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This final part of the document identifies the boundary changes proposed as part of this current review of the conservation area. Following public consultation, the boundary changes will be finalised and incorporated into the final document, with this part extracted to become the Designation Report for the boundary amendments.

PART E: BOUNDARY REVIEW

Best practice prescribes that conservation area boundaries are periodically reviewed to ensure that the original reasons for designation are still relevant and evident. It is recognised that boundaries were historically drawn too widely, tightly or illogically, and it may therefore be appropriate to amend them.

Under the *Planning (Listed Buildings and Conservation Areas) Act 1990* that Councils are required to review conservation area designations periodically these proposals are periodically reviewed.⁰¹ The Canterbury Conservation Area boundaries were last reviewed in 2010 and therefore due to review.

This Part of the Consultation Draft Conservation Area Appraisal will become the Designation Report for any boundary revisions, particularly additions, to the conservation area boundary to be adopted at the same time as the final Conservation Area Appraisal and Management Plan.

The proposed amendments to the boundary are listed in the table below along with justification. These are listed by character area and maps for each character area where changes are proposed follow the table showing the proposed changes.

TABLE OF PROPOSED BOUNDARY CHANGES

CHARACTER AREA SUB-CONSERVATION AREA ADDITION / OMISSION

REASONED JUSTIFICATION

CHARACTER AREA 11: WEST STATION

Canterbury West Station Conservation Area

Omission of Nos. 39-40 Hackington Place

These buildings are of no heritage interest and do not make sufficient contribution to the character of the conservation area to warrant inclusion.

Move No. 1 Roper Road into the Canterbury West Station Conservation Area from the Canterbury City Conservation Area

This building is more in keeping with the character of the West Station area than the Canterbury City area, forming the end of the residential Victorian terrace (Roper Road) that developed following the arrival of the railway. Moving this building would strengthen the special interest of both conservation areas.

⁰¹ Section 71 (1), Planning (Listed Buildings and Conservation Areas) Act 1990

CHARACTER AREA SUB-CONSERVATION AREA ADDITION / OMISSION REASONED JUSTIFICATION

<p>CHARACTER AREA 12: ST STEPHEN'S</p>	<p>Canterbury, St Stephen's Conservation Area</p>	<p>Addition of a small section of the road/pavement in front of 10 Stephen's Hill.</p> <p>Omission of parts of the gardens of Nos. 2, 4 and 8 St Stephen's Hill</p>	<p>The northern extension includes the northern tip of the historic boundary wall to Hales Place.</p> <p>Rationalisation of the boundary to ensure that it aligns with property boundaries. Whilst their boundary wall is historic, the buildings associated with the gardens are not of heritage interest.</p>
<p>CHARACTER AREA 13: ST DUNSTAN'S</p>	<p>Canterbury City Conservation Area</p>	<p>Omission of Westerley Mews - at the north end of St Dunstan's Terrace</p> <p>Omission of Nos. 18a and 18b Whitehall Gardens and No. 11 Linden Chase</p>	<p>These modern dwellings are of no heritage interest and do not make sufficient contribution to the character of the conservation area to warrant inclusion.</p> <p>These are modern buildings which are of no heritage interest and do not contribute to the character of the conservation area.</p>

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CHARACTER AREA **SUB-CONSERVATION AREA** **ADDITION / OMISSION** **REASONED JUSTIFICATION**

<p>CHARACTER AREA 15: WHITSTABLE ROAD</p>	<p>Canterbury Whitstable Road Conservation Area</p>	<p>Omission of the rear gardens of Nos. 1-2 Roseland Gardens and Nos. 4-16 Cherry Avenue (which all front onto Whitstable Road / St Thomas Hill)</p>	<p>Rationalisation of the boundary to ensure that it aligns with property boundaries. The buildings associated with these gardens are of no heritage interest and do not warrant inclusion in the conservation area.</p>
		<p>Omission of the front gardens of Nos. 136-138 Whitstable Road and Nos. 2-10 St Thomas Hill</p>	<p>Rationalisation of the boundary to ensure that it aligns with property boundaries. The buildings associated with these gardens are of no heritage interest.</p>
		<p>Omission of Tree Shadows and Nos. 12 and 18 St Thomas Hill</p>	<p>These buildings are of no heritage interest and do not make sufficient contribution to the character of the conservation area to warrant inclusion warrant inclusion in the conservation area.</p>
<p>CHARACTER AREA 17: MARTYRS FIELD</p>	<p>Canterbury (Martyrs Field) Conservation Area</p>	<p>Omission of Nos. 54-56 Heaton Road</p>	<p>These buildings are of no heritage interest and do not make sufficient contribution to the character of the conservation area to warrant inclusion.</p>

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<p>CHARACTER AREA 18: NUNNERY FIELDS</p>	<p>Canterbury (Nunnery Fields) Conservation Area</p>	<p>Addition of No. 24 Nunnery Road</p>	<p>This building is similar in character to those included within the conservation area adjacent and could reinforce and make a positive contribution to the conservation area.</p>
		<p>Addition of part of No. 11 Raymond Avenue</p>	<p>Rationalisation of the boundary to ensure that it aligns with property boundaries.</p>
		<p>Omission of buildings on south and east sides of George Roche Road</p>	<p>Although these buildings were designed in consideration of the conservation area, they are of no heritage value and do not warrant inclusion in the designation.</p>
		<p>Omission of Nos. 39 (Mikyle Court), 41 and 43 South Canterbury Road</p>	<p>These buildings are of no heritage interest and do not make sufficient contribution to the character of the conservation area to warrant inclusion.</p>
<p>CHARACTER AREA 20: KENT AND CANTERBURY HOSPITAL</p>	<p>Canterbury (1937 Kent & Canterbury Hospital) Conservation Area</p>	<p>Move The Kendall Hall and No. 57 Nunnery Fields from Canterbury (Nunnery Fields) Conservation Area to Canterbury (Old Dover Road Oaten Hill & St Lawrence) Conservation Area</p>	<p>These buildings are the vicarage and church hall of St Mary Bredin's Church and are therefore more associated with the conservation area in which that building is located.</p>
		<p>Omission of buildings on the north side of The Gap (Nos. 1-35)</p>	<p>These buildings are of no heritage interest and do not make sufficient contribution to the character of the conservation area to warrant inclusion.</p>

