

Walsall Town Centre Area Action Plan – Technical Appendix

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AAP Appendix – Town Centre Heritage Assets

Reference	Address	Grade
Conservation Areas:		
	Lichfield Street Conservation Area	-
	Bridge Street Conservation Area	-
	Bradford Street Conservation Area	-
	Church Hill Conservation Area	-
	Walsall Locks Conservation Area	-
	Arboretum Conservation Area	
Listed Buildings:		
146	56-65 George Street	II
28	Nos 65,66,67 Ablewell Street	II
29	Nos 69 & 70 Ablewell Street	II
34	Retaining Wall and Steps of War Memorial, Bradford Place	II
130	War memorial, Bradford Place	II
147	Victorian Arcade (including Nos. 59, 61 & 66 Lower Hall Lane, 39 & 40 Digbeth and 2-9 Bradford Street), Bradford Street	II
32	No's. 24-30 (consecutive) Bradford Street	II
33	No 31 Bradford Street	II
102	No's 32-33 Bradford Street	II
40	No's. 1, 3, 7&9 Bridge Street	II
41	No's. 35 and 37 (odd) Bridge Street	II
126	No.23-27 (odd) Bridge Street	II
127	No. 29 (Taylors Music Shop), Bridge Street	II
136	Institute of Science and Art, Bridgeman Street	II
125	No. 1 Belsize House, Caldmore Road	II
27	Church of St Matthew, Church Hill	II*
38	Church of St Paul, Darwall Street	II
141	14 Freer Street	II
124	Former Police Station, Goodall Street	II
148	Hatherton United Reformed Church, Hatherton Road	II
30	Guildhall, High Street	II*
31	No's 10, 11 and 12 High Street	II
55	Building adj NW Green Dragon Inn, High Street	II
131	Green Dragon Inn, High Street	II
135	Hatherton Works, Holtshill Lane	II
57	Town Hall, Leicester Street	II
105	No's 7-15 (odd), Brookes works, Leicester Street	II
10	County Court, Lichfield Street	II
63	nos. 144a,145, 146, 147 & 148 Lichfield Street	II
96	No. 133 Lichfield Street	II
58	Council House, Lichfield Street	II






62	132 Lichfield Street	II
61	No's 15 and 16, Lichfield Street (west side)	II
1422993	Walsall Central Library, Lichfield Street	II
1423487	Memorial to John Henry Carless VC, Lichfield Street	II
6	No's 15 to 19 Lower Hall Lane	II
20	No's 12 and 13 Lower Hall Lane	II
107	No 14 Lower Hall Lane	II
108	No's 20, 21, 22 and 23 Lower Hall Lane	II
65	No's 6,7 and 8, Lower Rushall Street	II
97	No. 11 Lower Rushall Street	II
109	No. 17 Newport Street	II
139	21-25 St James's Place, Station Street	II
39	Lloyds Bank, The Bridge	II
35	Church of St Mary and Presbytery, Vicarage Walk	II*
121	Southern Lock, Walsall Locks, Walsall Junction Canal, Wolverhampton St	II
88	Wisemore House, Wisemore Street	II
1392784	<u>Hatherton Works, Holtshill Lane</u>	<u>II</u>

