

69996 – The Smithy and 10-14 Paradise Street, Ramsbottom.

Conversion of 1no. dwelling and workshop to 2no. flats and 3no. dwellings with single storey rear extensions, new roof with raised eaves and replacement windows.

The proposed adaptations and alterations to facilitate the conversion of the buildings into a viable sustainable residential use have undergone a number of revisions, which apart from the proposed render to the upper part of the rear elevation would be acceptable in preserving the character and appearance of the conservation area.

The render finish to the proposed rear extensions is acceptable by virtue of what would be their limited visibility within the conservation area. The rest of the rear elevation up to eaves height should not be rendered but left as an existing exposed stone finish this area would have greater visibility and that expanse of visible render, not being an historic architectural feature, would not preserve the character or appearance of the conservation area.

Mark Kilby

Conservation Officer

10/1/24