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CHARACTER AREA **SUB-CONSERVATION AREA** **ADDITION / OMISSION** **REASONED JUSTIFICATION**

**CHARACTER AREA 21:
OLD DOVER ROAD (SOUTH-EAST) AND ST LAWRENCE**

Canterbury (Old Dover Road Oaten Hill & St Lawrence) Conservation Area

Omission of part of the garden of No. 16 Randolph Close, part of the grounds of Durovernum Court and the front gardens / driveways of Nos. 83-97 Old Dover Road

Rationalisation of the boundary to ensure that it aligns with property boundaries. The buildings associated with these gardens are of no heritage interest and do not warrant inclusion in the conservation area.

Addition of the rear garden of No. 77 Old Dover Road

Rationalisation of the boundary to ensure that it aligns with property boundaries.

Omission of Nos. 15-26 St Lawrence Road

This building is a post-war apartment building, it is of no heritage value and does not contribute to the character of the conservation area.

Omission of Nackington Court, Old Dover Road

This building is a post-war apartment building, it is of no heritage value and does not contribute to the character of the conservation area.

**CHARACTER AREA 22:
NEW DOVER ROAD AND ST AUGUSTINE'S ROAD**

Canterbury (New Dover Road and St Augustine's Road) Conservation Area

Omission of part of Canterbury College

Rationalisation of the boundary to ensure that it aligns with property boundaries. The College buildings are modern and do not warrant inclusion in the conservation area. The trees to the north-west of Pilgrim's Walk are included in the amended boundary.

Addition of rear grounds of Nos. 15-19 New Dover Road

Rationalisation of the boundary to ensure that it aligns with property boundaries.

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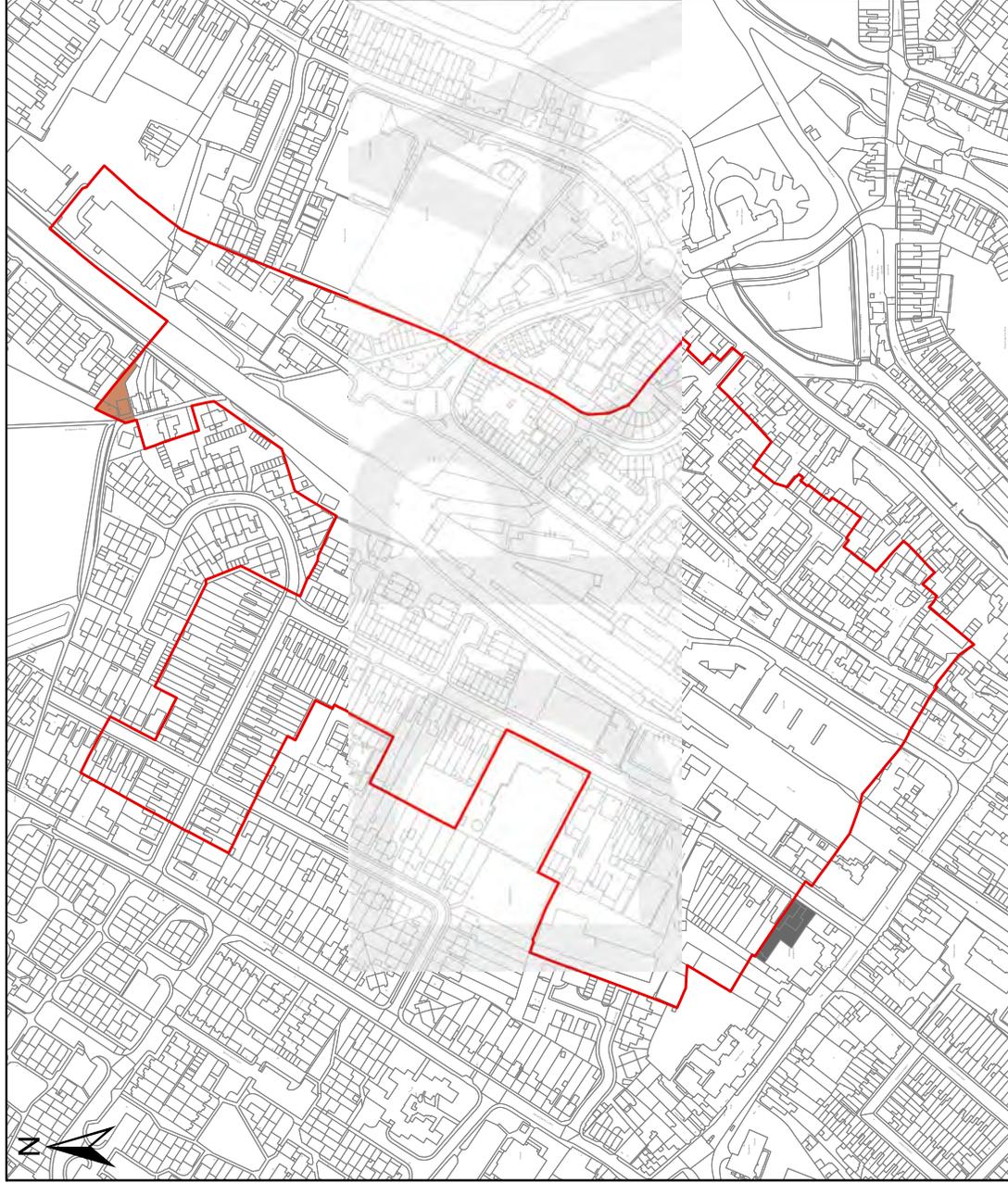
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CHARACTER AREA MAPS SHOWING PROPOSED BOUNDARY CHANGES