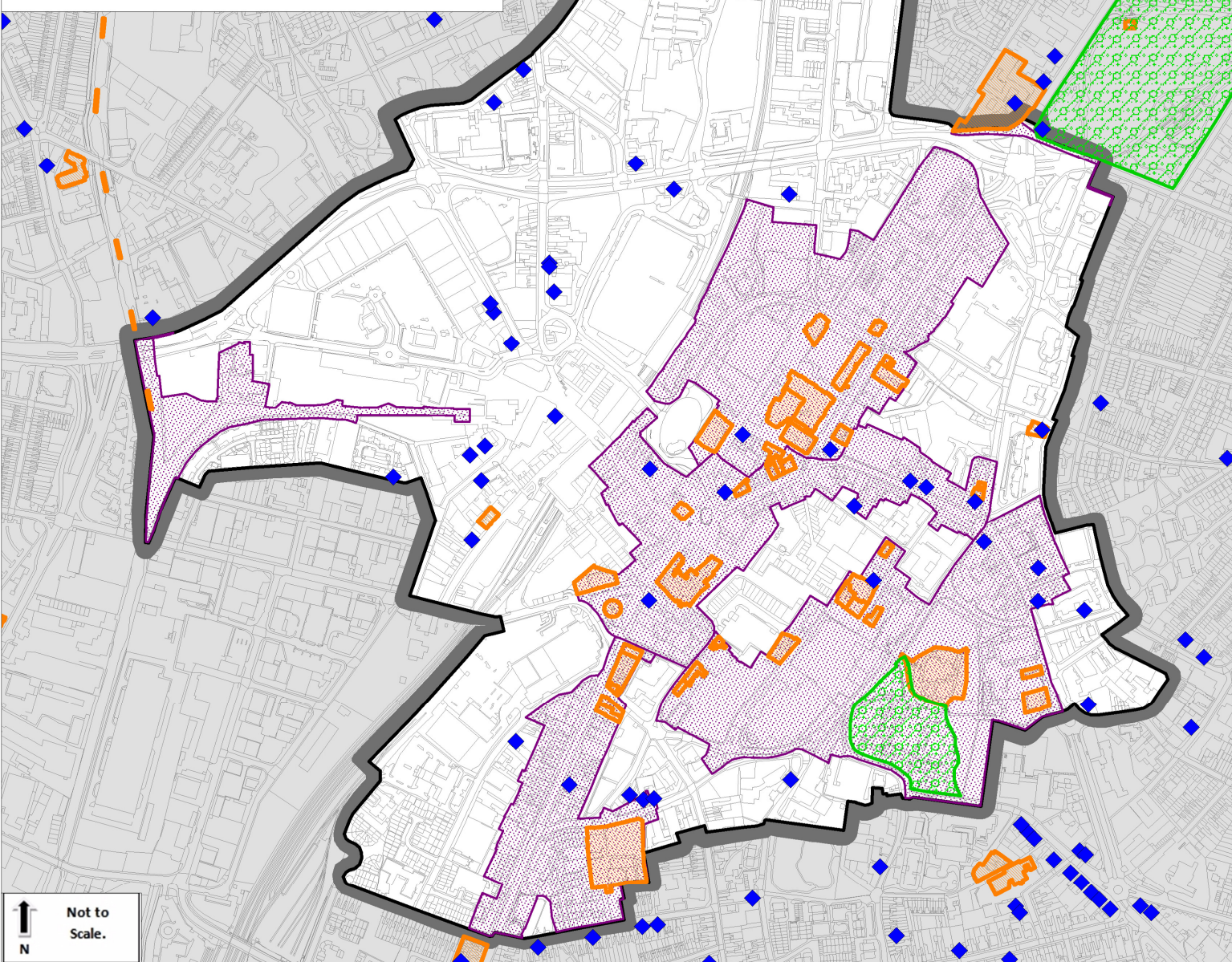
Locally Listed Buildings:


1	(fmr) Borough Arms PH (now Flann O'Briens), Ablewell Street (return frontage to Upper Rushall Street)	-
2	No. 13 Ablewell Street	-
253	Central Hall Methodist Church, Ablewell Street	-
259	No. 12-14 Bath Street	-
260	St Patricks Presbytery, Blue Lane East	-
32	College of Art (originally Science and Art Institute) Bradford Place	-
34	No. 13 Bradford Street	-
35	No's 44-46 Bradford Street	-
33	Digbeth Arcade, Bradford Street	-
37	No's 41-43 Bridge Street (Lichfield street)	-
254	Silver Knight Garage, Bridge Street	-
255	No. 73-75 Bridge Street	-
256	67-71 Bridge Street	-
38	Ravensraig works (1-7 Station Street), Bridgeman Street/ Station Street	-
228	Homer Pressings, Charles Street	-
78	No.8. Freer Street	-
230	(former) School of Art, Goodall Street	-
231	5-8 ("Centaur Works"), Green Lane	-
262	Salvation Army Hall, Green Lane	-
94	No.7 (HB Case Co), Hatherton Street	-
92	No. 21 to 23 Hatherton Street	-
298	(Former) Albion Tannery, Hatherton Street	-
234	Hatherton Works, Holtshill Lane	-
100	No. 29 Leicester Street	-
111	No.44-45 (Littleton Street Youth Centre), Littleton Street West	-
238	Globe Works (Jabez Cliff & Co Ltd), Lower Forster Street	-

