



Proposed Mechanical Improvements
Belle Vue Mill,
Belle Vue Square,
Skipton

for

Computershare Limited

Design, Access & Heritage Statement

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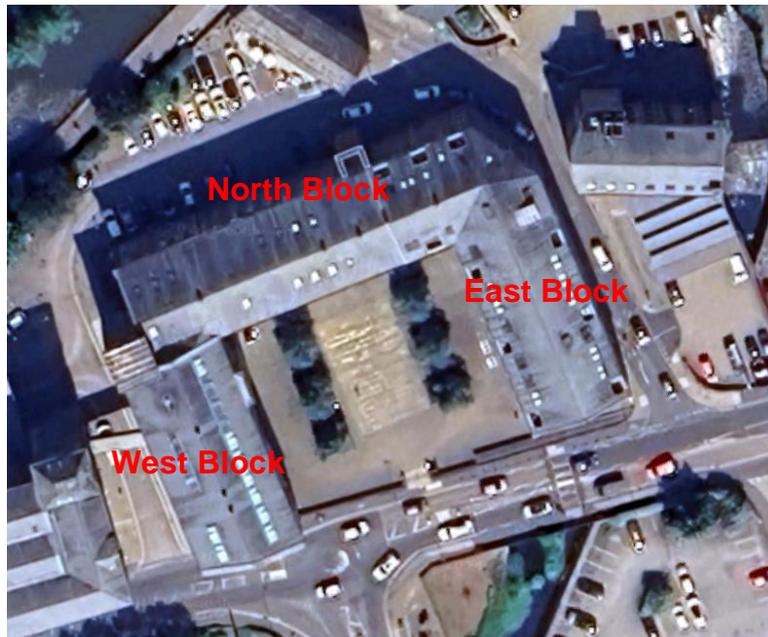
1.0 Introduction

This report supports a planning & listed building application, submitted on behalf of our client, regarding the proposed mechanical improvements to Belle Vue Mill on the second and third floor.

This statement should be read together with all drawings and additional pieces of submitted information for this application.

2.0 Site Description and Setting

The building that this application is concerned with is located on Broughton Road in Skipton. It is an existing multi-storey former mill building, that has previously been converted into residential and office space. To the north there is a stone wall that borders the Leeds to Liverpool Canal and the southern boundary is defined by Broughton Road. A vehicle access road runs around the building to the west, north and east elevations.

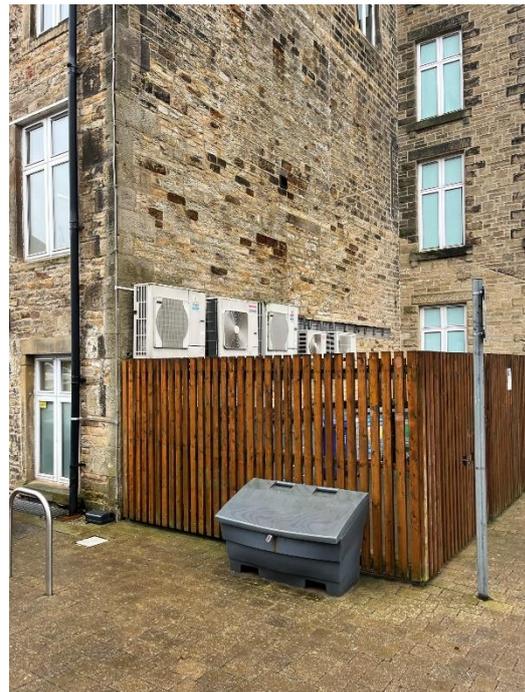


The building is positioned as a 'U' shape, with blocks to the north, east and west. The north and west blocks are the only blocks that are referred to in this application, with works proposed to the windows on the elevations to each side.

3.0 Proposal

The proposed works to the application building are concerned with the required upgrading of mechanical services to existing office spaces to the second and third floor. The introduction of new mechanical services to these offices require plant equipment to be located externally, a new generator to be located externally and the introduction of louvres to a number of high level panels within existing window frames.

The additional required external plant equipment is proposed to be located adjacent to the existing external plant equipment, by extending the existing timber enclosure, to incorporate the new proposed equipment.