CHARACTER AREA II: WEST STATION



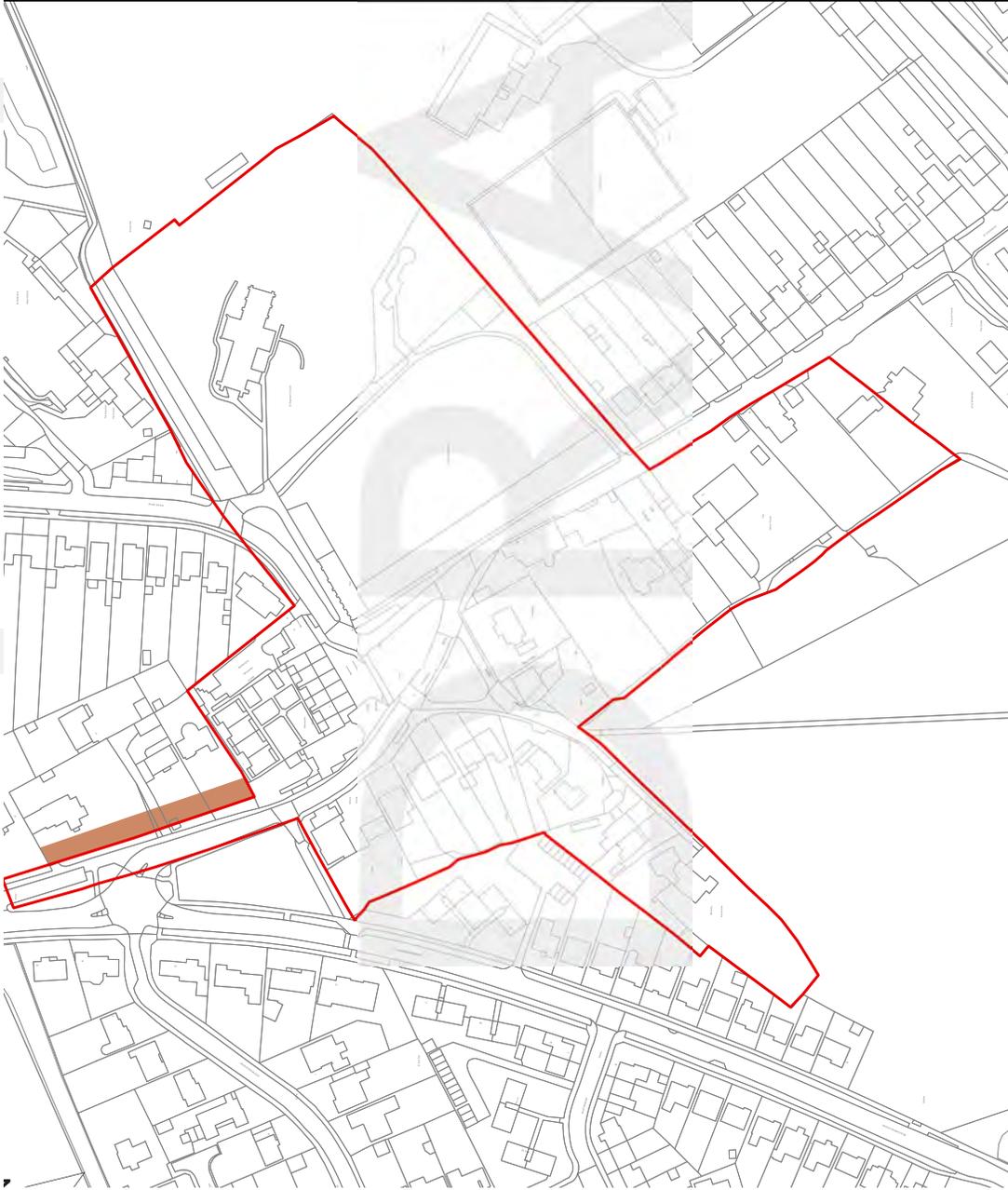
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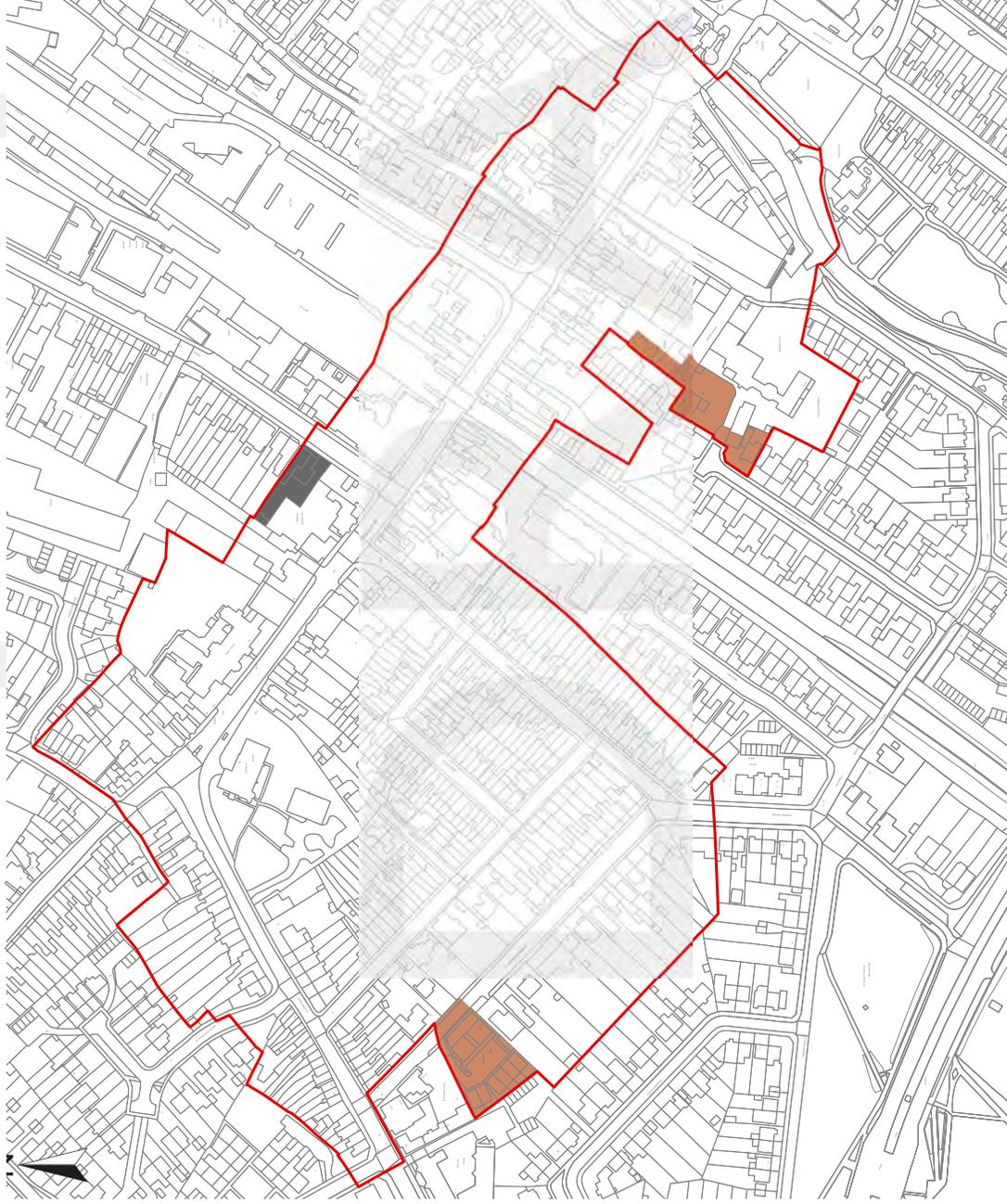
CHARACTER AREA 12: ST STEPHEN'S