126	No.15 Marsh Street	-
127	No.20 (Greatrex House), Marsh Street	-
239	Crown Works, Marsh Street	-
128	No.33-35 Midland Road	-
131	12 Mountrath Street	-
145	Park Street Arcade, Park Street	-
146	Red Lion PH, Park Street	-
148	No. 12 Pool Street	-
152	Midland Bank, St Pauls Street (return frontage to Bridge Street)	-
243	245 ("Sportio" sports shop), Stafford Street	-
261	Rear of No. 59 (Fronting Blue Lane East), Stafford Street	-
264	No. 236-238 Stafford Street	-
265	The Prince Blucher PH, Stafford Street	-
170	No.12-30 (St James Place), Station Street	-
174	(former) Tantarra Street School, Tantarra Street	-
263	Seymour House, Townend Street	-
288	10 Vicarage Place, Vicarage Place	-
289	11/11A Vicarage Place, Vicarage Place	-
204	No.36 Wisemore	-
296	Nos 56-57 (Leather Museum & Centre), Wisemore	-

Walsall Town Centre Heritage Assets

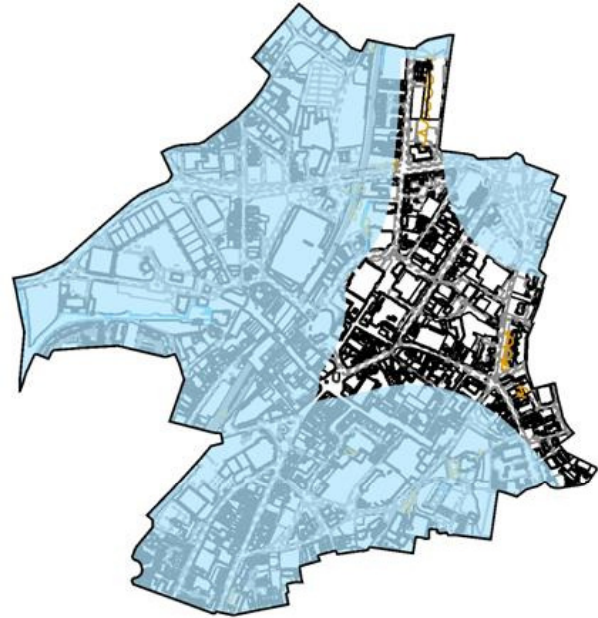
-  AAP Boundary
-  Conservation Areas
-  Listed Buildings
-  Locally Listed Buildings
-  Registered Parks and Gardens



 Not to Scale.

Geological Constraints: Indicative Minerals Safeguarding Areas

Surface Coal Resources
(+250m Buffer Zone)



Limestone
(+500m Buffer Zone)




Sands and Gravels - Superficial
(+250m Buffer Zone)



