Drainage – Floor levels
- Drainage - fencing
- SUD's scheme
- Materials in accordance with details
- Installation of Solar Panels
- Contaminated Land – In accordance with Report & insertion of barrier/membrane
- Contaminated Land – Topsoil
- High Level opening & obscure glazed windows
- Removal of PD for extensions
- Removal of PD for fences etc.
- Parking and turning facilities
- Tree protection fencing
- Landscaping works

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The Wilson Art Gallery And Museum
Clarence Street

23/01123/LBC

Internal works to the first floor of the
Wilson Art Gallery and Museum

Recommendation: Permit

Site location plan



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Scale: 1:1250, paper size: A4
16945 01

Google earth image

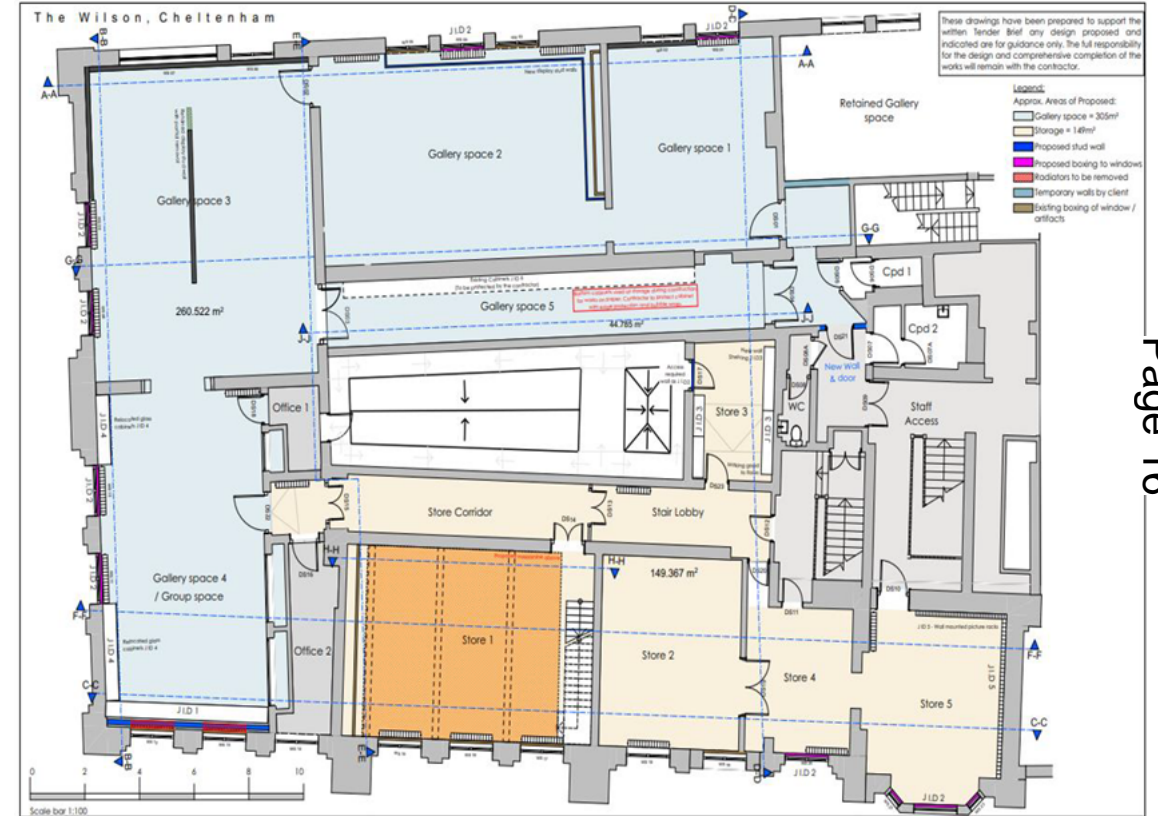
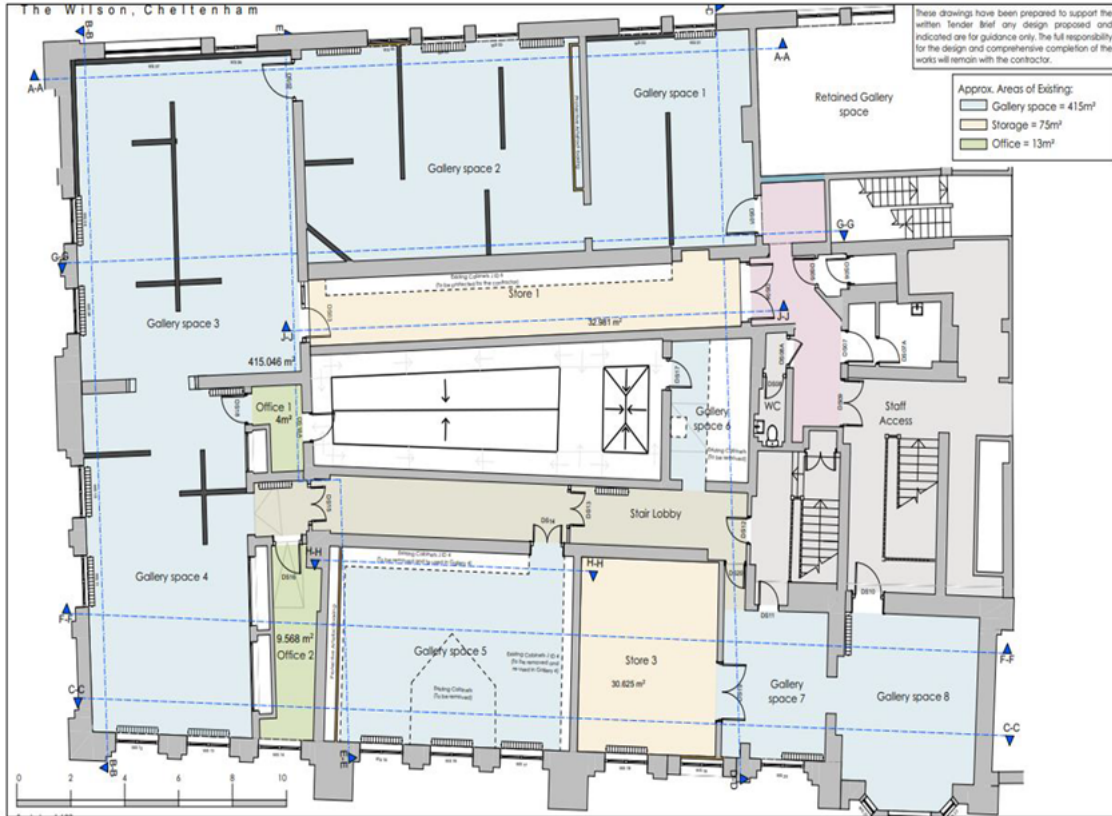


