



ALDERLEY EDGE PARISH COUNCIL

Minutes of the Plans Committee meeting held on Monday 20th June 2016

Present: Cllr M Garbett (Chairman), Cllrs C Browne, G Hall, I Higham, C Munro and R Norbury
1 member of the public

Meeting Commenced: 7.00pm

1. Apologies for Absence.

Cllr M Dudley-Jones, R Grantham and M Taylorson.

2. Declarations of interest and requests for dispensation to discuss, or discuss and vote on a matter in which a Member or co-opted Member has a Disclosable Pecuniary interest (DPI).

Cllr Browne declared an interest in 15/1955M and 16/0605M as he has called them into committee, 16/1552M as they are neighbours and 16/2791M as he knows the applicants.

Cllr Higham declared an interest in 16/2267M as she knows the applicants.

Cllrs who declared an interest left the room during the relevant application.

3. Minutes of the meeting held on 13th June 2016.

Approval proposed by Councillor M Garbett, seconded by Councillor I Higham and carried.

4. Plans.

Appl'n #	Details	Site	Response Date
15/1955M	The demolition of the existing nightclub building and for the erection of 12no. dwellings (C3), including 4no. affordable dwellings, with associated car parking, gardens and landscaping	Harden Park, Yestrdays Hotel	04/07/16
<i>The Parish Council has no objection to this application and will apply for S106 money to allow improvements to be made for pedestrian crossing and access to the village.</i>			
16/0605M	Demolition of an existing 1950s residential property & replacement to provide a new family home	Macclesfield Road, Bridgepool	23/06/16
<i>The Parish Council recommend refusal of this application on the grounds that it is an overdevelopment of the site within the conservation area.</i>			
16/1552M	Retrospective application for 2 storey front and rear extensions, single storey rear extension and external treatments of white Sto insulated render, black painted larch board cladding and replacement triple glazed windows	Wilton Crescent, 20	22/06/16
<i>The Parish Council has no objection to this application.</i>			
16/2267M	Changing flat roof to pitched roof & changing use of 2 stables to living accommodation (retrospective)	Carr Lane, Cottage at Oak Ridge Farm	06/07/16
<i>The Parish Council has no objection to this application despite the fact it is a retrospective application.</i>			
16/2670M	Basement extension to convert sunken terrace to Internal space	Woodbrook Road, 4, Hawkwell	14/07/16 29/06/16

The Parish Council has no objection to this application subject to a traffic management plan being put in place for the contractors.

16/2719M	Proposed erection of a 2 storey extension, Replacement open oak porch & minor external Alterations to the existing dwelling	Hough Lane, The Old Cottage	
----------	---	--------------------------------	--

The Parish Council has no objection to this application.

16/2775M	Provision of 1 no. slimline pole mounted omni antenna on the rooftop of the telephone exchange. – Provision of 1 no. small scale equipment cabinet on the rooftop to replace an existing cabinet that will be removed from the site. - Minor ancillary works.	Moss Lane, 22, Telephone Exchange	06/07/16
----------	---	--------------------------------------	----------

The Parish Council has no objection to this application.

16/2791M	Erection of 1st floor rear extension, together with Construction of new dormer to rear & roof light to Side elevation	Orchard Green, 8	29/06/16
----------	---	------------------	----------

The Parish Council has no objection to this application subject to no objections from consulted parties/neighbours.

16/2807M	Demolition of building comprising two dwellings and garage block and erection of bespoke building comprising three apartments, together with the erection of a block of three garages and car parking/manoeuvring space.	Trafford Road, 58, Low Ridge	14/07/16
----------	--	---------------------------------	----------

The Parish Council recommends refusal of this application and asks that it is called in to the Northern Planning Committee; it is of such a scale to represent overdevelopment of the site, it is in a conservation area where the proposal shall detract significantly from the overall character of the area and indeed in isolation based on its location would remove aspect and views. The information submitted within the application fails to suitably represent this.

Highways issues are also not suitably addressed as the access affords limited visibility and risk of accidents would be compounded by ingress/egress being markedly increased.

16/2810M	Single storey side existing	Mottram Road, Woodbank	06/07/16
----------	-----------------------------	---------------------------	----------

The Parish Council has no objection to this application.

5. Cheshire East Council Decisions.

Approvals

As per agenda

Withdrawals

As per agenda

Invalid

As per agenda

6. Notices & Correspondence.

None

.

Cheshire East Council

None

7. Reports from Councillors.

None

Meeting Closed: 8.55pm

ACTION SUMMARY

Undertaken By	Detail	When For

Councillor M Garbett
CHAIRMAN