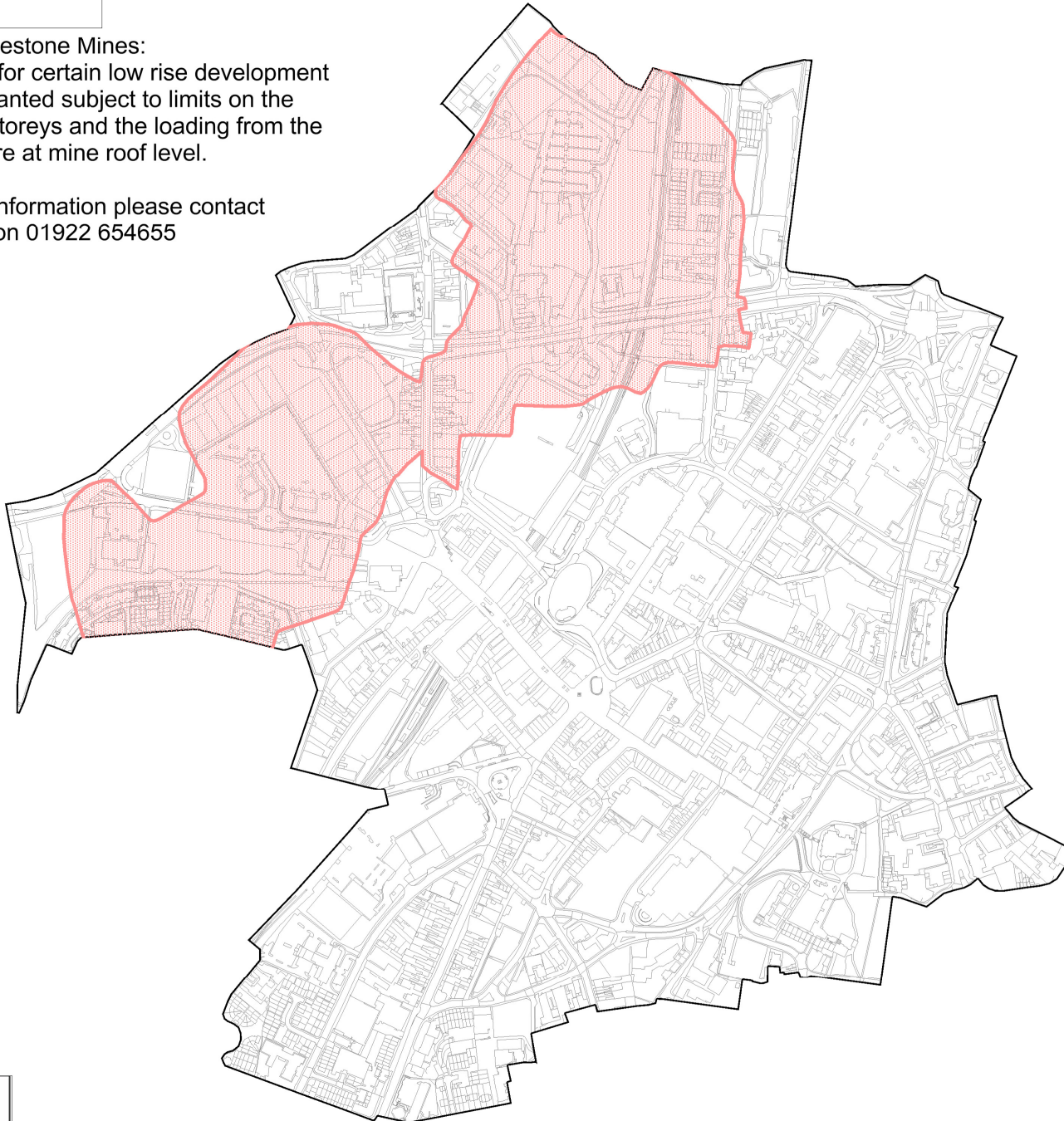
The indicative minerals safeguarding areas for each mineral resource have been merged to form the Combined Minerals Safeguarding Area shown on the Walsall Town Centre Area Action Plan Map.

