

HULL CIVIC SOCIETY

NEWSLETTER

February 2015



Scale Lane Bridge (Photo: JD Scotney)

In this issue: Programme, Subscriptions Reminder, Corporate Members, Planning & Buildings, Committee Changes, Officers and Committee, September Newsletter Updating the Membership Database, Newsletters by Email, Membership. The Green Belt Concept, Good Mark: "Slipstream", Preliminary feedback to the questionnaire, Good Mark and Steve Shearsmith Award: Scale Lane Bridge, Beverley Road Townscape Heritage Scheme, Hull in Paint 2015, Planning & Buildings, Hull's Amazing Heritage, Officers & Committee, May Newsletter, Membership Database, Newsletter by post or email? Membership form.

Winter Programme 2014-15

All meetings are at the Mercure Royal Hotel, Ferensway, on Mondays at 7.30 pm (unless otherwise stated).

Following a decision at the 2014 Annual General Meeting, non-members are invited to make a donation of £2 per session. Admission is free to Hull Civic Society Members.

9th February: New Buildings of Hull

Malcolm Sharman.

7:00 p.m. 9th March: Annual General Meeting

Followed by **Cuthbert Brodrick, Architect**

John Scotney

13th April: Old Bollards Revisited*

Chris Mead (Please note this is a change of programme)

Spring & Summer Programme

There will be at least one historic walk within the city boundary and another in one of the local villages.

Full details will appear in the May Newsletter.

Thur 19th March 7.30 pm at the Scandinavian Church, Osborne Street

We are invited to a Historical Association meeting which will be of particular interest to Civic Society members:

“Hull’s Architectural Heritage” by Dr David Neave – author of the updated Pevsner Architectural Guide - Hull

Subscriptions Reminder

If you pay your annual subscriptions by standing order, please remember to amend the amount to £15 (individual) or £24 (two people at the same address) from 1st January 2015.

Corporate Membership

The Corporate Membership within the society continues to grow, and we would like to thank all our corporate all companies for their valued support to the society. Some are new and some have recently renewed their membership.

Clark Weightman.

William Jackson Group.

J.R. Rix & Sons Ltd.,

Gosschalks Solicitors.

City Care Developments Ltd.,

C. Spencer Ltd.,

Andrew Jackson. Solicitors.

Roach Brothers.

Lynne Hope Communications.

George Houlton & Sons Ltd.,

East Yorkshire Motor Services.

Kevin Marling, Corporate Secretary

The Green Belt Concept: what does it really achieve?

A personal view

Editor's note: this article reflects the author's personal opinion, rather than Civic Society policy, but addresses an issue worth debating.

As a young idealistic design student in the 1960s I used to believe in the notion of the Green Belt in order to inhibit urban sprawl, prevent neighbouring towns merging into one another and primarily as a means of preserving the countryside. My home was in a Peak District village at that time.

However, in light of experience I wonder if we should reconsider these planning controls and seek a more flexible approach which considers a revised set of priorities determined by the needs of society as well as an

increased sensibility to the quality of the environment necessary to provide health and wellbeing.

In essence, the Green Belt is an invisible line designating a border round a certain area preventing development of the area and allowing for wildlife and natural vegetation. The idea of such green girdle is not new and for aeons man has protected such parkland to create a natural locale effectively to enhance the setting of historic settlements or significant sites where access to open spaces was needed in order to provide an essential connection with the earth. Maybe with more “open minds” we can achieve a rethink of Urban Systems Design to address current Urban Pathology and address revised ethical aspirations.

At this point in the essay I ask the question “Are you a NIMBY?” If you believe your home is protected by Green Belt legislation, don’t know how or why but can’t conceive of any relaxations – then read on.

In order to control Suburbanisation by statute, London, Birmingham and Sheffield were the first cities to be given designated Green Belt status in 1935. The idea grew and by 1955 Duncan Sandys gave 189 Local Authorities such protection.

Currently 88% of the population live in urban areas within Green Belt boundaries covering only 13% of the total area nationally, so one would think plenty of room for further development.

In the YHACS area the cities of Bradford, Leeds, Sheffield and York were given the protection of Green Belts but strangely NOT Hull. Of course, the effectiveness of Green Belts depends on location and topography. They can often be eroded by urban rural fringe uses and sometimes development “jumps over” the Green Belt area resulting in the creation of Satellite settlements which, although separate from the city by Green Belt, function more like suburbs than independent communities. As such settlements grow they use up open land and there is often a hostile objection from those already in occupation. We all know places which are under such pressure.

Yorkshire has a lot of Green Belt protection although York is outstanding in that it has a doughnut of surrounding open land. Sheffield, as the largest Metropolitan Unit, has been altered in its sprawl to the West by the Peak District National Park but there is no green boundary to the East as Sheffield’s Don Valley merges imperceptibly into Rotherham. The physical geography of Sheffield is made up of a series of steep river

valleys with building on the spurs above. The steams provide obvious green routes and access across the city. Sheffield is the greenest city in the EU with 61% of it being open space and with over 2 million trees it has the highest ratio of trees to people in any European city. No need for overbearing Green Belt restrictions here. Leeds covers a large area of which 65% is Green Belt land. Within the city densities are high – much lower outside. The quality or appearance of land is not a factor in its designation as a Green Belt and it does not have to be green. Hence, high time for a review of low-value agricultural land to provide for those in need of affordable homes.

