

**APPENDIX i: TABLE OF REPRESENTATIONS, AND THE COUNCIL'S RESPONSE AND RECOMMENDATIONS FOR ANY CHANGES TO THE ASSESSMENT DOCUMENT IN RELATION TO THEM – FOR RE-DESIGNATING SHEERNESS- MILE TOWN. C.A.**

<b>Rep. No(s).</b>	<b>Representation By</b>	<b>Summary of Representation</b>	<b>Officer Response</b>	<b>Recommendation</b>
1	Local resident	Thank you for giving me the opportunity to ask questions re-the High Street. Why is it that shops can rip out their shopfronts and replace with a modern entrance? This has happened on numerous occasions which is obviously against Conservation when all the foreign hairdressers completely modernise the shopfronts, obviously at great expense. I must admit they look great but again, against conservation rules, I would like to know what steps have been taken to stop this happening as it seems to me you have no powers to uphold conservation.	Noted	No change to the assessment document needed.
2	Local Resident	<p>We have reviewed the conservation area document with a general opinion that it was well researched and thought through. Perhaps the plan was only intended as a rather general plan, and it seems to us that the plan only hints at firm proposals for improvements particularly to public spaces. Our suggestions are as follows: -</p> <ol style="list-style-type: none"> <li>1. Considering identifying buildings especially listed buildings in the core retail area close to the Clock Tower in clear disrepair and write to occupiers/owners asking them to complete necessary building works. If ignored, consider exercising any relevant statutory local authority powers to make good/charge back the works. If only a few of the worst kept buildings can be brought up to a reasonable standard it seems to us it will lift the area.</li> <li>2. Consider utilisation levels of public car parks. Consider turning the Rose Street fronting part of the Rose Street/Wood Street public car park with public conveniences within it into a park/recreational area.</li> <li>3. Consider breaking up the larger Rose Street public car park bordered by Hare Street, Millennium Way/Garden passage with additional planting both on the edges and within the very wide-open space.</li> <li>4. Upgrade Street lighting in Rose Street which is very poorly lit such lighting as there is in close proximity to trees.</li> </ol>	Noted.	No change to the assessment document needed.

**PROPOSED SHEERNESS-MILE TOWN. C.A. – REPRESENTATIONS, RESPONSE & RECOMMENDATIONS TABLE (Continued)**

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		<p>5. Fully pedestrianise Rose Street between Hare Street and High Street which is now a dead end for traffic in any event. The road is in extremely poor condition with numerous serious trip hazards for pedestrians within the criteria of the statutory disrepair/public liability. The drain on the corner of Rose Street and High Street appears to be permanently blocked.</p> <p>6. Improve Street lighting in the Rose Street, High Street to Hare Street area because it is practically unlit, and it is extremely dark outside daylight hours.</p> <p>We think the practical suggestions above mainly effecting the immediate area that we are situated are in line with your general proposals but would be a way of putting them into practice.</p> <p>We note the review is completely silent on the environmental obligations of owners and occupiers of commercial premises within the conservation area. You will appreciate that no commercial building has been able to be leased since 1* April 2023 if it has an EPC below E and is likely that this requirement will be increased to a C requirement within the next few years. This requires a building owners/occupiers to make material changes to their buildings and in some cases some significant and expensive ones within a relatively short time scale.</p> <p>We as a business has already spent many thousands of pounds in EPC upgrade work and intend to spend thousands of pounds more in the next few years. Whilst it might be possible to get exclusions for listed buildings for the bulk of property owners/occupiers in the conservation area this may not be possible so some specific guidance would be useful. It seems implicit within your report though not expressly stated, a conservation of frontage to the conservation area are of paramount importance (a proposition with which we agree) that alterations to the rear of premises not facing the conservation area (High Street, Broadway, Rose Street, etc.) will be given more latitude. It seems to us to be a good policy to give any alterations/development not</p>		