Geological Constraints: Treated Limestone

 Treated Limestone

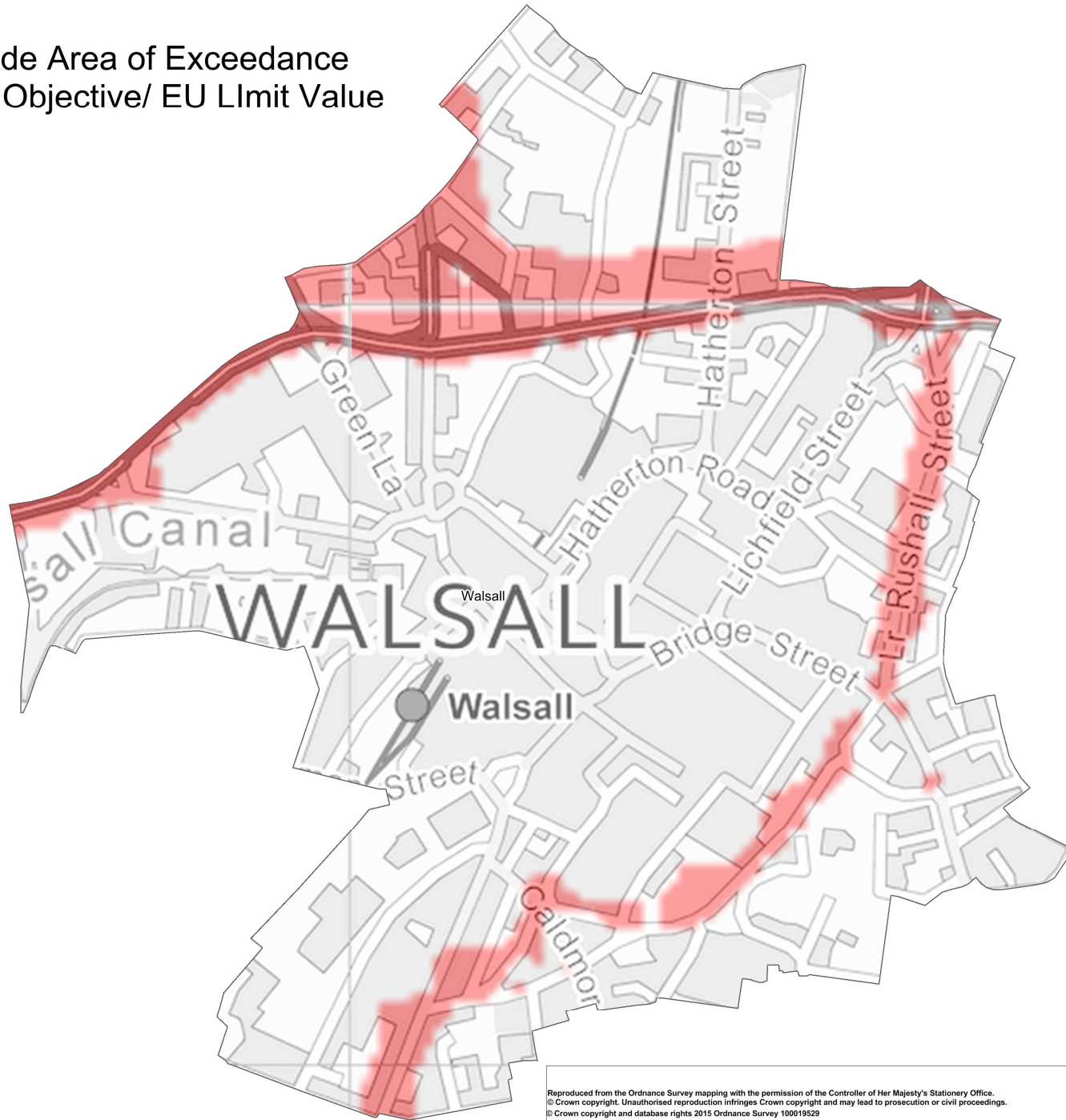
Treated Limestone Mines:
Permission for certain low rise development
would be granted subject to limits on the
number of storeys and the loading from the
new structure at mine roof level.

For further information please contact
Mo Rahimi on 01922 654655






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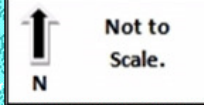
2015 Nitrogen Dioxide Area of Exceedance
National Air Quality Objective/ EU Limit Value



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Potentially Contaminated Land and Landfill Constraints

-  AAP Boundary
-  Historic landfill site with a lower likelihood of issues
-  Land where contamination may need to be addressed during redevelopment



Historic Landfill Sites:

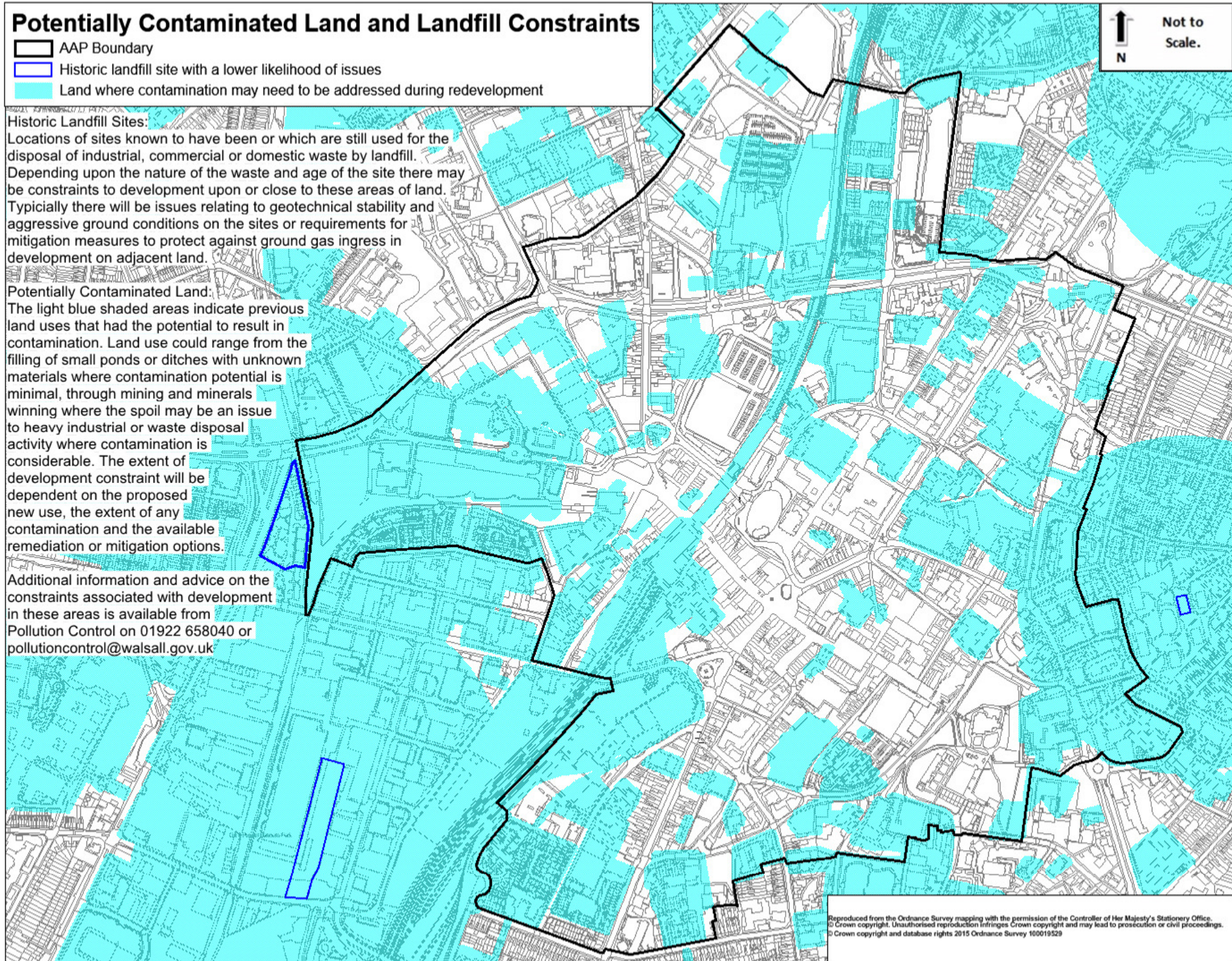
Locations of sites known to have been or which are still used for the disposal of industrial, commercial or domestic waste by landfill.

Depending upon the nature of the waste and age of the site there may be constraints to development upon or close to these areas of land. Typically there will be issues relating to geotechnical stability and aggressive ground conditions on the sites or requirements for mitigation measures to protect against ground gas ingress in development on adjacent land.

Potentially Contaminated Land:

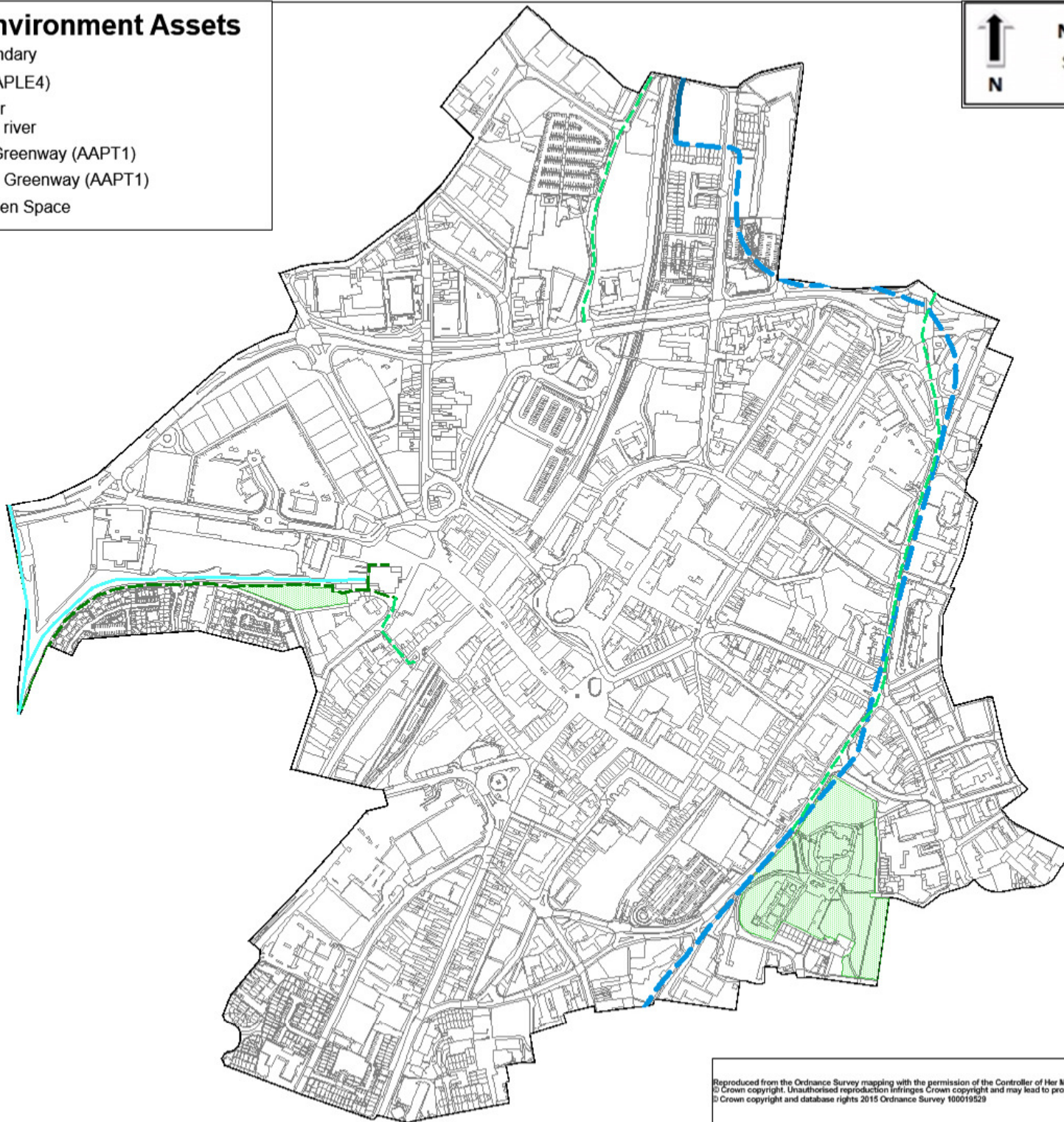
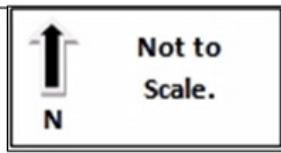
The light blue shaded areas indicate previous land uses that had the potential to result in contamination. Land use could range from the filling of small ponds or ditches with unknown materials where contamination potential is minimal, through mining and minerals winning where the spoil may be an issue to heavy industrial or waste disposal activity where contamination is considerable. The extent of development constraint will be dependent on the proposed new use, the extent of any contamination and the available remediation or mitigation options.

Additional information and advice on the constraints associated with development in these areas is available from Pollution Control on 01922 658040 or pollutioncontrol@walsall.gov.uk



Natural Environment Assets

- AAP Boundary
- Canal (AAPLE4)
- Open river
- Culverted river
- Existing Greenway (AAPT1)
- Proposed Greenway (AAPT1)
- Urban Open Space