HULL is Britain's most densely populated city as development has extended to the very limits of the city boundary in all compass directions, save the South, which is waterfront. All around the city is a sea of green fields traversed only by bead-like chains of ribbon development radiating to Satellite villages situated 5-6 miles from the city centre.

Hull does not have a Green Belt but is locked in by land under the jurisdiction of the East Riding CC. My first view of Hull was of high-rise blocks on estates miles from the centre seemingly perched on the edge of empty foreign fields. Now Hull CC seeks to extend the boundaries further to provide homes. A Labour Government funded demolition and regeneration schemes using up most brownfield sites within the city from 2000 onwards but still there is need for more. The ERCC objects to expansion proposals whilst themselves using greenfield sites to expand the surrounding East Riding villages towards Hull.

The open green spaces under dispute are wedge-shaped gaps between major arterial roads and, like much land on the fringe of a city, scrubland or under used sites which are certainly not as “green” as people believe. The City Council have decided not to object in principle to building up these spaces to provide for people who need to be close to the town and needs somewhere (better) to live. Half the population of Hull don't have a car!

In my view the Green Belt is an outmoded concept and legislates too rigidly in the face of new Urban and Environmental challenges. At Government and local level there are murmurings about the need to free up rules to encourage more liberal use of land and promote home ownership. We can build on the Green Belt – not to spoil it but make it somewhere – home.

There are people who defend the Green Belt for political reasons; snobbish exclusivity and a belief that cities represent everything despicable. Generally, home ownership is currently declining and this suits powerful people who want to prevent availability of land, as a contrived shortage puts up prices leading to a larger rental market. It is interesting to know that 70% of land is owned by only 1% of the population. Access to information on Green Belts is restricted.

Clearly, there is no shortage of land. By freeing up just 2% of the land would allow for the building of 8 million houses. The land is often lying idle and there is spare capacity in the construction industry. This time development could be planned rather than just happen, perhaps striving to achieve a notional ideal rather than serve to create profits.

Greater attention to design detail and the intelligent application of Eco-sound architectural elements could lead to radical modern solutions which give a sense of quality and resultant pride. Not a sense often felt by those forced to live in speculative developments which are hardly worthy of the description architecture.

The current model has to change in order to put future development in the places where it will do the most good for everybody.

To quote Baroness Andrews..... *"It is possible to build the homes needed by future generations whilst protecting the environment and green spaces – much brownfield has already been built on – It's all about Design"*

Why aren't we building enough attractive homes? Greenbuild design philosophies are key to Urban Policies that lead to sustainable lifestyles. The creation of Green-conscious communities that embody new "Village-Town" ideas as a 21st century expression of the precepts of the Garden Village Movement are achievable as evidenced by their acceptance and introduction world-wide.

"We have to face the facts that if we want our kids and our friends' kids to have somewhere to live, these homes are going to have to go somewhere".

Malcolm Sharman

Hull Civic Society's Good Mark: "Slipstream"



"Slipstream" in Heathrow's new Terminal 2.

Hull Civic Society is delighted to award one of its prestigious Good Marks for the design and construction of *Slipstream*, the monumental sculpture now filling the entrance forecourt to Heathrow's new Terminal 2. The Good Mark will be given to the hugely talented artist Richard Wilson, the curators of the project Futurecity, the structural engineers Price and Myers, and last, but certainly not least, to the Hull-based fabricators Commercial Systems International. Hull Civic Society would like to congratulate all who have been involved.

At 78 metres and weighing 77 tonnes it is the longest piece of permanent art as well as the largest privately funded sculpture in Europe. It is suspended 18 metres above the ground from four of the terminal's structural columns. It is made up of 23 separate sections, each of which was transported on individual lorries from Hull to Heathrow this last summer. It cost £2.5m to build.

Mike Green, managing director of Commercial Systems International, says: “We are pleased and privileged to receive the Hull Civic Society Good Mark award and have been able to demonstrate the skills, drive and ambition of the people of Hull on such a prestigious project such as the Slipstream structure. 20 million people a year will be passing through the T2 terminal at Heathrow. It is pleasing to know that Hull has established itself at the gateway to the world”.

Plunging from the ceiling in a dramatic twist, performing an improbable back-flip at the arrivals level before swooping up past the escalator in a daring barrel roll towards departures, this sinuous metal sculpture traces the path of an imaginary stunt plane, frozen in time and space. "Everything leaves an invisible trail and I wanted to make that tangible, expressing the velocity and acceleration of flight," says artist Richard Wilson. The result is the spectacular flowing and twisting aluminium form.

‘Slipstream’ contains more than 30,000 unique parts and uses more than 300,000 rivets. Each part was digitally modelled using 3D computer technology. The use of this software meant that engineering issues, such as structural integrity, exact fit, alignment and centre of gravity were fully understood and resolved digitally before the physical form was manufactured. Ralph Parker, the architect at Price and Myers, described the process and outcome like this: “Slipstream is an extraordinary synthesis of Art, Architecture, Engineering and Fabrication. It represents over three years of pioneering digital craftsmanship. By fusing the golden age of aircraft construction with cutting edge technology, the beautiful patterns of movement through space are formed via a vast and complex jigsaw of unique components. Slipstream is an echo and an aria to the dream of flight.”

