

# **The Rushmoor Plan: Locally Listed heritage Assets (SPD)**

## **Consultation Statement**

Regulation 12 Town and Country Planning (Local Development) (England) Regulations 2012

### **Persons consulted when preparing the supplementary planning document**

The Draft Locally Listed Heritage Assets SPD was subject to public consultation for a period of 6 weeks between 31 January 2020 and 13 March 2020. Copies of the draft document and supporting information, namely a Strategic Environmental Assessment Determination and the Statement of Matters and Availability (see Appendix 1) were made available to view at the following locations during opening hours:

- Rushmoor Borough Council Offices
- Aldershot Library
- Farnborough Library

The SPD and supporting information was also made available to view online at <https://www.rushmoor.gov.uk/planningpolicyconsultations> and links from the planning service homepage (see Appendix 2); promoted via a media release (Appendix 3) and subsequent media coverage (Appendix 4).

Representations were invited via email, via post or through completing a response form at the consultation events.

### *Consultation emails*

The Council notified all those registered on the Rushmoor Local Plan consultation database. The database covers a wide range of stakeholders including local residents, businesses, statutory bodies such as Historic England and civic groups such as the Farnborough Society and Aldershot Civic Society. In total, there are approximately 150 contacts on the database and all were contacted via email (see Appendix 5).

### *Consultation Events*

Two public consultation events were carried out on the 25<sup>th</sup> and the 26<sup>th</sup> February 2020 (Appendix 6). At these two events several display boards were available for the public which provided summary information on the documents which were being consulted upon. Council officers were also available to answer any questions. The public were encouraged to complete the supplied feedback form, or to email to policy email address with any comments. The estimated attendance for these two events was 90 people.

From the 27<sup>th</sup> February the six display boards which provided summary information for the consultation, were exhibited at the reception of Rushmoor Borough Council.

### *Documents available on the Council's website*

Copies of the draft SPD and the Strategic Environmental Assessment Determination were made available to view/download on the Council's website at <https://www.rushmoor.gov.uk/planningpolicyconsultations>

### **Summary of the main issues raised**

Four responses to the draft SPD consultation were received in total. Two responses were received by email from organisations that had no comments on the document (Natural England and Hart District Council). The other responses were from local residents, one of whom was very supportive of the document but highlighted a small number of typographical errors / inconsistencies and the other local resident highlighted that more support is required from the Council to maintain heritage assets.

### **How those issues have been addressed in the supplementary planning document**

The Officer responses relating to the detailed comments and how they have been addressed in the final version of the SPD can be found in Appendix 6.

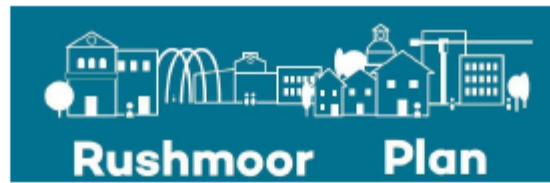
### **Cabinet decision 19<sup>th</sup> December 2019**

At its meeting on 19<sup>th</sup> December 2019, the Council's Cabinet RESOLVED that

- i) the draft Locally Listed Heritage Assets SPD be approved for public consultation for a period of six weeks;
- (ii) the Head of Economy, Planning and Strategic Housing, in consultation with the Planning and Economy Portfolio Holder, be authorised to make factual and/or non-substantive minor amendments to the SPD prior to consultation and adoption, including an alteration to entry no. LL5130 in the Rushmoor Local List to read "Former Catholic Church of Our Lady Help of Christians, Queens Road, Farnborough";
- (iii) subject to no substantive policy or resource objections being received during that time, the adoption of the Locally Listed Heritage Assets Supplementary Planning Document, as set out in Appendix 1 to Report No. EPSH1951, and subject to any subsequent minor amendments, be approved; and
- (iv) in the event of substantive policy or resource objections being received, the matter be brought back to the Cabinet for consideration.

As the comments received were not considered to constitute 'substantive policy or resource objections', there was no requirement for the SPD to go back to Cabinet for consideration and the document was formally adopted on 22 December 2020.