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		<p>directly facing the conservation area or town centre latitude if they have a demonstrable improvement to environment performance of the building.</p> <p>The report sensibly mentions the presence of a number of three storey buildings (including ours) in the town centre. The writer has never been able to see the roofs of these buildings from street level. Our view is that if the roofs that include slate, Kentish peg tiles or more modern materials are not visible reasonably easily at street it is reasonable to allow installation of solar panels or reasonably low-level wind turbines as long as they are not readily visible at street level. Likewise, if facings to commercial buildings are not directly visible at street level from the conservation area but has the ability to put up suitable facings or high insulation rendering to the rear faces of buildings to improve energy performance and not to part of the building fronting the streets within the conservation area. Whilst we appreciate the local authority would want to consider any case in its specifics any guidance on the authority’s general approach towards energy performance enhancing development would be useful.</p>		
4	Historic England	<p>Historic England very much supports the production of a conservation area appraisal and management plan for the Sheerness Mile Town Conservation Area.</p> <p>Significance                      We welcome the concise summary of significance (p. 5) as a way for users to quickly understand why the conservation area is special. We think the broad areas of significance which the document outlines are good, but we suggest making these more distinctive to Sheerness.                      For example, “unaltered street patterns from the 19th century”, could be expanded to say, “surviving 18th century road pattern from the earliest period of the town’s development and later road layout, which reflects the town’s rapid growth across the later 19th century”.</p>	<p>Noted &amp; welcomed.</p> <p>Noted</p>	<p>No change to the assessment document needed.</p> <p>Document amended as recommended.</p>

**PROPOSED SHEERNESS-MILE TOWN. C.A. – REPRESENTATIONS, RESPONSE & RECOMMENDATIONS TABLE (Continued)**

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		<p>Or “surviving examples of traditional shopfronts” could be expanded to say, “good survival of traditionally designed shopfronts with notable examples from xx and xx.”</p> <p><b>Content</b>                      Our guidance, Conservation Area Appraisal, Designation and Management sets out a good practice approach to the content of a conservation area appraisal. The draft appraisal covers some of the suggested headings, such as introduction, planning context and location and setting, but we think the later sections on the character appraisal would benefit from further work. For example, a more detailed section on spatial analysis, backed up by historic maps, would a helpful way of describing the area’s development. It may be helpful to include earlier maps alongside later 19th century maps, to illustrate the area’s earliest development from the later 18th century. This would help you draw out where the early road layout survives and formed the framework for later development.</p> <p>Sections on locally important buildings and streets, open spaces and views could also be usefully added to help articulate more clearly why and what about the character of the conservation area is of special architectural or historic interest. If the Council has a local list, it would be good to include it in this section, including a link to the current list.</p> <p>It would be useful to include a map of significant views and to explain the types of views (such as views out to the setting, views of street frontages and groups of buildings or views of key landmarks) that are distinctive of the area’s character and contribute to its historic or architectural interest. You may also consider identifying character zones within the conservation area. This is often a useful tool to use when describing a conservation area</p>	<p align="center">Noted</p>	<p align="center">Document amended as appropriate.</p>



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		<p>It would also be useful to highlight a Local List of Heritage Assets if the Council has one and to include a link to the current list and the criteria for selection.</p> <p>Opportunities for community engagement It may be of benefit to highlight the positive role a community could have in the future management; perhaps some of the audits suggested or the setting up of Conservation Area Advisory Groups/ Neighbourhood forums.</p> <p>Appendix To help with future management of the conservation area, we would also encourage you to consider the addition of an appendix with a time and role specific action plan for the recommendations set out in the management plan.</p> <p>Proposed Boundary Extensions We agree with the proposed boundary extensions, but we think these could go further and would benefit from stronger supporting text to explain why you propose to include the areas. For example, the rationale for extending the boundary adjacent to the water tower is not entirely clear. In addition to the proposed boundary extensions, we would also suggest you consider extending the boundary to include the former County Library, an attractive building with some historic and architectural value, and a 19th century former house marked as Towers Hall on historic OS maps. In addition, we also think it would be beneficial to consider extending the boundary to include High Street buildings up until the junction with the A250. Though the historic buildings on the High Street are altered, they are of a similar quality to those directly to the west and within the conservation area. We also note this consultation process would be a good opportunity to clarify the existing boundary and remove any potential anomalies, such as a</p>	<p>Noted</p> <p>Noted</p>	<p>No change to the assessment document needed.</p> <p>Recommended Boundary changes included.</p>

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		<p>boundary running through existing buildings etc. As part of that process, you may find it helpful to set out why you do not propose to extend the boundary to cover some areas, e.g. the exclusion of part of Strode Crescent. Having visited, I think I understand the rationale for the boundary, but it is not immediately apparently from the maps.</p>		