- Canterbury St Stephen's Conservation Area Boundary
- Area to be added to the conservation area designation
- Area proposed to be moved from one conservation area into another
- Area to be removed from the conservation area designation

This plan is not to scale

CHARACTER AREA 13: ST DUNSTAN'S



Canterbury City Conservation Area Boundary

- Area to be added to the conservation area designation
- Area proposed to be moved from one conservation area into another
- Area to be removed from the conservation area designation

This plan is not to scale

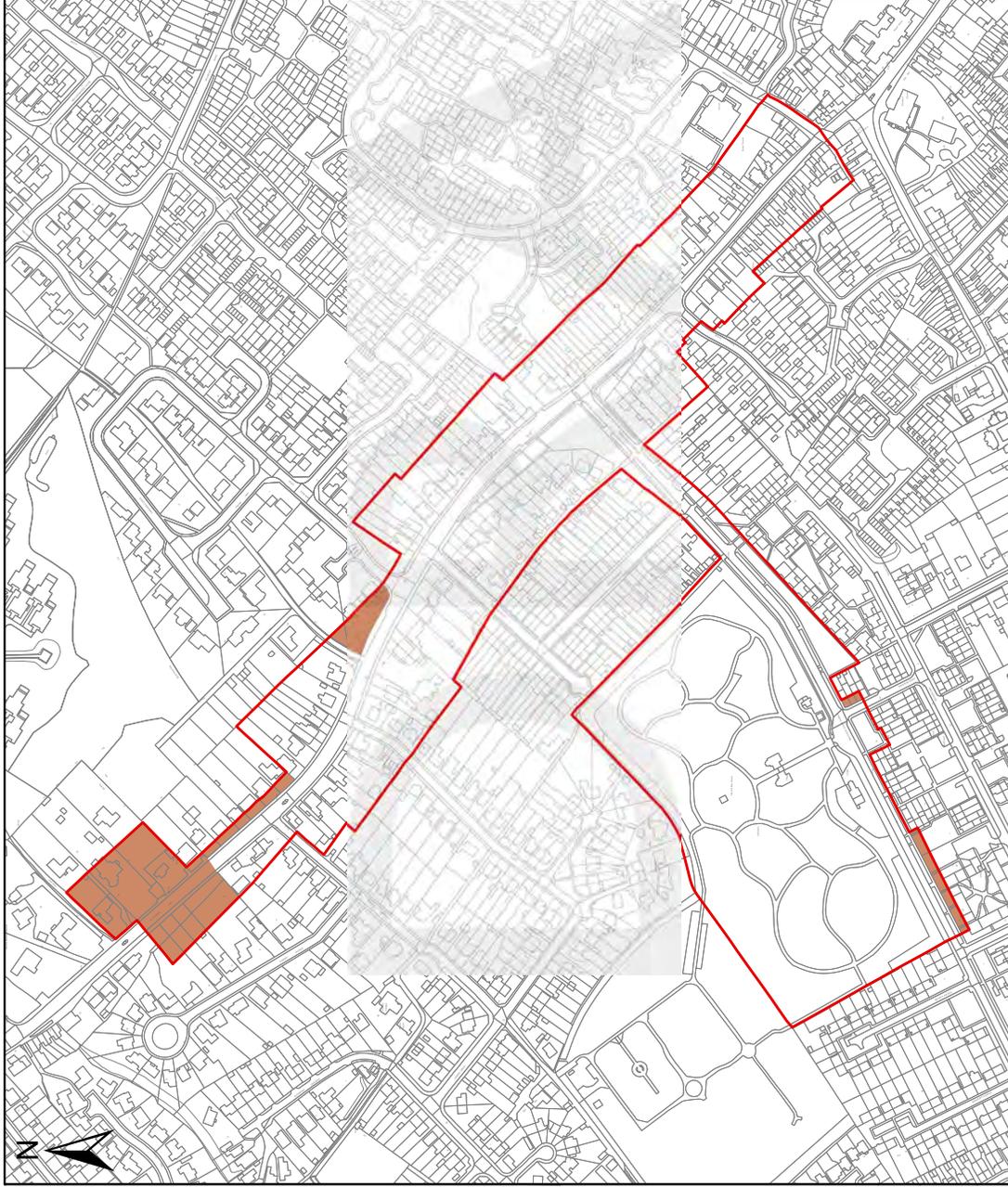
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CHARACTER AREA 15: WHITSTABLE ROAD