# Appendix 1 Statement of SPD Matters and Availability



## Draft Locally Listed Heritage Assets Supplementary Planning Document (SPD)

### Statement of SPD Matters and Availability

Regulation 12 Town and Country Planning (Local Development) (England) Regulations 2012  
(as amended)

**Title:** Draft Locally Listed Heritage Assets Supplementary Planning Document (SPD)

**Area Covered:** Rushmoor Borough

**Subject Matter:** The Draft Locally Listed Heritage Assets SPD seeks to identify the relevant conservation principles which apply to buildings or structures on the boroughs Local List. The document also set out the criteria for identifying buildings and structures of local importance and the procedure for adding them to our Local List.

**Representation Period:** 31 January 2020 – 5pm 13 March 2020

Copies of the draft documents and the supporting information are available to view at:

- **Rushmoor Borough Council Offices** between 8:30am and 5pm Monday to Thursday, and between 8:30am and 4:30pm Friday
- **Aldershot Library**, 109 High Street, Aldershot, Hampshire GU11 1DQ at the following times:
  - Monday to Wednesday - 9.00am - 5pm
  - Thursday 9.00am - 7pm
  - Friday and Saturday 9.00am - 5pm
- **Farnborough Library**, Pinehurst, Farnborough, GU14 7JZ at the following times:
  - Monday to Thursday - 9.30am - 6pm
  - Friday - 9.30am - 7pm
  - Saturday 9.30am - 5pm
- **Online** at [www.rushmoor.gov.uk/planningpolicyconsultations](http://www.rushmoor.gov.uk/planningpolicyconsultations)

**Representations to be sent to:**

By email to [planningpolicy@rushmoor.gov.uk](mailto:planningpolicy@rushmoor.gov.uk)

Or in writing to: Planning Policy, Rushmoor Borough Council, Council Offices, Farnborough Road, Farnborough, Hants, GU14 7JU

**Adoption Notification:** If you wish to be notified of the adoption of this SPD, please request this as part of your submissions.

## Appendix 2 Examples of promotion on the Councils website

|                                                         |
|---------------------------------------------------------|
| <b>You are In Planning</b>                              |
| <b>Planning policies</b>                                |
| The Rushmoor Local Plan                                 |
| Supplementary planning documents and advice notes       |
| <b>Get Involved In developing our planning policies</b> |
| Statement of Community Involvement                      |
| <b>Planning policy consultations</b>                    |
| Community Infrastructure Levy and planning obligations  |
| National, regional and county planning policy documents |
| Neighbourhood planning                                  |
| Former local plans and policies                         |

### Planning policy consultations

We are consulting on the draft home improvements and extensions supplementary planning document (SPD).

#### Current consultations

##### Draft home improvements and extensions supplementary planning document (SPD)

The home Improvements and extensions SPD provides further guidance to householders on how to deal with design and amenity issues when making home Improvements such as extensions, loft conversions, building a new outbuilding or erecting a new boundary.

It is intended to help people seeking planning permission for home Improvements but It also provides useful information on design and amenity where planning permission is not needed.

By 'amenity', we mean daylight, privacy, peace and quiet as well as useful features such as bin and cycle storage.

The SPD supports the implementation of [Local Plan](#) Policy DE1: Design in the Built Environment.

You can read the draft home Improvements and extensions SPD and supporting documents below.

You can find where to view hard copies of the documents in the statement of matters and availability.

- [Draft home Improvements and extensions SPD \(446kb\)](#)
- [Statement of matters and availability \(116kb\)](#)
- [Strategic environmental assessment \(SEA\) / habitats regulations assessment \(HRA\) screening assessment \(271kb\)](#)

#### Have your say

##### Online survey

Our [online survey about our draft home Improvements and extensions SPD](#) will only take a few minutes and includes questions about how useful and clear you find the SPD.

You can also send us your comments in any of the following ways.

