

Conservation Team Advice

Date: 25/06/2026

Application Ref: HPK/2025/0404

Site Address: Elim Pentecostal Church , Ellison Street, Glossop

Proposal: Advertisement consent for the removal of the current spotlight on the front door and the replacement of 3 lower output signs. These signs are already installed, but currently unlit. Seeking advertisement consent to turn these lights on.

Heritage assets affected:		
Designated Heritage Asset(s):	☒	Setting of: Glossop Norfolk Square Conservation Area
Non-Designated Heritage Assets(s) (NDHAs):	☐	

Conservation Advice

Summary of Significance

Elim Pentecostal Church is located adjacent to the Glossop Norfolk Square Conservation Area. The church itself dates to the late 19th Century, first appearing on historic maps in 1899.



Figure 1 – 1899 Map showing mission house¹

¹ [View map: Ordnance Survey, Derbyshire II.SE \(includes: Charlesworth; Glossop.\) - Ordnance Survey Six-inch England and Wales, 1842-1952](#)

Assessment and Impact

The application seeks advert consent for the installation of three hanging signs with internal illumination. The three signs have already been installed, as such the application is retrospective in nature.

The three signs have a commercial character to them which is out of place on a church building within the setting of the conservation area. Furthermore, internally illuminated signs are not considered acceptable where they can be easily viewed from within the conservation area. The signs appear out of character for the host building and within the surrounding area, which has a very residential character, set away from the main commercial hub of Glossop. Furthermore, the signs are contrary to the principles outlined in the High Peak Design guide for signs. As such the signs are considered harmful to the setting of the Norfolk Square conservation area.

Legislation and PolicyTown and Country Planning (Listed Buildings and Conservation Areas) Act 1990

Section 72(1) of the Town and Country Planning (Listed Buildings and Conservation Areas) Act 1990 states that with respect to any buildings or land in a conservation area, special attention shall be paid to the desirability of preserving or enhancing the character and appearance of that area.

National Planning Policy Framework

In determining applications, local authorities should take account of sustaining and enhancing the significance of heritage assets and putting them to viable uses consistent with their conservation, the positive contribution that conservation of heritage assets can make to sustainable communities including their economic vitality, the desirability of new development making a positive contribution to local character and distinctiveness (par.210).

Any harm to the significance of a designated heritage asset (from its alteration or destruction, or from development within the setting), should require clear and convincing justification (para 213).

Where a development proposal will lead to less than substantial harm to the significance of a designated heritage asset, this harm should be weighed against the public benefits of the proposal including, where appropriate, securing its optimum viable use. (para 215)

Local Development Framework

Consideration should also be given to the following documents and local development framework policies:

- High Peak Local Plan (Adopted 2016) – EQ7 Built and Historic Environment
- High Peak Design guide for signs

Conclusions and Recommendations

In summary, the three internally illuminated signs appear out of character with both the host building and the surrounding residential street scape as outlined above. Therefore, it is recommended that the application be refused in order to maintain the setting of the Glossop Norfolk Square conservation area.

Conservation Officer: Rachel Robinson
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