



ALDERLEY EDGE PARISH COUNCIL

Minutes of the Plans Committee meeting held on Monday 11th May 2020

Present: Cllr M Garbett (Chairman), Cllrs C Browne, B Chapman, M Dudley-Jones, S Greenwood, L Marshall, M Taylorson.

Clerk

Public: 1

Meeting Commenced: 5:55pm

1. Apologies for Absence.

R Grantham.

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 Brown declared an interest in 20/1800M and took no part in the discussion.

3. Minutes of the meeting held on 23rd April 2020.

Approval proposed by Councillor M Garbett seconded by Councillor M Dudley-Jones and carried.

4. Plans.

Appl'n #	Details	Site	Response Date
20/1609M	Proposed Granny Flat ancillary to the main house	Heyes Lane,107	11 May 2020
<i>The Parish council recommends refusal on the grounds that the proposed development would not meet parking standards and would be contrary to the emerging Neighbourhood Plan policy on back land development AE4</i>			
20/1635M	Construction of single car parking deck providing upper and lower ground parking spaces to the rear of Queens Court, within the curtilage	Queens Court Wilmslow Road	21 May 2020
<i>The Parish council has no objection to this application but would like to request that provision is made for electric vehicle charging points and the parking spaces are available for community use at the weekends</i>			
20/1636M	Listed building consent for construction of single car parking deck providing upper and lower ground parking spaces to the rear of Queens Court, within the curtilage	Queens Court Wilmslow Road	21 May 2020
<i>The Parish council has no objection to this application but would like to request that provision is made for electric vehicle charging points and the parking spaces are available for community use at the weekends</i>			
20/1681M	Demolition of existing single storey rear extension. Erection of single storey side and rear extensions. Replacement and increase in ridge height of roof	Bridge Cottage Horseshoe Lane	20 May 2020

including construction of rear dormer extension

The Parish council recommends refusal on the grounds that whilst materials might have been marginally amended it is insufficient and the massing is unaffected thus still undermining the character of the property and surrounding area. Issues around loss of amenity and privacy through overlooking are still extant. There is a distinct difference in overlooking from a high level dormer window and proposed near full height windows

20/1731M Proposed redevelopment of land to the rear of 14-18 London Road, 22 May 2020
14-18 London Road, Alderley Edge, comprising the land to rear
demolition of the existing building and the erection
of a four storey building consisting an office on the
ground floor and three apartments on the first,
second and third floors

The Parish council recommends refusal on the grounds that it is overdevelopment; there is inadequate parking provision regardless of transport links, the office space and dwellings will have requirement for parking and none is provided and so is unsustainable; the problems around access and construction work will cause unacceptable nuisance to neighbouring properties and there has been no construction plan submitted to mitigate this

20/1800M Extension and remodelling of single storey Norwood Rise, 04 June 2020
split level dwelling house Norwood

The Parish council has no objection to this application but would request a condition is made to mitigate any privacy issues through appropriate landscaping

5. Cheshire East Council Decisions.

Approvals

As per agenda

Withdrawals

As per agenda

Invalid

As per agenda

6. Notices & Correspondence.

None

Cheshire East

None

7. Reports from Councillors.

None

Meeting Closed: 6:41pm

ACTION SUMMARY

Undertaken By	Detail	When For

Councillor M Garbett
CHAIRMAN