##### By email

[planningpolicy@rushmoor.gov.uk](mailto:planningpolicy@rushmoor.gov.uk)

##### By post

Planning Policy  
Rushmoor Borough Council  
Council Offices  
Farnborough Road  
Farnborough  
Hants  
GU14 7JU

##### Closing date for comments

The closing date for comments is 5pm on Friday 6 December.

#### Related documents

- [Draft home Improvements and extensions SPD \(446kb\)](#)
- [Reg 12 Statement of matters and availability \(116kb\)](#)
- [Home Improvements and extensions SPD - SEA HRA screening final \(271kb\)](#)

▶ [Help with PDF documents](#)

#### Related links

▶ [Do I need planning permission?](#)

#### Contacts

Planning policy  
[planningpolicy@rushmoor.gov.uk](mailto:planningpolicy@rushmoor.gov.uk)  
Tel: 01252 398735  
▶ [View full details](#)

#### Share this page

- [Facebook](#)
- [Twitter](#)
- [LinkedIn](#)
- [Reddit](#)
- [Tumblr](#)

### Conservation area reviews

We'd like your views on the Cargate and Aldershot military conservation areas.

▶ Read more about Conservation area reviews



Conservation area reviews

Our vacancies

Southwood Country Park

Aldershot and Farnborough

#### Latest news



#### Payment problems

We are having problems with our payment system today ...

#### Council seeks views on conservation areas and locally listed heritage assets

Local people are being asked to give their views on ...

▶ See all news stories

#### In my area

Please enter your details below to find information about your area

Enter house number

Enter postcode

Search

▶ Don't know your postcode?



#### Do it online

Pay for it

Apply for it

Report it



Council tax



Parking fine



Planning fees



Garden waste recycling



Business rates



Invoices

▶ See all online services

< Previous Next >

#### Top tasks

- ▶ Bin collections
- ▶ Planning
- ▶ Looking for a home
- ▶ Council tax
- ▶ Leisure facilities
- ▶ Registering to vote
- ▶ Jobs
- ▶ नेपालीमा जानकारी

Contact us

## **Council seeks views on conservation areas and locally listed heritage assets**

Local people are being asked to give their views on proposed changes to two of Aldershot's conservation areas.

Rushmoor Borough Council has started a programme to review all of its conservation areas, beginning with the Cargate and Aldershot military conservation areas.

It is proposing to make a number of changes to both conservation areas and has launched a consultation to hear what people think of the plans.

The reviews are part of the council's overall aim to protect and improve the heritage and character of Aldershot and Farnborough and build on the policies in the Rushmoor Local Plan.

To run alongside the reviews, the council is also consulting on its draft Locally Listed Heritage Assets supplementary planning document (SPD). This document sets out how the council will identify buildings and structures of local importance and the procedure for adding them to its local list. The document also identifies the relevant conservation principles which apply to these buildings and structures.

Both consultations started on Friday 31 January and will run until 5pm on Friday 13 March.

In Cargate, the council is proposing to change the boundaries of the conservation area. This would remove areas that do not reflect, or add to, the historic character of the area. Overall, the conservation area would be smaller, but more focused.

The Aldershot military conservation area takes account of the redevelopment of the military town and is aimed at looking to the future. Under the proposed changes, parts of the new Wellesley development would be included and other buildings, such as the Centre for Health, Army Careers Centre, Early Years Centre and military housing, would be removed.

In both areas, the council has also made Article 4 directions. These are aimed at protecting the character and heritage of the conservation areas. They remove some permitted development rights from properties and mean that if residents want to make certain changes to their homes, they may need to get planning permission first. The directions are effective immediately but will expire in six months unless the council decides to make them permanent. A consultation on the directions runs alongside the reviews.

The consultation on the draft Locally Listed Heritage Assets SPD asks people to consider if there are any buildings or structures they would like to see added - or removed - from the local list.

