



## ALDERLEY EDGE PARISH COUNCIL

### Minutes of the Plans Committee meeting held on Monday 6<sup>th</sup> July 2015

**Present:** Cllr M Garbett (Chairman), Cllrs C Browne, M Dudley-Jones, I Higham,  
R Norbury and M Taylorson.  
Clerk: A Ross  
Hall Manager  
6 members of the public

**Meeting Commenced:** 8.58pm

#### 1. Apologies for Absence.

Cllrs R Grantham, G Hall and C Munro.

#### 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).

Councillor C Browne declared that in his role as borough Councillor, he had been made Vice Chair of the Northern Planning Committee by Cheshire East Council and that whilst this is not a pecuniary interest, it prevents him discussing at Parish Council, applications which will also appear before Northern Planning Committee. This applies to application 15/1955M. Cllr Browne also declared a personal interest in 15/1606M and took no part in the discussion.

Councillor R Norbury declared a personal interest in application 15/2521M and took no part in the discussion.

#### 3. Minutes of the meeting held on 08<sup>th</sup> June 2015.

Approval proposed by Councillor C Browne, seconded by Councillor M Dudley-Jones and carried.

#### 4. Plans.

Appl'n #	Details	Site	Response Date
14/3183M	Full planning permission for the partial Redevelopment of site comprising – Regularisation Of changes to the external appearance of existing Offices constructed under planning permission 12/1839M, new office extension and glazed link Demolition of existing former dwelling building to be Replaced with new office building and staff canteen/customer Hospitality suite, erection of freestanding pod display unit, Creation of ancillary car parking area and new site-wide Landscaping and tree planting. <i>The Parish Council recommends refusal of this application, Inadequate parking provision has been made and there is inadequate access to the site through an un adopted road.</i>	Horseshoe Lane, Horseshoe Farm	17/06/15
15/1606M	Erection of 2 detached executive homes  <i>Deferred</i>	Beechfield Road, Half Acre	08/07/15

15/1816M	Single Storey Extension to Side and End of Terrace Property to Create Utility Room (Retrospective) <b>The Parish Council has no objection to this application.</b>	Hurst Lea House, 34	02/07/15
15/1955M	The demolition of the existing nightclub building And for the erection of 10 no. dwellings (C3) with Associated car parking, gardens and landscaping.  <b>The Parish Council Defers making comment on this application until a site visit can be arranged.</b>	Harden Park, Yesterdays Hotel	16/07/15
15/2276M	Change of Use for – Temporary alfresco seating (simple stackable tables and chairs, and cafe Barriers) to the front pavement area <b>The Parish Council recommends refusal of the application. The scale of the seating area is excessive and there is inadequate provision for pedestrian, wheelchair and pram access next to the dropped kerb on Brown Street.</b>	London Road, 34	23/06/15
15/2338M	Change of use from vacant basement (former Office B1) to A4 licenced premises, internal Refurbishment and alteration to allow this. <b>The Parish Council recommends refusal of the application. Insufficient information has been supplied regarding the hours of business, the nature of the business activity and whether they propose to serve food. The location is inappropriate. The application doesn't reflect the fact residents also live on Tyler Mews and Trafford Road which hasn't been accounted for in the application.</b>	Heyes Lane, 2, Basement Bridge House	07/07/15
15/2521M	Proposed Two Storey Side Extension <b>The Parish Council recommends refusal of the application. It is un-neighbourly and an overdevelopment of the site.</b>	Annis Close, 3,	24/06/15
15/2541M	First Floor Extension over existing ground floor <b>The Parish Council has no objection to this application.</b>	Downesway, 24	08/07/15
15/2589M	Variation of Condition 2 on Application 13/2284M Replacement of external awning with new Retractable canopy on a fixed frame <b>The Parish Council recommends refusal of the application. It is contrary to the original design and has already been rejected by CEC.</b>	London Road, 75	29/06/15
15/2623M	Lawful Development Certificate for a Proposed single storey extension <b>The Parish Council has no objection to this application.</b>	Annis Close, 1	01/07/15
15/2642M	Demolition of existing outbuilding and pantry For the erection of an orangery extension, with New front porch. Demolition of existing garage And erection of new garage with basement Connecting to the orangery (amendments to Approval 10/3048M) <b>The Parish Council has no objection to this application.</b>	Tempest Road, The Ferns	16/07/15
15/2726M	Remodelling, garage and conservatory extensions With landscape works <b>The Parish Council recommends refusal of the application. It is an overdevelopment of the site, It is in proximity to a historic former Chapel and in close proximity to the conservation area.</b>	Mottram Road, Chapel Cottage	15/07/15

15/2854M Proposed single storey extension to rear of property Oakfield Road, 20 15/07/15  
*The Parish Council has no objection to this application. However would like to register concern over access to the site for other residents, whilst construction is in progress.*

**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.**

**Meeting Closed:** 10.30pm

**ACTION SUMMARY**

<b>Undertaken By</b>	<b>Detail</b>	<b>When For</b>

**Councillor M Garbett**  
**CHAIRMAN**