The Chairman of Hull Civic Society says that this project serves to highlight the skills which the engineering craftsmen of Hull possess, and Hull should take pride in being associated with the creation of this magnificent sculpture. Hull Civic Society hopes that in awarding this Good Mark, Hull’s contribution by way of the skills of Commercial Systems International will become more widely known.

Hull Civic Society : Preliminary Feedback to our Research questionnaire from HCS members (36 questionnaires returned)

The questionnaire was circulated with the September 2014 Civic Society Newsletter. Answers shown in bold type were given by two or more respondents. These are the views of 36 individual members out of approximately 300, so do not necessarily represent those of the Civic Society as a whole.

What should be the role of Hull Civic Society?

Educate the public on the heritage of the city and publicise the city's heritage. Promote the city and build its image. Promote the future and protect the past. Look after old buildings .Prevent development that could detract from the city's character. Provide input into planning applications. Reward good design. Prepare the brochure for Hull Heritage Open Days. Keep History of Hull alive. To nudge the city towards a more concrete celebration of those who founded major industries with worldwide impact : Reckitt, Rank, Hanson, Smith.

The Key projects Hull Civic Society should promote and involved in.

Commemoration of J Arthur Rank and the Film Industry. Regeneration projects and tidying up the city. Preservation and renovation of the Wellington Street, Caroline St. and Humber St areas, old entrance to Queens Dock . Develop a Film Centre, Turn Queens Gardens into a Marina (create a new Venice) Provide a single calendar of events. Stop closure of Hands on History Museum. Promote the Old Town. Aspects of the Influential women of Hull. Make young people aware of the History of Hull. Development of Castle Street A63.The boundary dispute between Hull and East Riding. Promote architecture and design e. g Arc. Reduction in the use of cars in the city through sympathetic pedestrianisation and shared space projects. Increase in the use of rail by the introduction of combined rail+bus passes in the Hull conurbation.

What makes you proud of the city?

Old buildings, The Old town, Guildhall, old pubs, Queen's gardens, Marina, Friendly people, Museums. The theatres, Blue plaques, The Deep, Industry and Docks, The Waterfront, High Street , Holy Trinity, Whitefriargate, Ferens Art Gallery, Old Docks, the Trails. The commemoration of Hull's role in migration from Eastern Europe by means of plaques and statues.

How would you sell the city to visitors?

Free Museums, Heritage of William Wilberforce, The Deep, friendly people, the Marina/Waterfront, High Street. Free events, Freedom Festival, 2x Rugby League teams, Alderton Carmichael, Ferens Art Gallery, Street Life Museum, Sport, heritage of fishing industry , beautiful buildings, Larkin and Rank, Maritime History, Fish Trail, Humber Bridge, marvellous waterfront walks, Old Town, Civil War, Hull Peoples Gallery, A vibrant place.

Chris Zanetti

GOOD MARK NOMINATION - SCALE LANE SWING BRIDGE

“Scale Lane Bridge has become a destination in its own right.” (Observer, July 28th, 2013) Based upon a “concept” by international architects **McDowell and Benedetti** and designed and built in Barnsley by Yorkshire engineers **Qualter Hall** in conjunction with partners Alan Baxter & Associates, Grontmij, Sutton Vane Associates and NK Projects.

Reasons for nomination:

- Its design and architectural appeal
- High level engineering project
- Contributes significantly to the regeneration of the Old Town

The footbridge was originally commissioned by **Yorkshire Forward** and connects Scale Lane with Tower Street. It is the twelfth moving bridge across the River Hull and was opened for use on 12 June 2013.

The bridge has been constructed in sections and fitted together like a jigsaw. It operates like a giant pinball flipper, rotating on a slew bearing through 90 degrees to allow river traffic through. **It is unique in that people can stay on as it swings open and closed.**



Scale Lane Bridge swinging open.
(Photo J D Scotney)

One of the highlights is a sound and light experience which includes bird song as the bridge remains closed; when it is to open for shipping, people will hear ships bells chiming and running water to warn visitors that the bridge is moving. This soundscape was created by artist **Nayan Kulkarni**.

In the attractive public garden in front of the bridge on Scale Lane Staith is artwork named 'From Mizzen Mast to Sandstroke', also created by Nayan Kulkarni working in collaboration with artist Shauna McMullan. The work maps out a sailing ship in words and bronze lines and represents Hull's close relationship with water and maritime history. The bridge looks stunning when lit up on an evening.



Scale Lane Bridge from the River Hull Walkway (Photo: J D Scotney)



Scale Lane Bridge - the cafe pod (Photo J D Scotney)

From BUIDING.CO.UK:

“Construction began in 2009 with the bridge being fabricated off-site in Barnsley and the pieces being transported by lorry to the site for welding and assembly. After intermittent delays, principally caused by the change of client, the finished cantilever span was craned into position last year in 3m slices. Finally, after an eight-year gestation, the bridge officially opened late last month (June).

“Because the river is tidal, one half of it is essentially a permanent mud-bank while the other is the navigable channel. It made sense to have a simple, rotating swing bridge where the heavy part was pivoted over the mud bank with the lighter span stretched over the water.”