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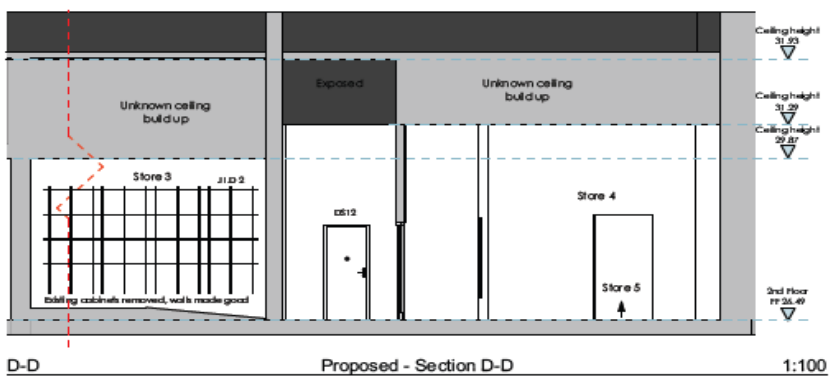
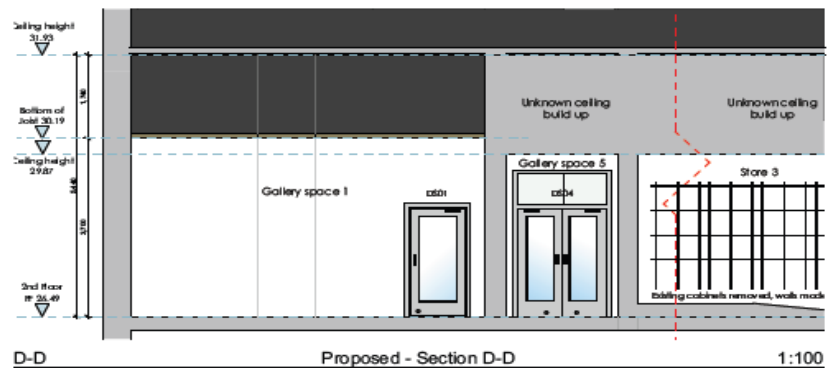
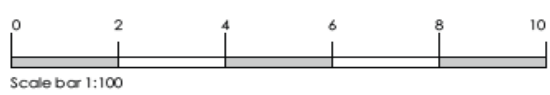
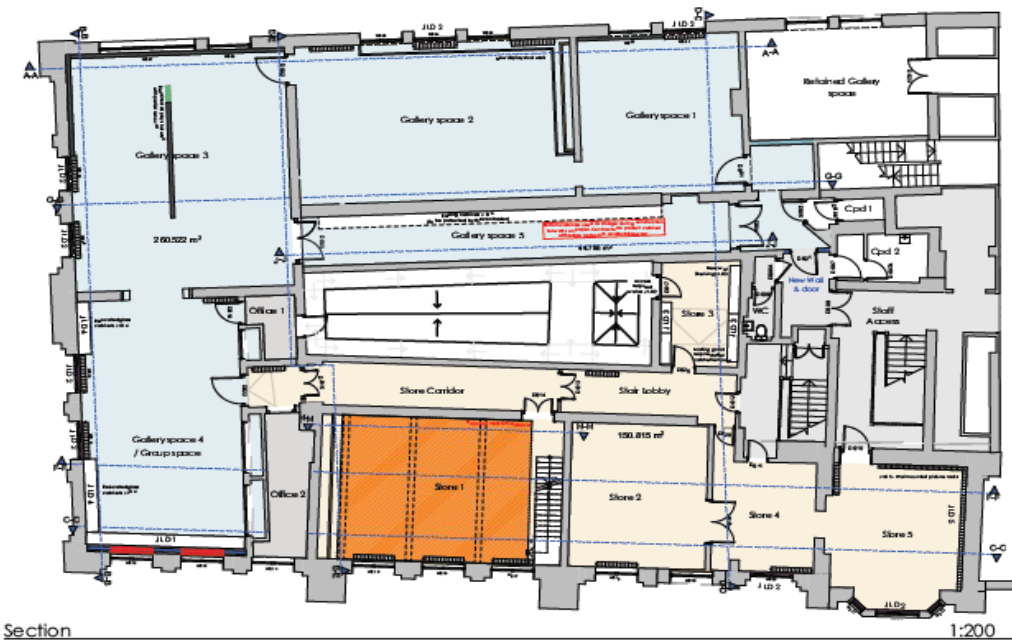
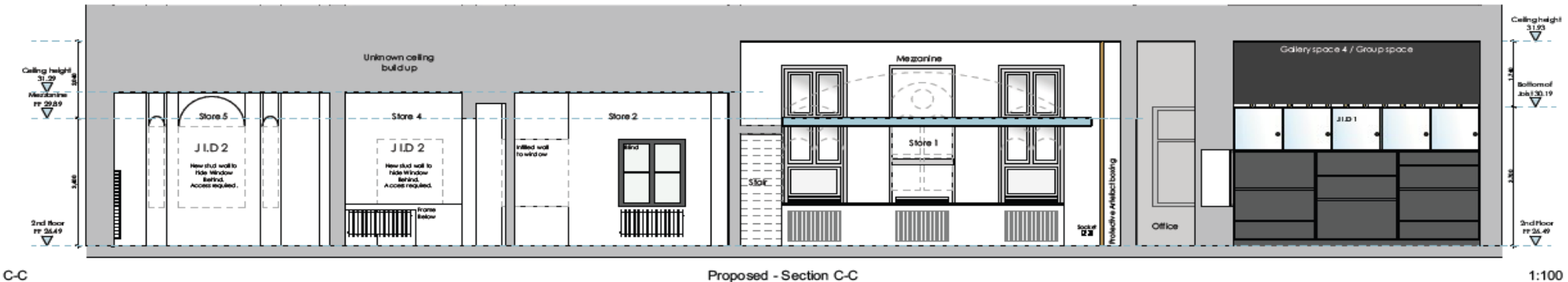
View northwest of front elevation



