

General Information	
Ministerial Decision Type	Miscellaneous
Report Title	Supplementary planning guidance – historic windows and doors: revision
Minister	Environment
Signatory	Minister
Lead Department	Cabinet Office
Lead Directorate	Place and spatial planning (SPPP)
Ministerial Decision Summary: Public or Absolutely/Qualified Exempt	Public
Date decision made if different to date 'Ministerial Decision Summary' signed.	Select date.
Report and Supplemental Report Details	
Report Author	Head of Place and Spatial Planning
Date of Report	05/02/2025
Supplementary Report Title <i>(If applicable)</i>	Supplementary planning guidance – historic windows and doors: revision
Supplementary Report Author <i>(If applicable)</i>	Head of Place and Spatial Planning
Date of Supplementary Report <i>(If applicable)</i>	05/02/2025
Ministerial Decision Report: Public or Absolutely/Qualified Exempt	Public
Relevant Case/Application/URN <i>(Only complete if making a decision related to an appeal/case/application)</i>	n/a
Relevant Proposition Number <i>(Only complete if presenting Comments or if lodging an Amendment)</i>	n/a
Relevant Scrutiny Report <i>(Only complete if presenting a ministerial response)</i>	n/a

Associated Law(s) and/or Subordinate Legislation	Article 6 of the Planning and Building (Jersey) Law 2002
Action required if recommendation agreed	Department to take necessary action.
Resource Implications	There are no direct resource implications arising from this change.

Introduction

1. The Minister acknowledges and accepts that the existing island plan policy framework related to the management of change in listed buildings, and specifically the replacement of windows and doors (Policy SP4 – Protecting and promoting island identity; Policy HE1 – Protecting listed buildings and places, and their settings; and Policy HE2 – Protection of historic windows and doors) cannot be amended outside an island plan review process.
2. In such circumstances, the Minister has issued a direction which seeks to change the interpretation and application of existing planning policy to permit greater flexibility in the use of materials, where previously replaced plastic windows are proposed to be replaced in listed buildings.

Substance

3. The existing supplementary planning guidance *Protection of historic windows and doors* (April 2018) has been revised to give effect to the Minister's direction.
4. This is proposed to be achieved by revision to the guidance to enable some flexibility to allow the use of composite material by exception where existing modern (post 1951) PVCu windows and doors are being replaced, but where evidence of betterment can be demonstrated.
5. The current approach to the replacement of modern windows and doors in listed buildings is straightforward i.e. it requires their replacements to match the likely form of the historic window or door in all respects. The introduction of greater flexibility for the potential replacement of existing plastic windows and doors with other windows and doors using composite materials, by exception, will alter this simple approach.
6. In order to monitor the impact of this ministerial shift in interpretation, it is recommended that it be limited to the replacement of windows and doors in listed buildings grade 3 and 4 only. The treatment of replacement windows and doors in listed buildings grade 1 and 2 would remain, where replacements should replicate the traditional form in all respects.
7. The proposed approach is summarised in the decision-flow diagram at appendix 2 of the revised guidance.

Recommendation

It is recommended that the Minister: (a.) note the content of this report and the proposed revision to existing guidance (at appendix 1) (b.) endorse the proposed change; and (c.) agree to the adoption and publication of revised guidance.