As well as finding out more and making comments on the council's website, local people will be able to give their views at two drop-in sessions. These will be:

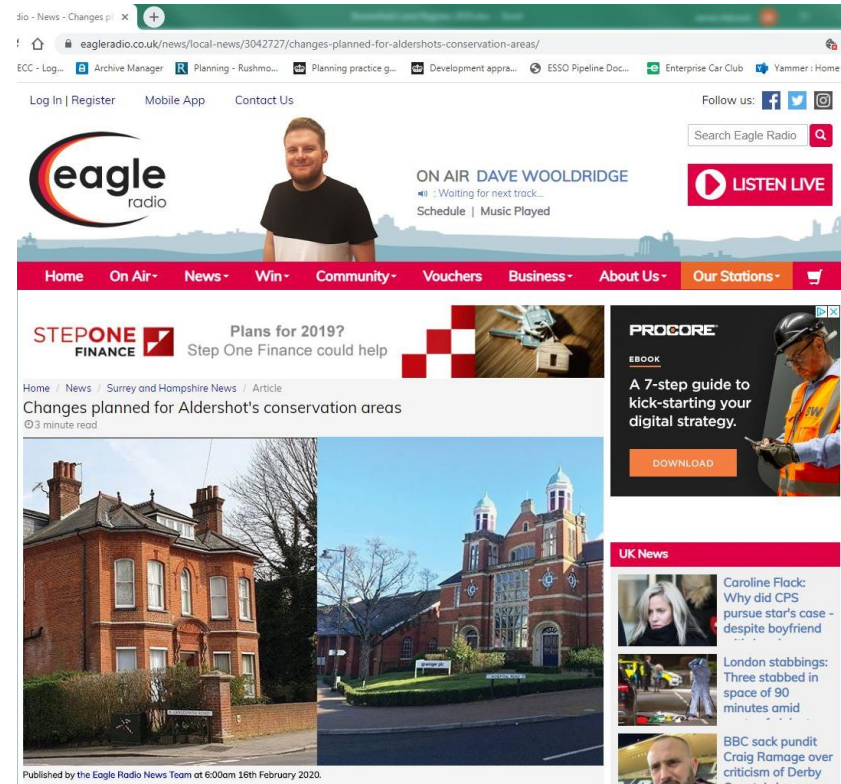
- Cargate conservation area: Tuesday 25 February, 2.30pm to 7.30pm, at Aldershot Baptist Church, Upper Elms Road
- Aldershot military conservation area: Wednesday 26 February, 2.30pm to 7.30pm, at Princes Hall

Councillor Marina Munro, Cabinet member for Planning and Economy at Rushmoor Borough Council, said: "Our conservation areas play an important role in maintaining the heritage and character of our towns. A lot has changed since we last reviewed them and our aim is that the changes we are proposing now will continue to protect, but also improve, the nature of these areas for future generations. The draft Locally Listed Heritage Assets supplementary planning document complements this work, and we hope people will take the time to look at the proposals in the consultations and give their views."

The consultations will be available on the council's [Planning policy consultations](#) web page until Friday 13 March.



## Appendix 4 – Media Coverage



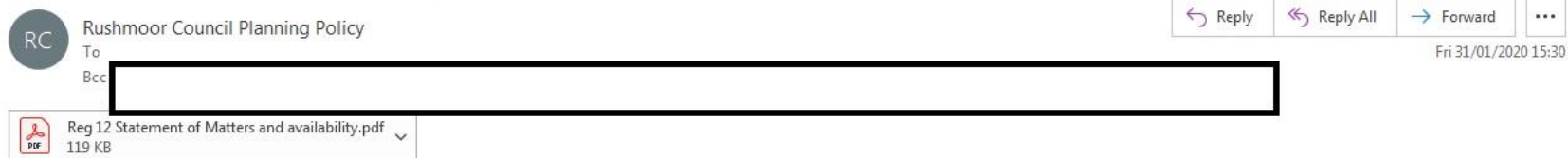
Left – Aldershot News and Mail front page

Right – Coverage and Eagle Radio website news pages



## Appendix 5 – Email to Consultees

### Rushmoor: Planning Policy and Heritage Consultations (Statutory)



Dear Sir / Madam,

We are contacting you as you have previously asked to be notified of planning policy consultations undertaken by Rushmoor Borough Council.