Existing and proposed first floor plan



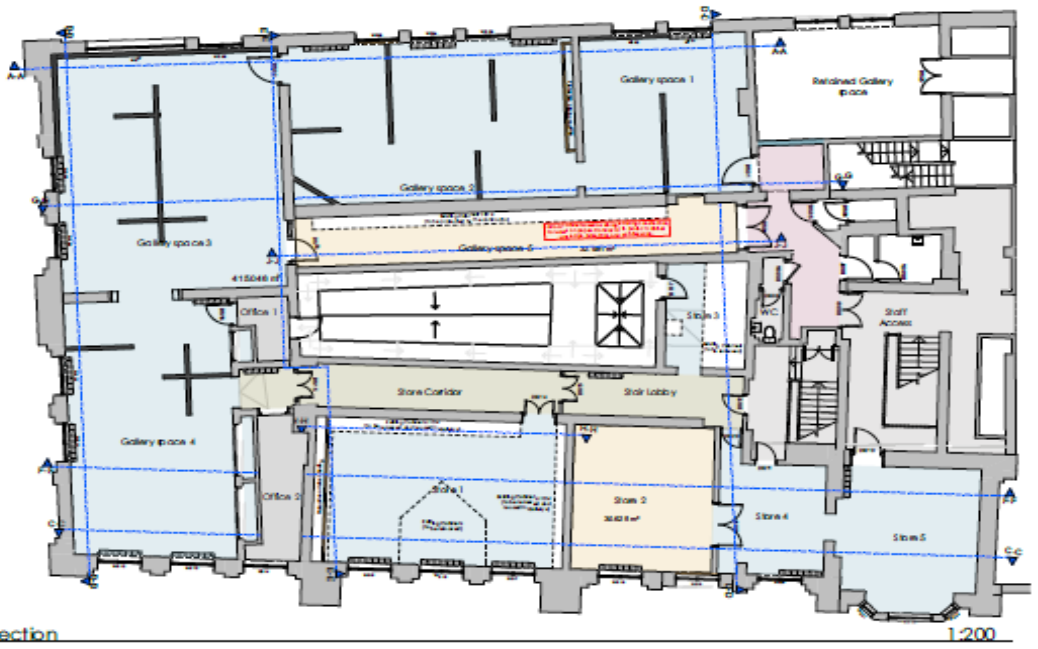
Proposed Cross-sections



Existing sections



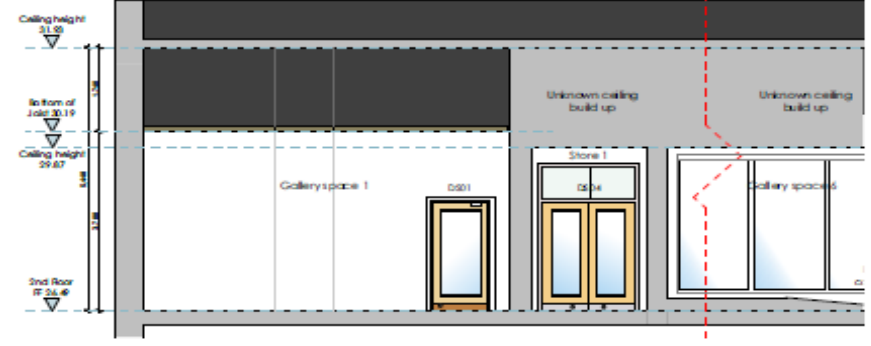
C-C Existing - Section C-C 1:100



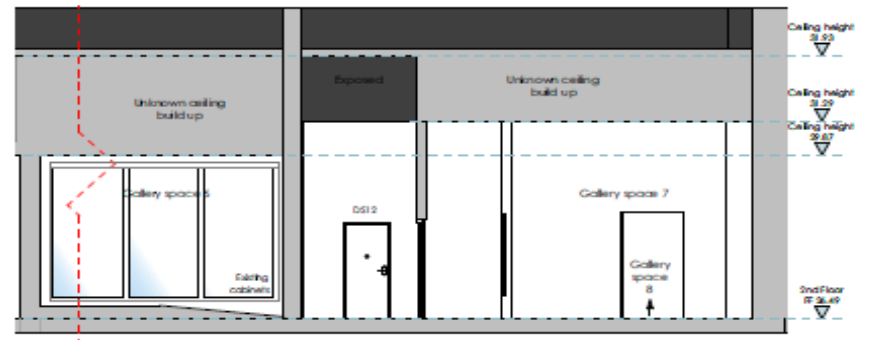
Section 1:200



Scale bar 1:100



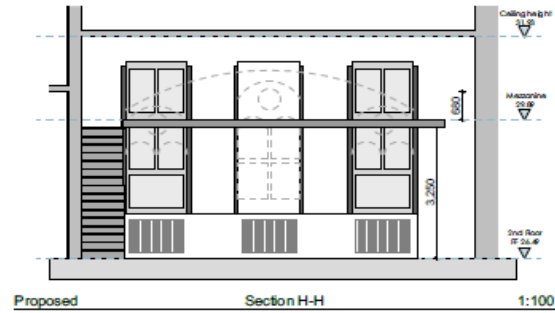