Architect McDowell + Benedetti

Client Homes & Communities Agency

Operator Hull City Council

Original funder/promoter Yorkshire Forward / Hull Forward

Main contractor Qualter Hall & Co Ltd

Structural Engineer Alan Baxter & Associates

M&E Engineer Qualter Hall & Co Ltd

Fabricator Qualter Hall & Co Ltd

Landscape Architect Grontmij

Paul Schofield.

Steve Shearsmith Award 2015 - Scale Lane Bridge

The weather was very kind and the sun shone on the group which assembled on Scale Lane Bridge at 12.30 on Friday 30th January for the presentation of a well-deserved Hull Civic Society Good Mark. After an introductory speech by Paul Schofield and another by the Lord Mayor, Mary Glew stressing the importance of Hull's bridges and the uniqueness of this one, Good Mark certificates were presented to the Lord Mayor representing Hull City Council, who have responsibility for operation and maintenance of the bridge, Jonathan McDowell of London-based architects McDowell & Benedetti and George Orton, Managing Director of Qualter Hall Ltd, bridge contractors. A fourth certificate remains to be presented to the Homes & Communities Agency, “for development and delivery of Scale Lane Bridge and successors to Yorkshire Forward and Hull Forward who originally commissioned the bridge.



Left to right: George Orton (Managing Director of Qualter Hall, Ltd, bridge contractors), Cllr Mary Glew (Lord Mayor of Kingston upon Hull & Admiral of the Humber), Jonathan McDowell (London-based architects McDowell & Benedetti), John Scotney, Vice Chairman Hull Civic Society. (Photo: Shirley Scotney)(

One of the unique features of Scale Lane Bridge is that people can stand or sit on it as it swings and the smoothness of operation was demonstrated as photographs were taken. Before leaving, we were treated to a visit into the covered space designed to become a cafe and a look at the motors and controls that power the movement.

The second part of the proceedings was hosted by the Lord Mayor in the Lord Mayor's Parlour at the Guildhall. We began with the presentation of the Steve Shearsmith Award by Steve Shearsmith himself, followed by lunch. Cllr Mary Glew's period in office marks the centenary of Hull's first Lord Mayor and by coincidence Steve's great uncle, John Henry Hargreaves, was the city's first Lord Mayor.



Above: Lord Mayor's Parlour, Guildhall, (Photo: J D Scotney)

The award is in the form of a fine silver salver, hallmarked London 1763. It was bought for, or donated to the Hull Club, a society founded in 1840 by some of Hull's most eminent businessmen to promote improvements to the town.

Names of members include Cuthbert Brodrick, W.B. Jalland, J. Burstall, Henry Cooper, Zachariah Pearson, Joseph Robinson Pease, Charles Henry Wilson, Lord Londesborough and many other eminent local men. The original inscription or family crest in the centre of the salver was erased and replaced by the Hull coat of arms with a floral surround and the words, "Hull Club". When the club was disbanded in 1904, the salver passed into private hands.



Above: the Lord Mayor receives the Steve Shearsmith Award
Below, left: the Steve Shearsmith Award(

Photos: J D Scotney)

Steve Shearsmith inherited it through his mother's side of the family and felt that it was appropriate for the salver to return to the public realm again, so he offered it to Hull Civic Society as an award to be presented for

the best Good Mark of the year. It is mounted on a modern wooden display base with shields around the edge of the base, for engraving the recipient's name.

Hull Civic Society consider the Scale Lane Bridge to be a worthy recipient of this year's Steve Shearsmith Award.

John Scotney

Beverley Road Townscape Heritage Scheme

As Civic Society members know, Beverley Road has some very interesting buildings but some of them, such as Trafalgar Street Church and the former Bombay Restaurant nearly opposite need funds to bring them back into use, while there are many smaller projects which would help to make it more attractive. For this reason, Hull City Council will be submitting a bid in mid-February for £1,597,000 of Heritage Lottery Funding over the next 5 years, to which it will add £457,000 of "match funding"

If the bid is successful, grants will become available to owners of property along the road between Blundell's Corner and Queen's Rd for conservation repairs to historic properties. Examples include restoring wooden sash windows and external architectural features, frontage and boundary improvements, reinstating railings, repairs to historic shop fronts, improving vacant gap sites and footpath and street improvements.

In addition to funding these works, the Townscape Heritage Scheme also aims to raise people's awareness of the area's heritage through activities such as history walks, exhibitions and conservation skills workshops.

Over the last few months, the council, in the person of Tegwen Roberts, has been engaging in consultation with the local community and property owners to establish priorities which are reflected in the bid.

If it is successful, there will be a steering group which would be responsible for making decisions on grant applications from local property owners, monitoring the progress of the scheme and providing expert guidance to ensure that the scheme meets its targets and is making a real positive impact on the local area. It is likely that Hull Civic Society would have one representative on the steering group. There will also be a stakeholder group who will meet regularly to give feedback on the scheme and its development.

John Scotney

Hull in Paint Exhibition - Back for 2015



Hull in Paint 2014 at the Orchard Health Centre

The Hull Civic Society is planning to repeat the success of Hull in Paint 2014 with a new touring exhibition for summer 2015.

The Hull in Paint Team is currently working up proposals to tour an exhibition of paintings celebrating Hull's unique building and landmarks heritage to a number of venues across the city.