- Canterbury Whitstable Road Conservation Area Boundary
- Area to be added to the conservation area designation
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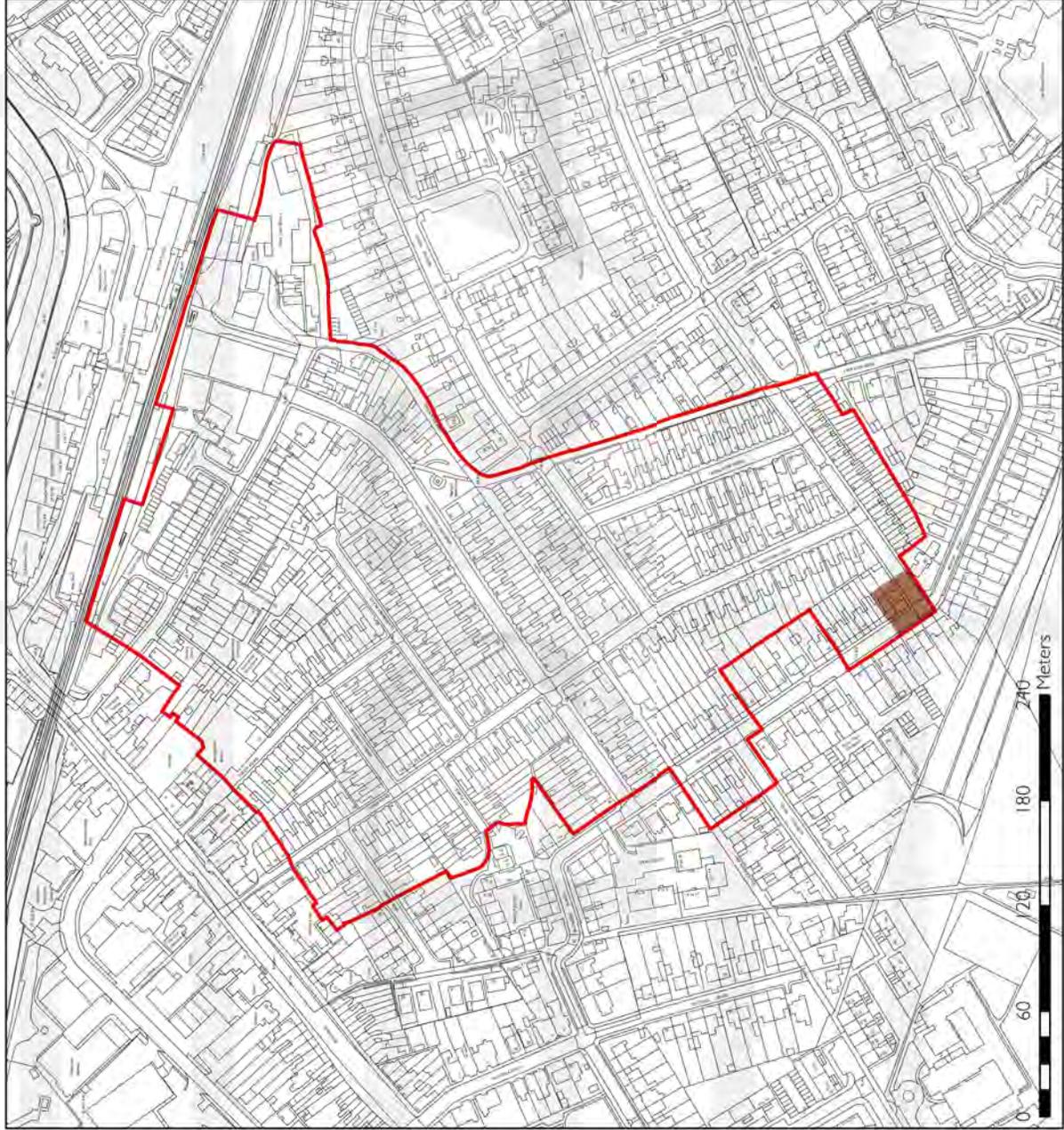
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CHARACTER AREA 17: MARTYRS FIELD