The Council is currently consulting on the following planning policy and conservation documents for a period of six weeks:

- Locally Listed Heritage Assets SPD
- Conservation Area Overview Document
- Cargate and Aldershot Military Conservation Area Appraisals and Management Plans
- Draft Article 4 Directions for the above two Conservation Areas

You can view the documents and find more information online at <https://www.rushmoor.gov.uk/planningpolicyconsultations>. Hard copies are available at Aldershot and Farnborough libraries as well as the council offices, during opening hours.

The closing date for receipt of comments is **5pm on Friday 13 March 2020**.

Please respond via email [planningpolicy@rushmoor.gov.uk](mailto:planningpolicy@rushmoor.gov.uk) or write to us at the following address:

Planning Policy and Conservation  
Rushmoor Borough Council  
Council Offices  
Farnborough Road  
Farnborough  
Hampshire  
GU14 7JU

Yours faithfully,

#### The Planning Policy and Conservation Team

Planning Policy | Rushmoor Borough Council | Council Offices | Farnborough Road | Farnborough | Hampshire | GU14 7JU

DDI: 01252 398735 | e: [bethany.griffin@rushmoor.gov.uk](mailto:bethany.griffin@rushmoor.gov.uk) | w: [www.rushmoor.gov.uk](http://www.rushmoor.gov.uk)

Please consider the environment - do you really need to print this email?

## Appendix 6 - Consultation Event Photos



**Top left:** Cargate Consultation Event at the Baptist Church

**Top right:** static display at Rushmoor Borough Council offices

**Bottom left:** Banners set up at Princes Hall, Aldershot.

## Appendix 7 - Draft Locally Listed Heritage Supplementary Planning Document Consultation Responses and Officer Comments

| Respondent       | Response                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | Officer Comment                                                                                                                                                                                                                                                                                                                                                                        |
|------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| David Webb       | <p>Thank you for publishing the Draft Conservation Areas Overview Document. I thought it was a really nice piece of work - informative, well-structured, and easy to read, I have a couple of minor comments, which as it's still draft you may or may not wish to consider.</p> <p>Para 6.5 ... should be 'led', not 'lead'</p> <p>Para 6.10 ... the first sentence doesn't read too well. Is it a look back to the 20th century, in which case it should be 'remained', or does it still apply to the 21st century?</p> <p>Para 6.14 ... Domesday is the normal spelling used by The National Archives</p> <p>Paras 6.19 and 10.2 are inconsistent with the date at which Farnborough Hill became Empress Eugenie's home (1880, 1882)</p> <p>Paras 6.21 and 10.5 are inconsistent with the date of closure of RAE (1998, 1999).</p> <p>Again many thanks for an excellent document.</p> | <p>Para 6.5 – typographical error amended</p> <p>Para 6.10 – first sentence amended as follows:<br/><del>In the 20<sup>th</sup> Century, ‡ The commercial centre of Aldershot town...</del></p> <p>Para 6.14 – typographical error amended</p> <p>Para 10.2 corrected to state 1880.</p> <p>Corrected to state 1998 which was the year the MOD sold and vacated the Airfield site.</p> |
| Andrew Romanevic | <p>If you want to conserve you need to actually put some resources on the table to help people to do it.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              | <p>It is unclear what resources the respondent would wish to see provided. On our website we provide access to resources in the form of guidance documents produced by English Heritage. If, financial resources are being sought, the Council does not provide grants to owners of properties within conservation areas towards maintaining their properties.</p>                     |
| Natural England  | <p>Whilst we welcome this opportunity to give our views, the topic of the Supplementary Planning</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | <p>Noted</p>                                                                                                                                                                                                                                                                                                                                                                           |

| Respondent            | Response                                                                                                            | Officer Comment |
|-----------------------|---------------------------------------------------------------------------------------------------------------------|-----------------|
|                       | Document does not appear to relate to our interests to any significant extent. We therefore do not wish to comment. |                 |
| Hart District Council | No comments                                                                                                         | Noted           |