The team will be responsible for the management and delivery of this project and consists of John Netherwood, Ian Goodison and Paul Priestly - Leach from the Hull Civic Society working in partnership with Doug Smelt and Denise McCoid both local artists involved in last year's event.

In 2014 the Hull Civic Society succeeded in exhibiting a diverse range of paintings to venues across the city including Holy Trinity Church, The Education Centre at East Park and The Orchard Health Centre. Hull in Paint 2015 aims to celebrate the many buildings, landmarks and places that represent Hull's rich and diverse heritage.



Hull in Paint 2014 at Holy Trinity Church

Local Individuals or groups will have the opportunity to produce paintings that capture the heritage landscape of the city.

To complement the exhibition a series of activities designed to interpret and develop further understanding of heritage themes are planned

If you are interested in our heritage and the firm foundation that Hull in Paint provides for our future, the Hull Civic Society is inviting artists interested in participating in Hull in Paint 2015 for expressions of interest.

We would also like to know if there are any activities you would like to see for Hull in Paint 2015 (the chance to paint in and around unusual buildings or landmarks, organised events and activities etc.)

You may have an idea for an event and or need help or support. Whatever your interest please contacts us by email and between us we can have more artists reaching more people in 2015.

Contact: hullinpaint@gmail.com
Ian Goodison Hull Civic Society

Planning and Buildings

Old Town

On the C4DI site in "little Humber St", the first piece of construction at the Central Dry Dock has been a wall behind the lock gates. More visible progress will come when the new buildings start to rise. Hall Construction's sign has appeared on the site and preparations for the new construction are in hand.

Across Queen St, the central section of Humber St is closed off and many of the buildings on the north side of the street are swathed in scaffolding as work (estimated to cost £1million more than originally expected) to stabilise and refurbish the structures continues. Viewed from Blanket Row the size of the task is more apparent. Permission was, however, granted in w/c 30.11.14 for demolition and erection of a replica of number 9 Humber St, at the western side of Scott's Square, one of the two passages through from Humber St to Blanket Row. A structural survey showed the original building to be unsafe. This work and the conversion of a fruit warehouse to residential use nearby on the east side of Pier St is all being done by the local firm of Houlton's, who have a good track record on this kind of rescue work.

At 52 High St, (listed) an application was submitted in w/c 16.11.14 to install new windows and doors, to make alterations to the roof to form balconies and to turn the 2nd floor into a flat. Approval is still pending, but in the meantime some of the basic renovation work has started. We understand that the premises are owned by the landlord and landlady of the nearby Lion & Key.

In w/c 11.1.15, an application to build a 20-floor block of 178 apartments at 62-71 High St was withdrawn. It was originally submitted on 12.9.11.

An application was submitted in w/c 21.12.14 to convert 7-10 North Church Side from offices and shops into a 26-bedroom apartment hotel, with changes to the external appearance, including removal of three windows and the three roof gables.

At the listed City Exchange (former Head Post Office) at the corner of Lowgate & Alfred Gelder St, an application was submitted in w/c 25.1.15 to convert the snooker hall into 15 flats.

Listed Building Consent was approved in w/c 23.11.14 for renovation work at the Hull Business Centre (one of the surviving warehouses) in Guildhall Rd, overlooking Queen's Gardens, and the building is now surrounded by scaffolding.

Permission was granted in w/c 11.1.15 to demolish a single storey building on Salthouse Lane at the rear of 95 Alfred Gelder St, to provide private parking, enclosed by railings and a gate.

Demolition of the school buildings at the old Trinity House School is now more or less complete, a vital step towards opening up this historic part of the Old Town, not only for parking but also for events.

Boyes new shop opened in November in the old Peacock's premises in Whitefriargate (built 1829-30 for Smith's Bank, later Woolworth's, then Poundstretcher), bringing a new element to attract shoppers to the eastern end of Whitefriargate.

City Centre

Work has started on the conversion of 1-2 Dock Office Row, the first two Georgian buildings to the north of the old Queen's Dock lockpit / dry dock, from vacant workshop into 4 one-bedroom apartments. The application was approved in w/c 12.10.14.

Queen's Gardens Police Station and the police garages behind appeared to be completely out of use by mid January.

Although there is little sign of activity on the north side of George St, a walk along New Garden St which runs along the back of these properties shows that work is well advanced on building of flats at the rear of the Goose & Granite (formerly New Manchester hotel) and that demolition of the rear single-storey block of the Biarritz pub (29-31 George St) has started. Permission was granted in w/c 21.12.14 in connection adding a smaller toilet block and laying out a car park there and behind 33-39 George St.

At 1-5 Jameson St (Miss Buffet Chinese Restaurant), permission was granted in w/c 21.12.14 to change the 1st and 3rd floors into two 6-bedroom flats.

More of the Georgian New Town is reverting from office to residential use with permission being granted in w/c 30.11.14 for 6 flats at 22-23 Albion St and an application submitted in w/c 16.11.14 to convert the

offices of Adept Systems at 19-20 Wright St and the former Good News Bookshop & cafe at 66-67 Wright St (w/c 14.12.14).

At 19 Albion St, a listed building consent application was submitted in w/c 11.1.15 to demolish a rear extension, create a new level entrance from the rear car park and make internal alterations.