- Canterbury (Martyrs Field) Conservation Area Boundary
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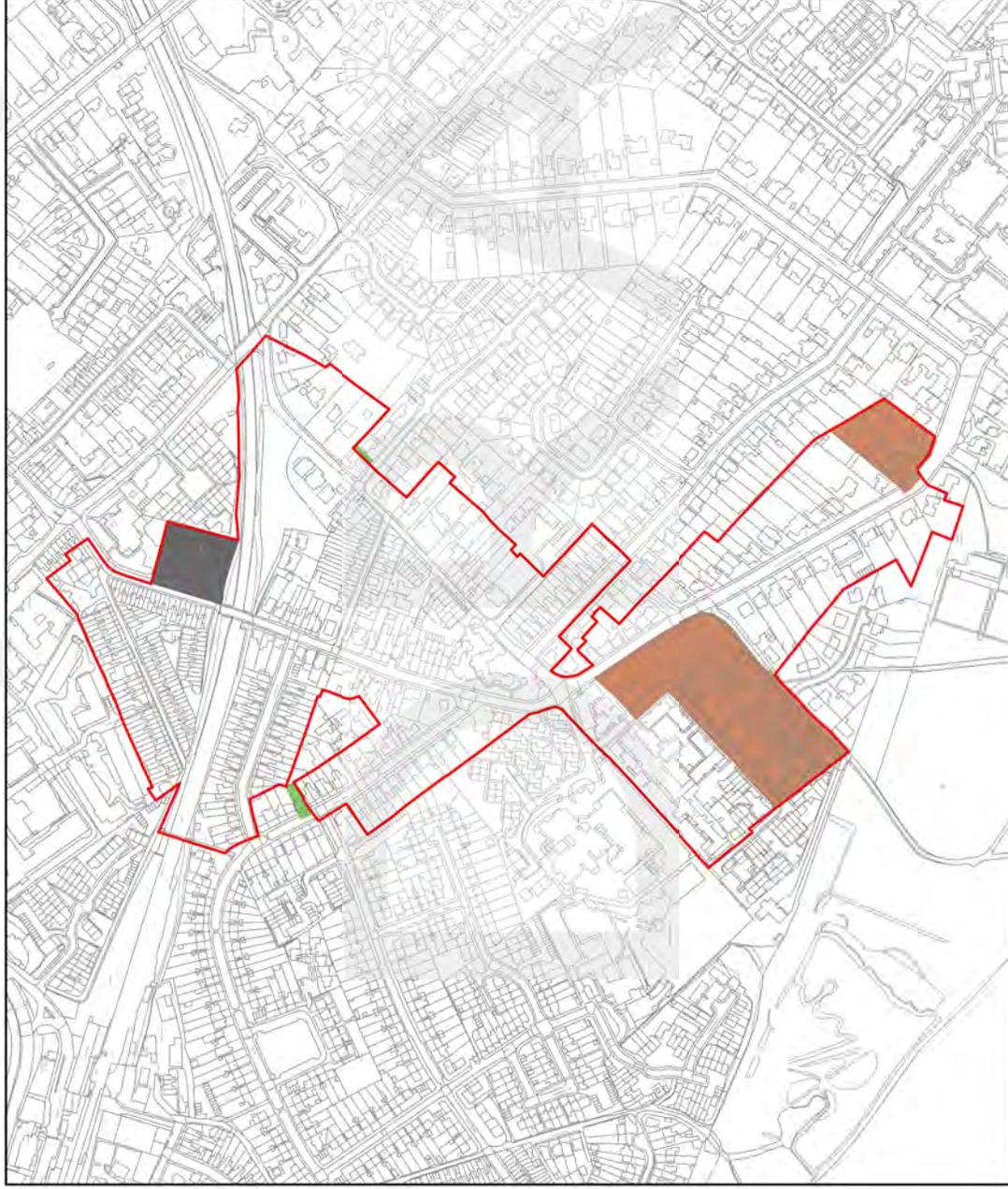
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CHARACTER AREA 18: NUNNERY FIELDS



