



Westmorland  
& Furness  
Council

Working for Cumberland Council and  
Westmorland & Furness Council

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Sarah Papaleo  
Cumberland Council  
The Market Hall  
Whitehaven  
Cumbria  
CA28 7JG

25 September 2023

Your reference: 4/23/2253/0L1 • Our reference: JNP/4232253

Dear Ms Papaleo,

**LISTED BUILDING CONSENT FOR THE EXTENSION AND EXTERNAL AND INTERNAL ALTERATION OF THE EXISTING BUILDING TO CREATE A COMMUNITY HUB INCLUDING CAFÉ, DEMOLITION OF REAR EXTENSION TO LIBRARY, RETENTION OF DECORATIVE LINTELS AND DEMOLITION OF STONWORK BELOW IN 2X LOCATIONS AT FIRST FLOOR OF FORMER PUBLIC OFFICES TO CREATE ACCESSIBLE ROUTE WITH PLATFORM LIFT AND STAIRCASE FROM CAFÉ, REMOVAL OF LIBRARY SLIDING DOORS, AND REINSTATEMENT OF ORIGINAL DECORATIVE ARCHED ENTRANCE. REMOVAL OF CAST IRON RAILINGS BOUNDING THE MARKET PLACE/TOWN SQUARE, RELOCATION OF EXISTING SCULPTURES TO REAR OF BUILDING, PUBLIC REALM IMPROVEMENTS INCLUDING RESTORATION OF MEMORIAL FOUNTAIN AND CREATION OF NEW LANDSCAPED AREAS, ACCESSIBILITY IMPROVEMENTS  
CLEATOR MOOR LIBRARY, MARKET SQUARE, CLEATOR MOOR**

Thank you for consulting me on the above application.

The proposed alterations and extensions will involve some significant impacts to the two listed buildings and the conservation area. The historic fabric, character and appearance of the listed buildings will be affected and the submitted heritage statement assesses the degree of harm to the listed buildings and the conservation area as 'moderate'. The proposed changes will adversely affect the significance of the designated heritage assets and so there is a planning balance to consider between the harm to the assets and the public benefits that may be provided by the proposed scheme.

In the event that it is considered the harm is outweighed by the public benefits of the proposed development and planning consent is granted, I recommend that the affected listed buildings should be recorded in advance of development. This recording should be in accordance with a Level 2 Survey as described by Historic England Understanding Historic Buildings A Guide to Good Recording Practice, 2016. I advise that this be secured by attaching a condition to any planning consent and I suggest the following form of words:

*Prior to the carrying out of any demolition or construction work the existing listed buildings affected by the proposed development shall be recorded in accordance with a Level 2 Survey as described by Historic England's document Understanding Historic Buildings A Guide to Good Recording Practice, 2016. Within 2 months of the commencement of construction works a digital copy of the resultant Level 2 Survey report shall be furnished to the Local Planning Authority.*

*Reason: to ensure that a permanent record is made of the heritage assets of architectural and historic interest prior to their alteration as part of the proposed development.*

Please do not hesitate to contact me if you have any queries regarding the above.

Yours sincerely,

Jeremy Parsons  
Historic Environment Officer