The city centre is becoming better supplied with food shops than for many years. A Nisa convenience store with entrances in both Paragon St and Carr Lane opened in December in a former furniture store just to the east of Paragon Arcade and work is in progress to convert the old Jameson Street Post Office at the corner of Chapel St (57-59 Jameson St) into a Sainsbury's Local convenience store with Coupland's "Secret Garden Cafe" (no longer a secret!) on the second floor. Permission for this work was granted on 27.7.12 and for a new entrance to the 2nd floor cafe in w/c 18.1.15.

A revised planning application was submitted on 19.12.14 for the former Bradford & Bingley office at 54-60 Paragon St (corner of Chapel St) to extend this 3-storey building upwards to form a 7-storey building, with change of use to 36 bedroom student accommodation. This replaces an application of 1.9.14 to build up from 3 to 5 storeys. Even at 7 storeys, this is still slightly lower than the building next to it on Paragon St.

At number 62, across Chapel St, prior approval was granted in w/c 12.10.14 for the upper floors (above Lloyd's Bank) to be converted from office to residential use.

Listed building permission was granted in w/c 30.11.14 for restoration of the shop front to the original design to be installed at the listed 26 Anlaby Rd, just east of the corner of Ferensway. The result, after peeling



Left: 26 Anlaby Rd Right: Regent House, Ferensway- Anlaby Rd. (Photos; JD Scotney)

away many layers, is a delightful early 20th century shop frontage, now occupied by Iveson & Smith Textiles. This is part of the property that stretches along Ferensway from Anlaby Road and into Paragon Square. This group of interesting buildings has been progressively renovated and given more fitting uses since the present owners bought them. Following the rebuilding of Duncan's gun shop (now the Little Pancake House), Bell Chambers (until recently Cheeky Monkeys pub) is now being renovated with a more fitting facade.

In the same week, permission was given for change of use of 1 The Maltings, from a gym to offices in association with the adjacent Brewery House, with external alterations,

Permission was granted in w/c 21.12.14 for creation of a car park on the open space on the east side of Ferensway created by demolition of the "temporary" single storey shops that were built more than 65 years ago. The site is bordered by Spencer St, Ferensway and North St. In w/c 11.1.15 an outline application to erect a block of flats on this site was refused on the grounds that *"The proposed development makes no provision for on or off site open space/play space or recycling facilities and would not comply with Local Plan policy NE6"*.

East

Approval was given in w/c 5.10.14 for a footpath and cycle path linking Holderness Rd and Saltshouse Rd alongside Holderness Drain.

An application was permitted in w/c 30.11.14 for the Belmont Club (78-82 New Bridge Rd at the corner of Rosmead St) to be turned into five 3-bedroomed dwellings. The work involves some demolition and extension.

At King George Dock, permission was given in w/c 12.10.14 for the approved renewable biomass energy plant to be enlarged from 9 to 10 megawatts, fuelled by 86,000 instead of 72,000 tonnes of wood annually.

We were pleased to hear in mid-January that money has been set aside to restore the magnificent, listed 100-ton crane at Alexandra Dock.

At 106-108 Marfleet Ave a development of 9 dwellings was approved in w/c 30/11/14. In w/c 25.1.15, a revised application for a larger development on both sides of Marfleet Ave to the rear Of Ceylon Street abutting Egypt Street, Frodsham Street, Cyprus Street and Delhi Street and partly facing onto Hedon Road was approved. There will be 129 dwellings, open space, car parking, and one retail unit. This will involve the demolition of the Hainsworth Centre, which stands back from the east side

if Marfleet Avenue. Much of the site was J H Fenner's old factory and offices, no longer required since the firm moved to more modern premises.

Following fire damage to the lodge at the former Brooklands Sports Site (originally Reckitt's sports field) on Chamberlain Rd (to the south-west of Dove House), permission was granted in w/c 30.11.14 for demolition and replacement by 2 dwellings. The whole development, by Barratt Homes is called Liberty Green and stands right at the back of the site.

As part of the ongoing development of the Reckitt Benckiser factory, prior permission for demolition of the Francis Reckitt Centre was approved in w/c 14.12.14.

Nearby, at Pashby House, 69 James Reckitt Ave, permission was granted in w/c 2.11.14 for conversion from offices to 6 flats. This 3-storey building on the west side of JamesReckitt Ave was built in 1913 (probably to the design of Runton & Barry) as part of the Garden Village development and was originally a hostel for unmarried female workers at Reckitt's. Latterly it was a social services office for Hull City Council, now disused. Conversion work had started by 2.2.15.

In w/c 25.1.15, an application was submitted to convert the listed Gothic-style James Reckitt Library (1888-89 by W Alfred Gelder) into 12 flats and erect a 3-storey block of 20 flats on the vacant site next door, with courtyard parking reached via Field St.



James Reckitt Baths, Holderness Rd. The new apartment block will be built on the vacant site to the right. (Photo: J D Scotney)

There have been several approvals and applications for properties in Sutton. Construction of 156 “extra care home apartments” and communal accommodation at the corner of Leads Rd and Tween Dykes Rd was approved in w/c 12.10.14. The same week, there was an application to erect a 3-storey building containing 4 terraced town houses and 6 flats on the land in front of 33 Lowgate.

In w/c 30.11.14 an environmental statement was requested in w/c 30.11.14 in connection with a proposal to site a 5MWp solar farm and a 2.5 MWp wind turbine (maximum height to tip 328 feet / 100 metres) on land to the east of Cumbrian Way, south of Carlam Hill Farm in North Bransholme.