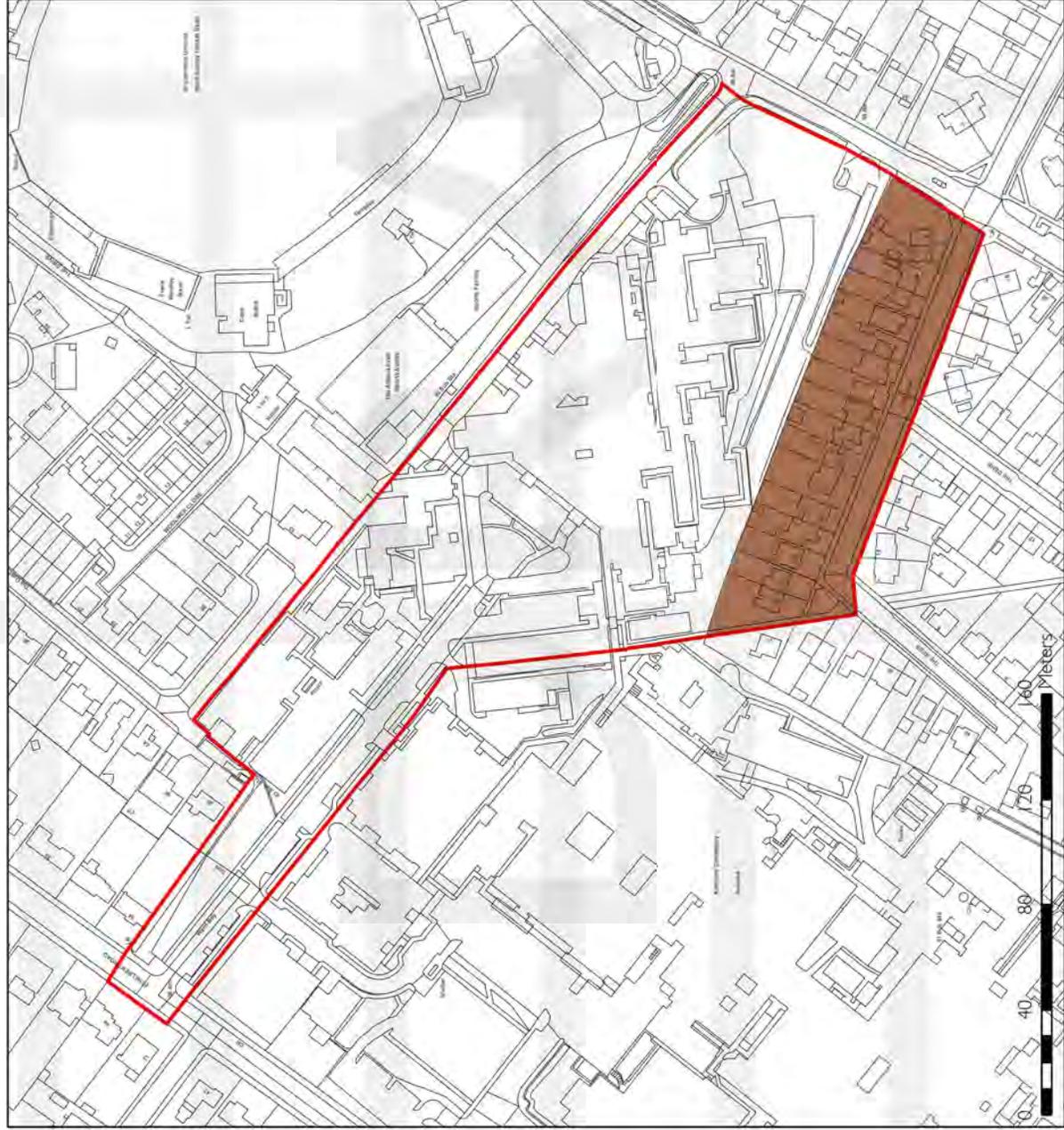
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CHARACTER AREA 20: KENT AND CANTERBURY HOSPITAL



- Canterbury (1977 Kent and Canterbury Hospital) Area Boundary
- Area to be added to the conservation area designation
- Area proposed to be moved from one conservation area into another
- Area to be removed from the conservation area designation

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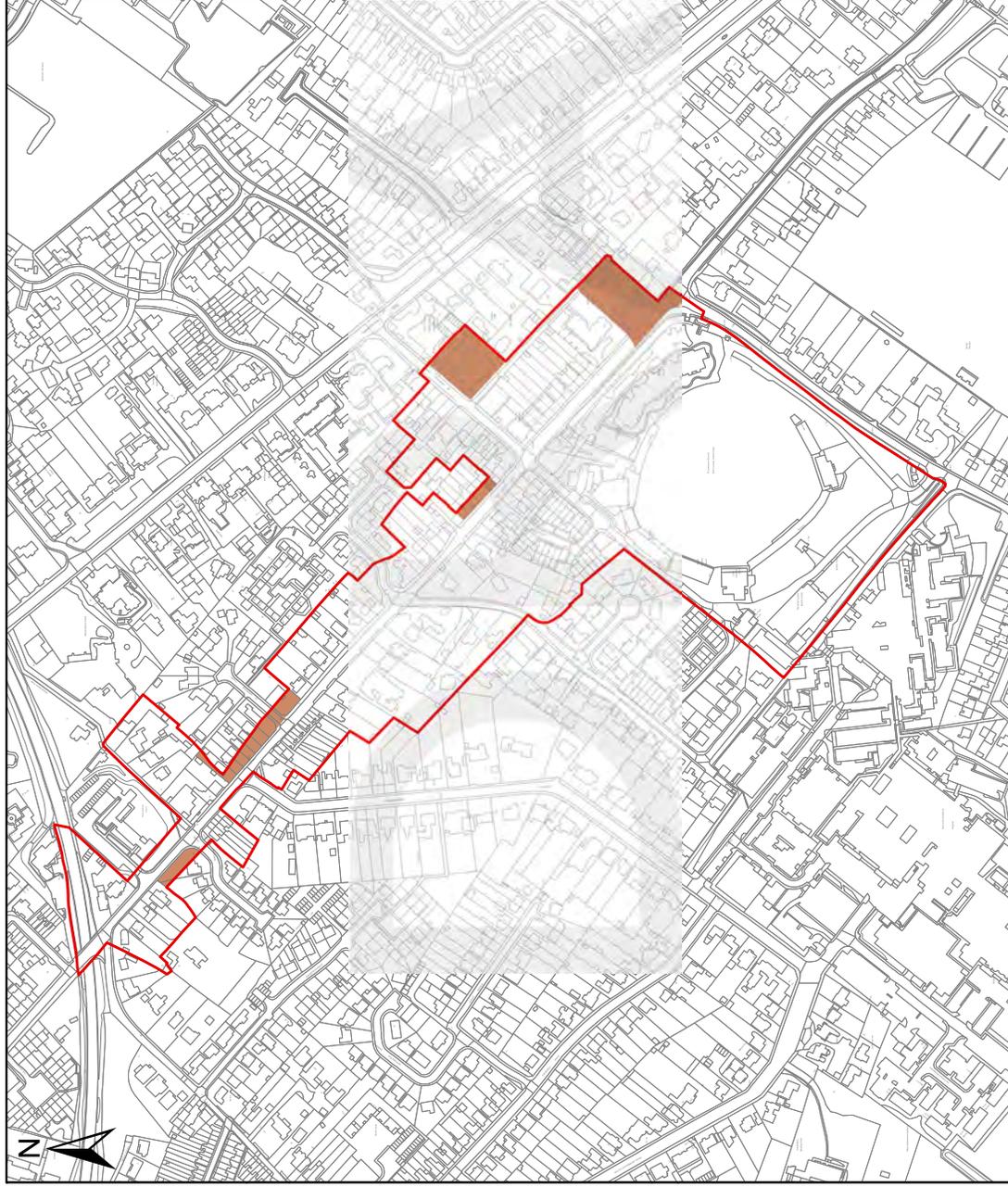
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CHARACTER AREA 21: OLD DOVER ROAD, OATEN HILL AND ST LAWRENCE