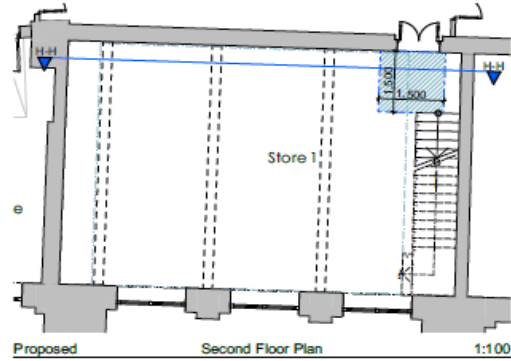
D-D Existing - Section D-D 1:100



D-D Existing - Section D-D 1:100

Proposed Mezzanine to Store 1

The Wilson, Cheltenham
Proposed Mezzanine

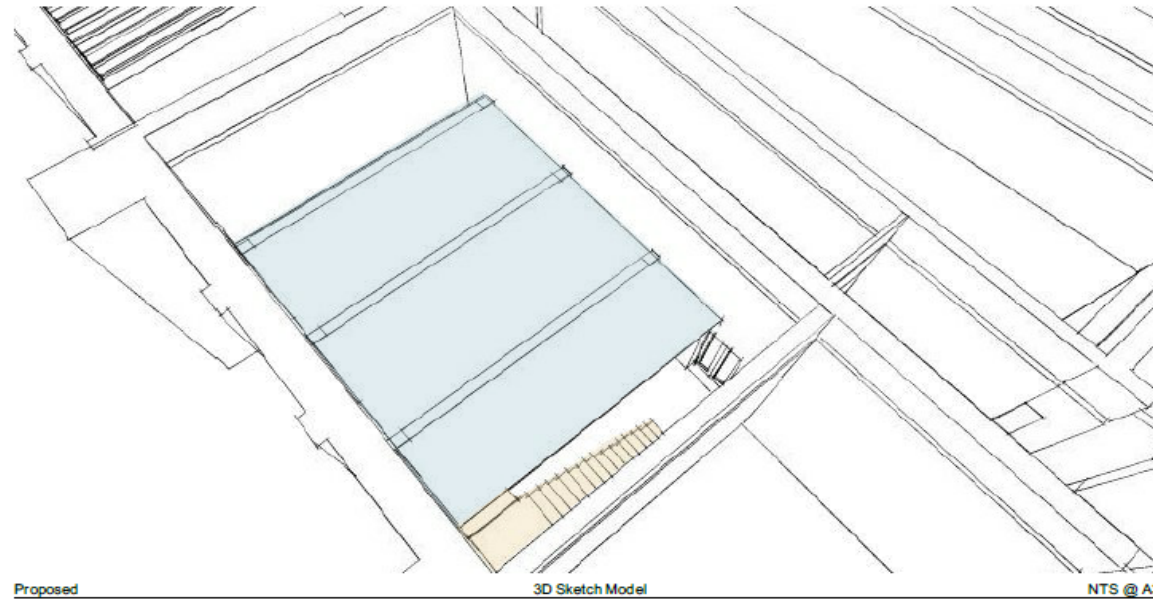
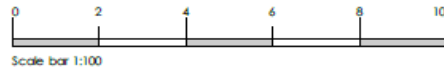
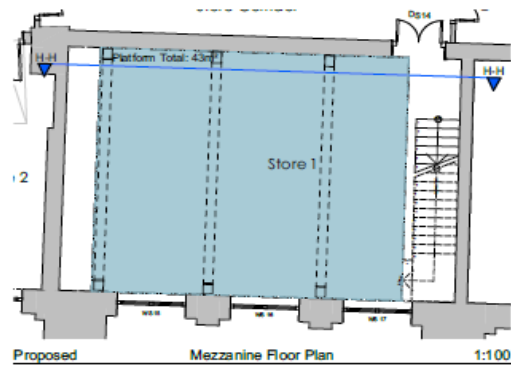