West

This autumn, we were pleased to see the Tower nightclub back in use.

In w/c 30.11.14, permission was granted to erect a temporary modular building as an “ambulatory assessment unit” to the rear of the tower block of Hull Royal Infirmary. By early December, a girder frame had been erected at 5th floor level on top of the lower section at the rear of the tower block; it is to become the base of an additional 24-bed ward. The w/c 18.1.15 brought approval of the application.

Permission was granted in w/c 26.10.14 for a 9 flats in a 3-storey building to the rear of 84 Coltman St, backing onto Rawling Way.

The successful conversion of the Lion public house, at the corner of Redbourne St and Newton St (off Boulevard, near the library) into Lion House flats was complete by the autumn of 2014.

Permission was granted in w/c 14.12.14 for two new 2-storey school buildings at Francis Askew Primary School on North Rd and Eastfield Primary School, Anlaby Rd, after demolition. Further applications came in w/c 4.1.15 for new 2-storey school buildings for Ainthorpe Primary, Ainthorpe Grove, and Wold Primary School, Wold Rd.

At Brighton St, off Hessle Rd, permission was granted in w/c 14.12.14 for an attractive new 3-storey office called The Beacon.

In mid-January, hoardings had been erected around a site bounded by Greek St, Hawthorn Ave and Rhodes St, where construction of 95 “extra care home apartments” and communal accommodation had been approved in w/c 12.10.14.

St Matthew's Anglican Church at the corner of Boulevard was, sadly, declared unsafe in the autumn and has now closed officially. This attractive Victorian Gothic church was built in 1870. The architects were Adams & Kelly, of Leeds.



St Matthews Boulevard interior and exterior (Photo: J D Scotney)

permission was granted in w/c 14.12.14 for erection of a 3-storey building for 6 flats, after demolition of the existing building.

North

Permission was granted in 14.12.14 for a 3-storey extension to the modern Sanctuary Group offices at 160 Francis St. Most people would probably prefer not to live next to a night club and music venue, so an industrial location has advantages. If conversion from industrial use to night club goes ahead as approved in w/c 5.10.14 at Gate5 / Wharf Building on Wincolmllee, just across the road from Seaton's tannery near the junction with Air St, there are no near neighbours to disturb! The nearest houses are in Sculcoates Lane, ¼ mile away.

An application was submitted in w/c 16.11.14 for the former Royal British Legion office at 44 Beverley Rd to be converted into a dwelling house. This white stuccoed building was originally single-storey built as the lodge for Kingston College, which opened as a private secondary school in 1837, so is almost certainly designed by the same architect, H.F. Lockwood. The design of the house and the gatepost match the "Tudor" style buildings and gate posts of the college (now Kingston Youth Centre). In w/c 4.1.15 permission was given for a city farm on land at the rear of Kingston Youth Centre.

Work is continuing to restore to residential use the two-storey listed group of houses on the west side of Beverley Rd, that included Lightowler's. Number 89 dates from the 1820s, the others being slightly later.



89 Beverley Rd and neighbouring houses - now being renovated (Photo: J D Scotney)

In w/c 18.1.15, applications were approved for work proposed by the National Civilian WW2 Memorial Trust at the listed National Picture Theatre, 146-148 Beverley Rd: removal of the advert hoarding, erection of gates across the entrance, erection of an education room, folding screen and boundary walls plus laying out of parking spaces. On 21.1.15, the Planning Committee decided that they would go ahead with serving the Compulsory Purchase Order (CPO) to buy the site from the present owner, though he has stated that he intends to auction the site before the order is received. We hope the purchase of the site by CPO goes through before any other developer gets involved.

Permission was granted in w/c 16.11.14 and work has already started on a 3-storey block of 9 flats on the vacant plot at 46 Pearson Park. The design, with its gabled facade, is sympathetic to the neighbouring Victorian houses. Also in Pearson Park, permission was granted in w/c 21.12.14 for a 2-storey rear and side extension to the mosque at number 20.

Conversion of the Mayfair Cinema on Beverley Rd (recently the Hollywood & Vine pub) into flats is now in full swing, with new windows and doors being inserted in the side and rear walls. The appearance of the front entrance has been retained.

Rockcliffe House, the listed 1864 house at 440 Beverley Rd was bequeathed in 1920 by Dr Rockcliffe to the Hull & East Riding Institute

for the Blind. It is now empty and up for sale, residents having moved to other care homes.



Rockcliffe House,
Beverley Rd -
former Blind
Institute care home.
(Photo: J D
Scotney)

There was an application in w/c 2.11.14 for the workshops to the rear to become a depot for council vehicles, but this was withdrawn in w/c 7.12.14.

A little way further along Beverley Rd (480-498) Conservation Area permission was granted in w/c 18.1.15 to demolish what remains of the old Newland United Reform Church buildings and erect buildings of 2½ and 3-storey buildings for 22 flats.

In late January, the new Clough Rd Fire Station building was almost complete.

Lidl supermarket at the corner of Beverley Rd and Cottingham Rd received permission in w/c 11.1.15 to build a single storey extension for a bakery preparation area and freezer store on the northern side.

