

From: [Emily Holland](#)
To: [Stannard, James](#); [Planning Comments \(HPBC\)](#)
Subject: HPK/2023/0277
Date: 24 October 2023 11:39:06

Hi James,

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Holy Trinity Church, Peak Dale, Derbyshire, SK17 8AR.

Church of the Holy Trinity, School Road, Peak Dale.

HER no: 15943.

Type: Building.

Designation: None recorded.

Monument type: Chapel of Ease. Post Medieval. 1885-1885AD.

"A handsome church dedicated to the Holy Trinity was erected at Peak Dale 1885 at a cost of about £1,500. The Pulpit, Reading Desk, Communion Table and Lectern were given by a member of the Bagshawe family in memory of Rev E B Bagshawe for 26 years rector of Eyam. The chancel arch is spanned by very handsome brass rails. The church is a Chapel of Ease to Wormhill. Annexed to it is a reading room, well lighted and furnished".

Though not a listed building this small vernacular church is well survived and has seen diminutive, if any, amounts of change. I encourage a sensitive conversion that has its longevity in mind and is respectful of its age. Its location is a marker in this remote area and it is seen to contribute to the wider character. Therefore the building holds heritage value and high aesthetic value.

Before I can comment substantially I encourage the inclusion of a schedule of historic fabric. In looking at the images this building is deteriorated, though a variety of original features survive and will be encouraged to be preserved. For example but is not limited to; timber panelling where survived and mosaic floor pieces. It is not clear what will happen to original doors where survived as many are seen to retain original ironmongery. This is rare and I do not see a reason for it to be discarded.

Similarly, the proposal lacks clarity on information regarding materials and repairs. To begin, again, this includes but is not limited to:

Materials:

- Internal partitions.
- Flooring.
- Insulation.
- Heating system/s.
- Ventilation.
- Bathrooms/W.Cs'.
- Rainwater goods/drainage.
- Windows.
- Doors.

Repairs:

- Mortar.
- Windows.
- Ridge tiles.
- Roof.
- Walls.
- Mouldings/lintels/cills.
- Rainwater goods/drainage.
- Doors.

There also does not appear to be a detailed landscaping scheme as the proposed notes new boundaries to accommodate access to the graveyard, parking, tarmac and new visibility splay. Electric car charging points as noted in the Design Access and Heritage Statement are also not clearly marked.

(Please note A202-Stable 2 proposed plans and elevations 21 Park Road Glossop, SK12 2AH does not form part of this scheme and should be removed from this application on the website).

I will await further information as noted above before providing final comment.

Thanks

In your communications with me please always quote the planning reference number if you have one.

Please note, due work levels at this current time I may not be able to respond to your query immediately, however, I shall endeavour to do so as soon as possible.

Emily Holland. Principal Conservation Officer.
Development Services.
High Peak Borough Council / Staffordshire Moorlands District Council.
www.highpeak.gov.uk
www.staffsmoorlands.gov.uk



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