

Heritage Statement

Site Address: 18 Silver Street, Bury, BL9 0EX

GOLD SKETCH
S T U D I O S

1. Introduction & Purpose

This Heritage Statement has been prepared to support a planning application for the conversion of the upper levels of 18 Silver Street. The statement identifies the heritage assets affected and demonstrates how an understanding of their significance has informed the current proposal.

2. Assessment of Heritage Significance

The application site is situated within **The Bury Town Centre Conservation Area**.



Bury Town Centre Conservation Area

The Bury Town Centre Conservation Area Appraisal, Bury Town Council:

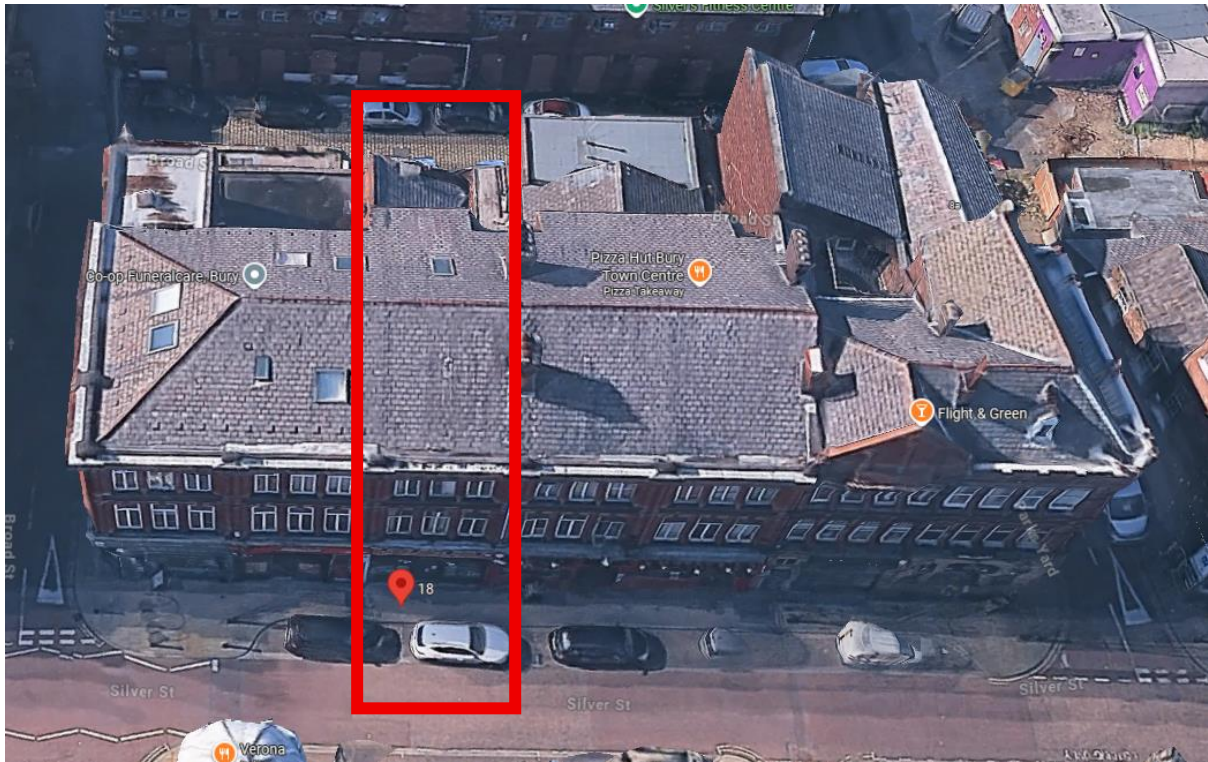
“The conservation area encloses the historic core of the town and incorporates the best of its architectural heritage with a high concentration of statutorily listed buildings. The modern form of the area results from the mix of commercial and civic buildings, largely dating from the 19th century, arranged around and linked by public open spaces.

There are two distinct areas within the conservation area reflecting the 19th century mixed use of the area with residential property originally to the south and commercial property to the north.

Despite the richness of the conservation area architectural fabric, the character and appearance of the area is generally cohesive. It's character is supported by the recently revealed remains of Bury Castle and the development of the East Lancashire Railway around Bolton Street Station.”

(<https://www.bury.gov.uk/planning-building-control/heritage-and-conservation/conservation-areas>)

- **Asset Description:** The site consists of a terraced house comprising a basement, ground floor, first floor and second floor.
- **Conservation Area Character:** The Bury Town Centre Conservation Area encloses the historic core of the town. It is characterized by a high concentration of statutorily listed buildings and a cohesive architectural fabric largely dating from the 19th century.
- **Site Context:** The area reflects a 19th-century mixed-use character, historically featuring residential properties and commercial properties. The site at 18 Silver Street contributes to this cohesive townscape.



A view of the site from Google Earth



A view of the front of the site, showing any architectural heritage features – that will all be maintained.

3. Proposed Works

The proposal involves a **Change of Use** for the upper levels (first floor and second floor) from Class E (Commercial, Business and Service) to Sui Generis (Short-term Apartments/Emergency Housing).

- **Scope of Works:** The development is strictly limited to **internal changes** only.

- **External Appearance:** There will be **no external changes** to the building façades. All existing architectural heritage features on the front of the site will be maintained.

4. Assessment of Impact

The impact of the proposed conversion on the heritage asset and the wider conservation area is considered minimal.

- **Impact on Fabric:** As the works are purely internal, there is no impact on the external historic fabric or the architectural detail of the building.
- **Impact on Setting:** Because the exterior remains unaltered, the relationship with neighbouring buildings and the character of the townscape will be preserved.
- **Level of Harm:** No adverse effects on the Bury Town Centre Conservation Area have been identified.

5. Conclusion

The proposed scheme is designed to be sensitive to its surroundings, honouring the aesthetics and character of the Bury Town Centre Conservation Area. By repurposing underutilized upper floors for residential use without altering the building's exterior, the proposal ensures the continued life of the building while maintaining its contribution to the heritage value of the area.

Given the limited scope of the works and the lack of harm to the heritage asset, it is considered that this development will provide much needed housing to the area, whilst have no negative impact on the conservation area heritage assets.