Photos showing example of louvre locations and existing external plant area to be extended.

Internally, the space will remain as office space, with new partitions and doors added to suit the required layout. Internal finishes and lighting will also be upgraded. This will involve alterations to existing partition walls and existing finishes – all of which are modern and installed as part of a previous refurbishment.

4.0 Access

Access to and around the building will remain as existing and the proposed works noted in this application will not affect access to into or around the building or site, with the exception of the extension of the existing external plant area, which will occupy an existing parking area.

5.0 Heritage and Listings

Belle Vue Mill is part of a complex known as Dewhurst's Mill, which is Grade II listed under the Planning (Listed Buildings and Conservation Areas) Act 1990.

An extract from The National Heritage List for England (NHLE) is below:

<i>Grade:</i>	<i>II</i>
<i>List Entry Number:</i>	<i>1180038</i>
<i>Date first listed:</i>	<i>02-Mar-1978</i>
<i>Date of most recent amendment:</i>	<i>07-Jan-1986</i>
<i>List Entry Name:</i>	<i>DEWHURST'S MILL</i>
<i>Statutory Address 1:</i>	<i>DEWHURST'S MILL, BROUGHTON ROAD</i>
<i>Details</i>	
<i>5336 BROUGHTON ROAD SD 9851 1/163 (North side) Western Block of Dewhurst's Mill. The address and the map reference shall be amended to read:</i>	
<i>SD 95 SE BROUGHTON ROAD SP/194 (North side)</i>	

Dewhurst's Mill The description shall be amended to read:

Mill for the spinning and weaving of cotton and the manufacture of sewing thread. 1867-70. Coursed stone with rusticated quoins, hipped slate and glazed skylight roofs on bracketed eaves. Massive grouping of main rectangular western block with detached brick chimney to rear, U-shaped eastern range linked to third mill with canted west end across Brewery Lane by inclined cast iron bridges with enriched round-headed glazing. Main block 20x8 bays, 5 storeys glazed with 4-pane casement windows in plain square frames. Dentilled string courses at sill levels of 1st and 3rd storeys. Main entrance to east has rusticated pyramid capped gate piers. Shaped eastern range has 5 storey 5-bay gable ends facing Broughton Road with 3 round-headed windows in gable apex; 10x15 bay elevations to courtyard of 5 storeys with later asymmetrical additions. 3rd mill to east of Brewery Lane of 4 storeys, 7 bays and water tower in north west corner with bracketed cornice. North-east water tower to western block has hipped roof and iron belvedere with bracketed cornice. The whole complex forms a group.

5336 BROUGHTON ROAD (North Side) Western block of Dewhurst's Mill SD 9851 1/163 Late Victorian. Stone, rusticated quoins, hipped slate roof, eaves on brackets. 5 storeys. Long western block has 20 windows on each floor facing the road, and 6 windows on return end. Dentilled strings at sill level of 1st and 3rd floors.

Although the application building is not noted by name in the listing, it is associated with, within the curtilage of and physically connected to (by way of an ornate slanted bridge at second floor level) Dewhurst's Mill. The listing above refers to the building as the 'U-shaped eastern range linked to third mill'.

6.0 Impact

The proposed works to the application building are considered to be minimal and by nature reversible.

The louvres to the windows will be coloured to match the existing window frame colour and will be installed within the existing frame, ensuring the frame proportions remain as existing and the glass is simply replaced with louvres.

The removal of glass to the higher panel of a number of windows and replacement with louvres (coloured to match the window frames) could easily be reversed in the future if required or requirements to the space change.

The additional area of plant to the external area could also be removed in the future if required, without having a permanent affect on the existing building and new equipment will be located adjacent to the existing, to minimise any impact around the building and to keep the plant equipment together.

7.0 Conclusion

In conclusion it is considered that the proposed mechanical services improvements to the second and third floor office areas will not have an adverse affect on the listed building or have a detrimental impact on the setting or surrounding area.

The additional external plant will be located adjacent to the existing plant area and simply extended as per requirements. The proposed louvres will be located within the existing window frames and will replace the glass in one panel, without affecting the full window layout.

All works are reversible and will not have a permanent affect on the building.