These drawings have been prepared to support the written Tender Brief any design proposed and indicated are for guidance only. The full responsibility for the design and comprehensive completion of the works will remain with the contractor.

Proposed Finish:
Welded wire mesh panels to the two exposed ends attached to steel posts and top rail at 1150mm high.

Steel utility staircase, 900mm wide, with antislip treads and highlighted yellow nosings, with steel handrail and mid rail.

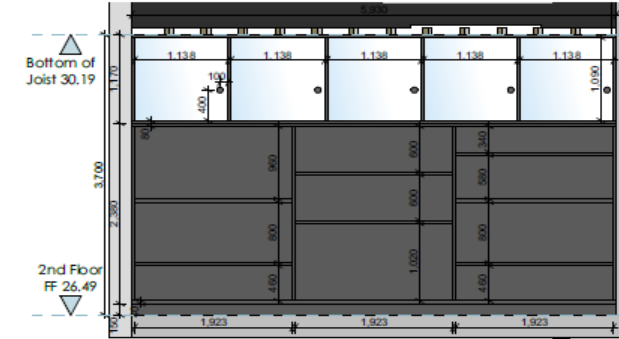
(See engineers detail for further information.)



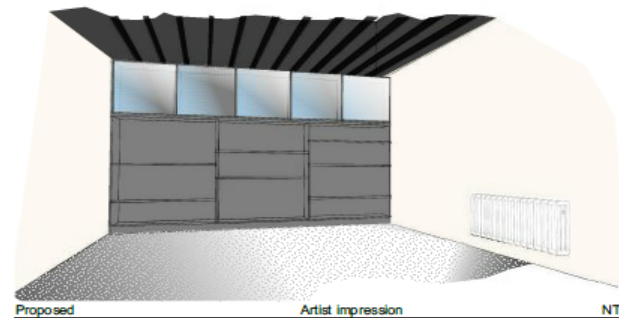
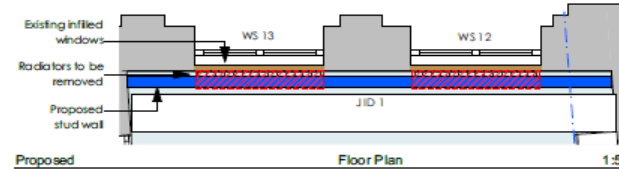
Proposed wall treatment to Gallery Space 4

The Wilson, Cheltenham

JID 1 - Gallery Space 4 / Group Space fitted cabinet:

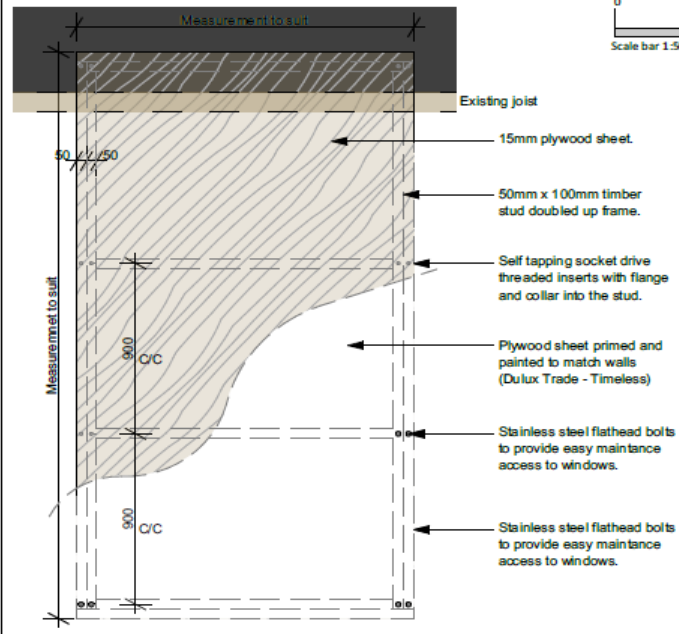


Proposed Joinery Item - Gallery Space 4 1:50

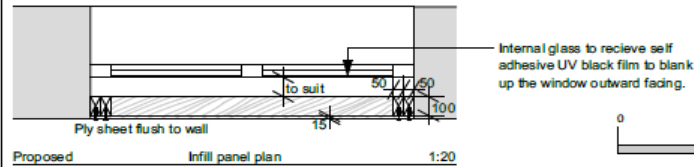


JID 2 - Window stud wall infills:

WS 01, WS 04, WS 08, WS 09, WS10, WS11



Proposed Infill panel Elevation 1:20



Proposed Infill panel plan 1:20

These drawings have been prepared to support the written Tender brief any design proposed and indicated are for guidance only. The full responsibility for the design and comprehensive completion of the works will remain with the contractor.



JID 3 - Shelving to Store 3:

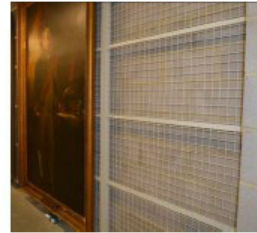
Fitted selves to store room 3 to be wall mounted adjustable metal shelving systems.



Twin slot system in white. Shelving to be 1000mm Wide x 305mm deep 15mm Thick White melamine faced & edged shelves.

JID 5 - Painting rack to Store 5:

Fitted rack to store room 5 to be fixed to existing walls, by Brunzeel to clients specification.

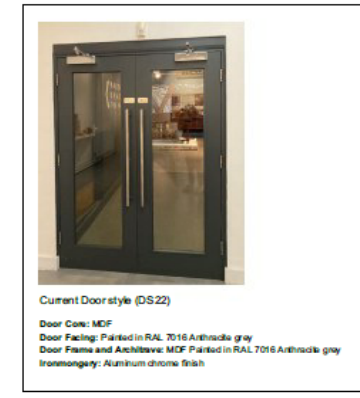
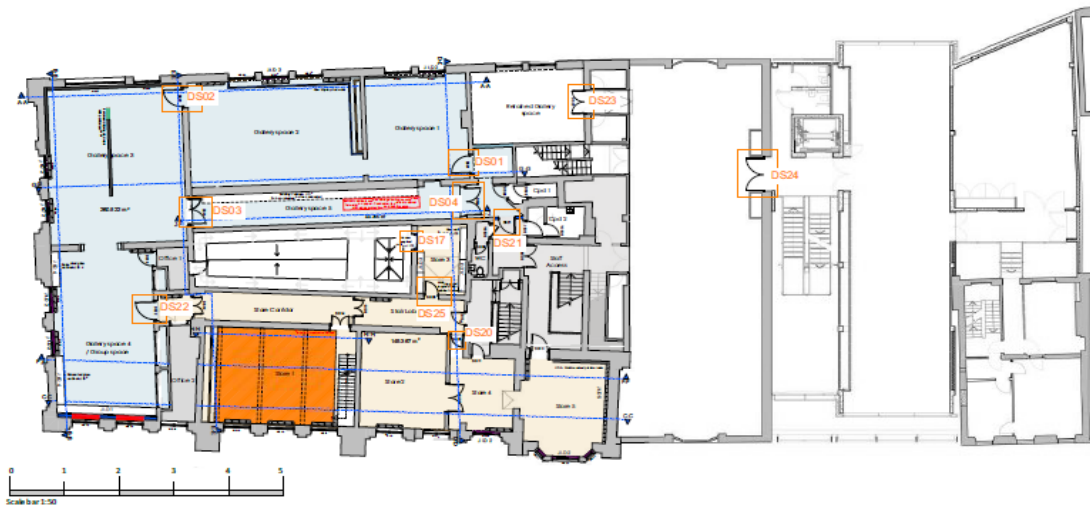


