



ALDERLEY EDGE PARISH COUNCIL

Minutes of the Plans Committee meeting held on Monday 11th July 2022

Present: S Greenwood (Chairman), Cllrs C Browne, M Dudley-Jones, M Garbett, R Grantham, K Robinson

Clerk: A Ross

Public: 7

Meeting Commenced: 19:30

1. Apologies for Absence.

Cllrs B Chapman and V Fogharty

2. To receive 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).

None

3. To ratify the Plans Committee minutes of 13th June 2022.

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

4. Plans

21/6273M – 1 Fairbourne Avenue

Part single storey, part two-storey side extension and a part single storey, part two-storey rear extension

Response Date 15-Jul-2022

The Parish Council has no objection to this application.

22/1700M – 21 Congleton Road

Lawful development certificate for proposed enlargement of parking area to the front the house

Response Date 14-Jul 2022

The Parish Council has no objection to this application.

22/2120M – Westerley Beechfield Road

Proposed side extension to allow for a new garage. Internal reconfiguration to the current garage to allow for study, gym, boot room, storage and an additional bedroom. External reconfiguration to include a raised patio area and pergola.

Response Date 13-Jul-2022

The Parish Council recommends refusal on the grounds that the plans do not demonstrate adequate parking and the proposed boundary treatment is unsuitable for the conservation area

22/2264M – Windy Howe Whitebarn Road

Single story extension to provide summer room

Response Date 28-Jun-2022

The Parish Council has no objection to this application.

22/2447D – Wastewater Treatment Works Carr Lane
Discharge of condition 11 on approval 20/5475M
Response date 22-Jul-2022

The Parish Council has no objection to this application.

22/2351M – 4 South Grove

Two storey side extension, ground floor rear extension, replacement rear raised patio area, and alterations to elevations

Response Date 01-Jul-2022

The Parish Council has no objection to this application.

22/2353M – Cherry Dene Macclesfield Road

Proposed demolition of the existing dwelling and the erection of a replacement dwelling and associated works including the realignment of the internal access road.

Response Date 21-Jul-2022

The Parish Council has no objection to this application.

22/2406M – 8 Downesway

The proposal seeks approval for a first floor extension over the existing ground floor garage. There is also proposed changes to the front elevation which includes a smaller garage door and front entrance change

Response Date 08-Jul-2022

The Parish Council recommends refusal on the grounds that the proposal represents over intensification and over development of the site including impingement up against the boundary. This is contrary to AENP Policies AE2.1 Design and AE2.2 Scale.

22/2475M - 26 The Circuit

Double Extension to the rear of the property and over the garage to the side of the property

Response Date 13-Jul-2022

The Parish Council recommends refusal on the following grounds:

the proposal is contrary to DC3 Macclesfield Borough Local Plan which states that development proposals should not significantly injure the amenity of adjoining or neighbouring residential properties, through loss of privacy, sunlight, daylight or visual intrusion. The proposal would have a detrimental impact on openness when viewed from green belt (CEC LP PG3) and on the green frontage part of the character of the area.

Removal of green frontage to accommodate parking (contrary to AENP AE3 parts 13 and 14)

No provision for bins or access to rear of house

No details to show boundary treatment to river for installation of patio.

22/2582M – 27 Devonshire Drive

Existing link detached dwelling house proposing 2 storey rear extension with first floor front extension

Response Date 19-Jul-2022

The Parish Council recommends refusal on the grounds that the plans do not demonstrate adequate parking provision for a 4 bedroom house

5. Cheshire East Council Decisions.

Approvals

As per agenda

Refusals

As per agenda

Withdrawn/Invalid

As per agenda

6. Notices & Correspondence

None

Cheshire East Council

None

7. Reports from Councillors

None

Meeting Closed: 20:30

ACTION SUMMARY

Under Taken By	Detail	When For

Councillor S Greenwood
CHAIRMAN