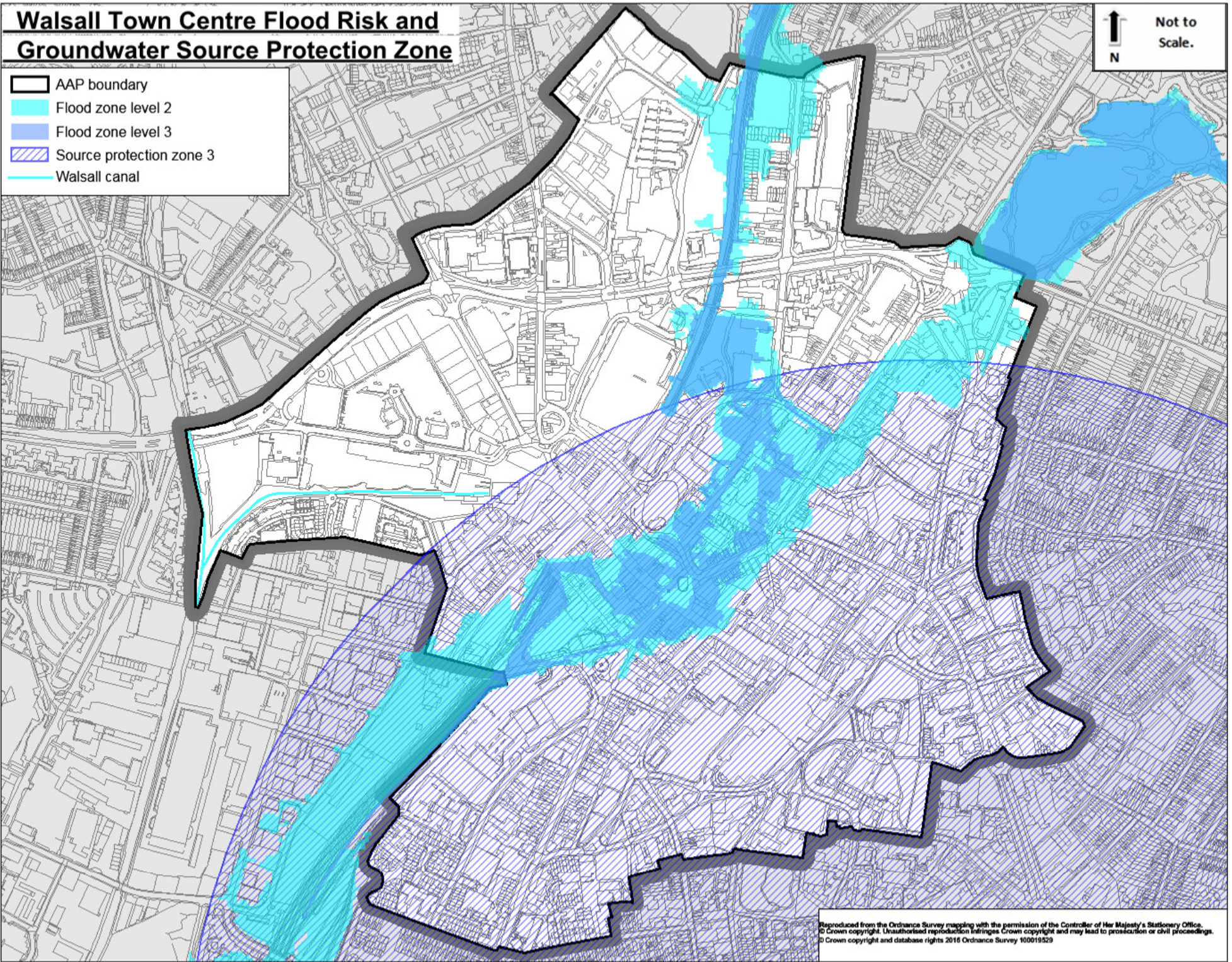


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Walsall Town Centre Flood Risk and Groundwater Source Protection Zone




↑
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Scale.

- AAP boundary
- Flood zone level 2
- Flood zone level 3
- ▨ Source protection zone 3
- Walsall canal



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Strategic Noise Areas

-  AAP Boundary
-  Roads First Priority Areas
-  Roads Important Areas



Noise Action Plans identify Important Areas where relevant authorities must consider what further measures, if any, might be implemented in order to improve the management of noise in the context of Government policy on sustainable development. Additionally, First Priority Locations have been identified within Important Areas, and the various authorities are tasked with investigating these as a priority.

As regards how this relates to planning development within, or as affected by these designations, for the purposes of the National Planning Policy Framework the local planning authority deem associated noise levels to be giving rise to significant adverse impacts on health and quality of life. In consequence, new planning development will therefore only be possible where appropriate mitigation can be secured to either avoid such impacts, and it can be demonstrated that other adverse impacts on health and quality of life are mitigated and reduced to a minimum.

For further information please contact Pollution Control on 01922 658040 or pollutioncontrol@walsall.gov.uk