Hull University submitted three applications application in w/c 16.11.14. Two were for alterations and extensions and internal alterations to the listed Middleton Hall, to create a new accessible lobby and foyer, a new café, a link to the Larkin Building, reconfiguration of the main auditorium, a new music rehearsal room, mixing room and additional toilets. The other was for 572 bedrooms in a mixture of 1, 4, 7 or 8 bed flats plus a communal social hub in a complex of six blocks of between 3 and 7 storeys arranged as a double diamond shape on land between the Newlands Science Park and the university sports ground. The design looks very attractive in the published elevations. The university also received approval of a "prior notice of demolition" (PAAD) application in

w/c 21.12.14 to demolish four single storey buildings (Colne, Rother, Sheaf and Bain) in the part of the campus that was originally part of the Teachers' Training College

Conversion of 95 Spring Bank from a shop into 5 flats was approved in w/c 12.10.14. The proposed elevations will be a sympathetic restoration to its original appearance when Spring Bank was a fashionable residential street.

In w/c 25.1.15, an application was submitted to convert the ground floor of the former Tap & Spile (originally the Eagle) pub at 169-171 Spring Bank into a restaurant and hot food takeaway was approved. The historic appearance of the building is respected in the few alterations involved in the change of use.

At 214 Spring Bank, permission was granted in w/c 25.1.15 for an amended version of a previously approved two-storey shop with flat above.

On Chanterland Ave, work is in progress on the conversion of Perth St Methodist Church into flats with the addition of a second storey.

An application was refused in w/c 30.11.14 to build two 2-storey houses on Chanterlands Ave on the grounds that

01) The proposal, by virtue of the size of the site and the number of dwellings proposed results in over development of the site resulting in constrained rear gardens which would suffer high levels of shadowing resulting in a poor level of amenity for future occupiers. The proposal is therefore contrary to policy M29 and BE3(iii) of the Local Plan.

A fresh application for one 5-bed dwelling on the same site was submitted w/c 4.1.15.

The Endike Lane parade of shops will have another large shop unit following approval on 14.1.15 of the plan to convert the old club at 459-461 Endike Lane.

A group of 65 "extra care apartments" was approved in w/c 5.10.14 for a site on Hall Rd, Orchard Park, just south of Homethorpe. By mid-November, steelwork had been erected for the first section of the new Orchard Park Shopping Centre.

An application was submitted in w/c 11.1.15 to demolish the disused Wheelhouse restaurant and build 8 houses on the site.

Hull's Amazing Heritage

Following the publication of our Old Town Trail, work is continuing on the complementary themed trails under the general heading "Hull's Amazing Heritage". The next trail to be published is "Hull's Far Horizons", written by Dr Robb Robinson of Hull University's Maritime Studies Centre at Blaydes House.

Other trails and leaflets, which are at various stages, are:

Boats Bananas and Bacon

Ships and Shipbuilding,

Trade and Industry in Hull

Disease and Pestilence

Mass Migration

Royalty & Rebellion

Holy Trinity

Graveyard Trails

The last title will centre principally on the General Cemetery on Spring Bank West. A group of Civic Society members with a particular interest in this cemetery has started to meet as the Friends of Spring Bank Cemetery, with the dual aim of creating of a visitor guide to the most interesting graves and memorials and promoting active care for the cemetery, which, as related in an article in the September 2014 Civic Society Newsletter, has so often suffered fly tipping.

Civic Society Officers and Committee 2014-15

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May Newsletter

Many thanks to all our contributors. Please submit all items to the Editor, John Scotney, by post to 126 Cottingham Rd, Hull, HU6 7RZ, or preferably, by e-mail to john.scotney@talk21.com by 10th January. Please note: items may sometimes be held over for lack of space.

Updating the Membership Database

Following the sad loss of Walter Houlton, our new Membership Secretary, Paul Schofield, is embarking on updating the Civic Society's membership data base. Details are purely for the purpose of contacting members and will not be shared with any other organisation.

Members are politely reminded that subscription fees for 2014 are now due. Cheques can be sent to the address below, or payment can be made through the website.

It would be extremely helpful if ALL members could fill in their details below, and return to:

Paul Schofield (Membership Secretary),
34, Roborough Close, HULL HU7 4RW
email:schopaul@hotmail.com

Name(s):

Address:

Contact Phone Number:

email:

Would you prefer to receive your Newsletter by Post or Email?

At present, we post about 350 Newsletters to Civic Society members, but it may be that some of our readers would prefer to receive it by email (in full colour!). If you are on our mailing list, you will continue to receive it by post, but please email the editor if you wish to have your Newsletter by email instead.

If you want to continue receiving your Newsletter by post, but would like to receive notice of additional events by email, please let us know about that, as well.

Your email address will not be passed on to anyone else without your permission and notices are sent our "blind" so that recipients' email addresses remain confidential.

Editor john.scotney@talk21.com

Application for membership of HULL CIVIC SOCIETY

Annual Membership subscription: £15.00 individual, £24.00 for two people living at the same address.

If you are a tax payer, a Gift Aid declaration can make this subscription worth more to Hull Civic Society at no extra cost to yourself. If you would like a Gift Aid form, please tick the box† (Charity No 236485)

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Address _____

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Please send with your subscription to our Honorary Secretary,
Cynthia Fowler, 998 Holderness Road, Hull, HU9 4AG