



Northern Planning Committee

Update

Date: Wednesday, 3rd November, 2021
Time: 10.00 am
Venue: The Capesthorpe Room - Town Hall, Macclesfield SK10 1EA

The information on the following pages was received following publication of the committee agenda.

Planning Update (Pages 3 - 4)

Please contact > Sarah Baxter on 01270 686462
E-Mail: sarah.baxter@cheshireeast.gov.uk

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NORTHERN PLANNING COMMITTEE – 3rd November 2021

UPDATE TO AGENDA

APPLICATION NO.

21/4426M

CAR PARK, JOHN STREET, MACCLESFIELD, SK11 8BN

UPDATE PREPARED

1 November 2021

ADDITIONAL REPRESENTATIONS

Officers have been made aware of some additional queries raised by Councillor Ashley Farrall (Macclesfield Central Ward) with regard to the historic usage of the site.

It is noted that the Secretary of State for transport authorised the pedestrianisation of the length of James Street and of High Street in 1984, some 37 years ago, under the former Macclesfield Borough Council.

In the Inspectors decision there is reference to the fact that Macclesfield Borough Council were considering purchase of some land/garages – *“and it is anticipated should provide 11-18 parking spaces...these would be available (although at present without specific priority) for those residents of High Street who were affected.”*

REPORT

Officers can confirm that there are no specific planning condition(s) which were placed on the planning consent for these spaces to be provided and retained in perpetuity.

Records held also do not demonstrate any specific condition(s) to provide spaces for residents.

Similarly, the property records do not state any requirement, and there is no such covenant or restriction placed on the title at Land Registry.

While clearly the actual determination will now be subject to Committee consideration, having regard to the above, there would be no reason to delay or refuse the application on such grounds without being the subject of legal challenge by the applicant. Accordingly, refusal of planning permission could not be sustained.

CONCLUSION

The recommendation remains as per the main agenda report as approval subject to conditions.

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