Proposed Door Schedule

The Wilson, Cheltenham

Door ID	DS01	DS02	DS03	DS04	DS17	DS20	DS21	DS22	DS23	DS24	DS25
Location	Gallery Space 1	Gallery Space 2	Gallery Space 3	Gallery Space 5	Store 5	Store 5 Lobby	Gallery Space 5 Lobby	Gallery Space 4 / Group space	Makers Space	Art and Craft Gallery	Store 5
Size of Size	1.240x2.000	1.230x2.010	1.480x2.000	1.833x2.044	0.900x2.000	0.754x2.000	1.010x2.000	1.260x2.077	1.450x2.010	2.132x2.077	0.900x2.000
Door and Architrave Finish	Door and Frame Painted - Dulux Trade, RAL 7016, Matt	Door and Frame Painted - Dulux Trade, RAL 7016, Matt	Door and Frame Painted - Dulux Trade, RAL 7016, Matt	Door and Frame Painted - Dulux Trade, RAL 7016, Matt	Door and Frame Painted - Dulux Trade, RAL 7016, Matt	Door and Frame Painted - Dulux Trade, RAL 7016, Matt	Door and Frame Painted - Dulux Trade, RAL 7016, Matt	Door and Frame Painted - Dulux Trade, RAL 7016, Matt	Door Finish: Painted Architrave Finish: Painted	Door Finish: Painted Architrave Finish: Painted	Door and Frame Painted - Dulux Trade, RAL 7016, Matt
Elevation View											
Fire Rating	30 mins fire rated, intumescent & brush, 30 mins fire rated clear float type safety glass, intumescent glazing putty with timber bead.	30 mins fire rated, intumescent & brush, 30 mins fire rated clear float type safety glass and intumescent glazing putty with timber bead.	30 mins fire rated, intumescent & brush, 30 mins fire rated clear float type safety glass and intumescent glazing putty with timber bead.	30 mins fire rated, intumescent & brush, 30 mins fire rated clear float type safety glass and intumescent glazing putty with timber bead.	N/A	30 mins fire rated, intumescent & brush.	30 mins fire rated, intumescent & brush, 30 mins fire rated clear float type safety glass and intumescent glazing putty with timber bead.	30 mins fire rated, intumescent & brush, 30 mins fire rated clear float type safety glass.	30 mins fire rated, intumescent & brush, 30 mins fire rated clear float type safety glass and intumescent glazing putty with timber bead.	30 mins fire rated, intumescent & brush, 30 mins fire rated clear float type safety glass and intumescent glazing putty with timber bead.	30 mins fire rated, intumescent & brush.
Accessing and additional information	Push and Pull handle in chrome finish. Automatic arm, automatic arm fitted to accessible push plate, magnetic lock.	Push and Pull handle in chrome finish.	Push and Pull handle in chrome finish.	Push and Pull handle in chrome finish.	N/A	Door handle in chrome finish.	Door handle in chrome finish.	Push and Pull handle in chrome finish. Automatic arm, automatic arm fitted to accessible push plate, magnetic lock.	Push and Pull handle in chrome finish. Automatic arm, automatic arm fitted to accessible push plate, magnetic lock.	Push and Pull handle in chrome finish. Automatic arm, automatic arm fitted to accessible push plate, magnetic lock.	Door handle in chrome finish.

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Summary of recommendation

- The sole matter for consideration is heritage, whether the proposed internal works sustain and enhance the significance of the listed building.
- The proposed works will allow better use the internal spaces, ensuring the historic use of the building as an art gallery and museum is retained. The alterations do not significantly affect features of historic significance and could be reversed at some future date if required without harm.
- The proposed internal works are in accordance with all relevant national and local planning policy and the recommendation is to grant planning permission subject to the suggested conditions set out within the officer report.
- **IMPORTANT NOTE** – The 21 day site notice and the date of overall expiry for consultation has not expired for this application. These both expire on 24th August 2023. The application will not be determined before this date.
- This application is before Planning Committee in advance of the site notice and date of overall expiry for consultation to expedite consideration of the decision. A decision is time sensitive due to external grant funding, which will expire if works are not completed by the end of 2023. In addition, the determination of the application would fall within the target 8 week period. If negative comment is made on the proposal subsequent to the Planning Committee consideration, the application will need to return to Planning Committee for further consideration. The Planning Manager and Legal have agreed this approach.