- Canterbury (Old Dover Road, Oaten Hill and St Lawrence) Conservation Area Boundary
- Area to be added to the conservation area designation
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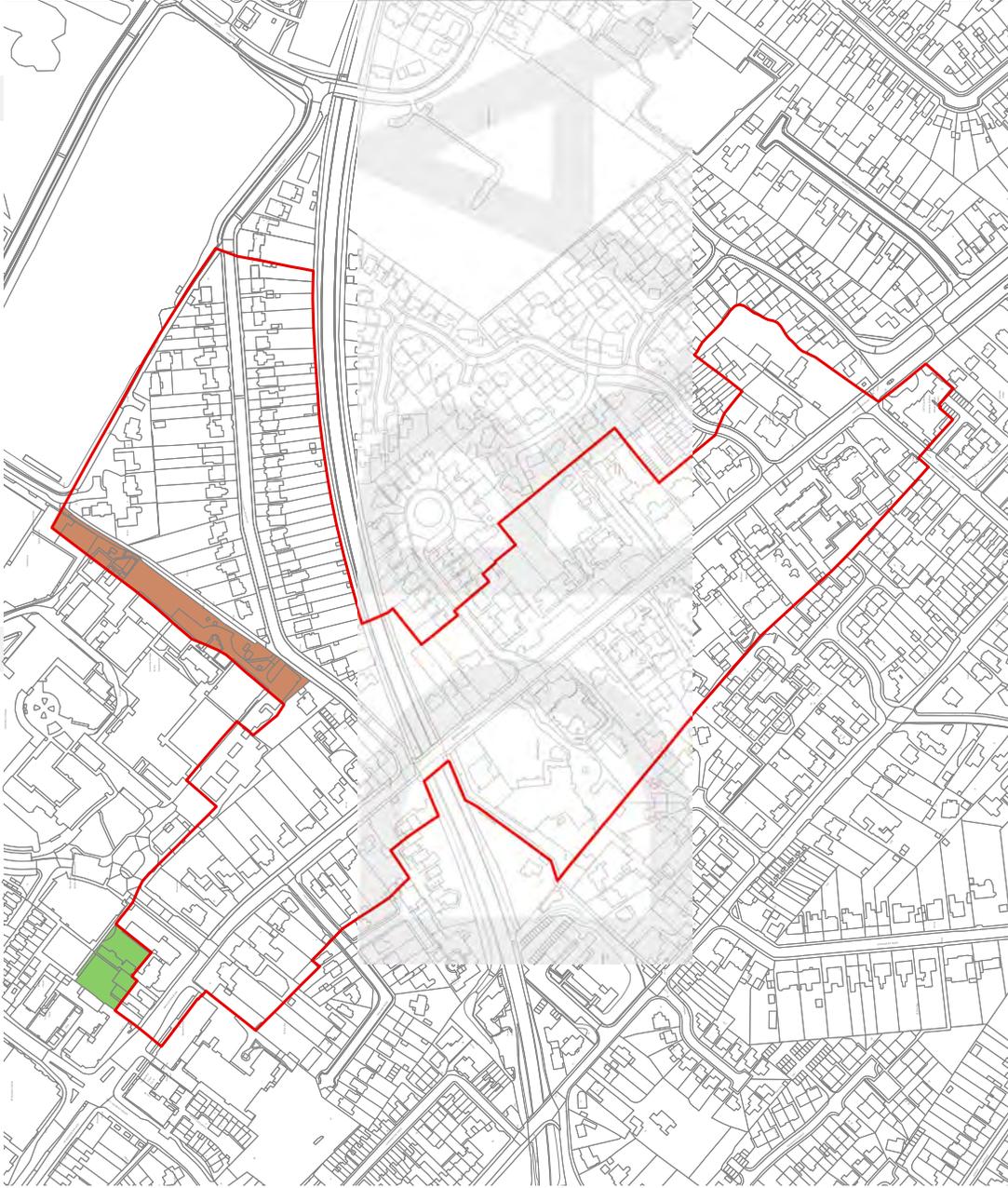
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CHARACTER AREA 22: NEW DOVER ROAD AND ST AUGUSTINE'S ROAD



- Canterbury (New Dover Road and St Augustine's Road) Conservation Area boundary
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