

Northern Planning Committee

Update

Date: Wednesday, 12th October, 2011

Time: 2.00 pm

Venue: Meeting Room, Macclesfield Library, Jordangate, Macclesfield

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

Planning Update (Pages 1 - 4)

Please contact Sarah Baxter on 01270 686462
E-Mail: sarah.baxter@cheshireeast.gov.uk with any apologies, requests for further information or to arrange to speak at the meeting

This page is intentionally left blank

NORTHERN PLANNING COMMITTEE – 12th October 2011

UPDATE TO AGENDA

APPLICATION NO: 11/2865M

LOCATION: Swizzels Matlow Ltd, Candy Lane, London Road, Adlington

UPDATE PREPARED: 10th October 2011

POLICIES

Local Plan Policy

T7 – Safeguarded land along proposed road schemes

CONSIDERATIONS

Highways: Recommend refusal

Policy T7 of the Macclesfield Borough Local Plan seeks to ensure that the routes of a number of proposed road schemes are safeguarded from other development.

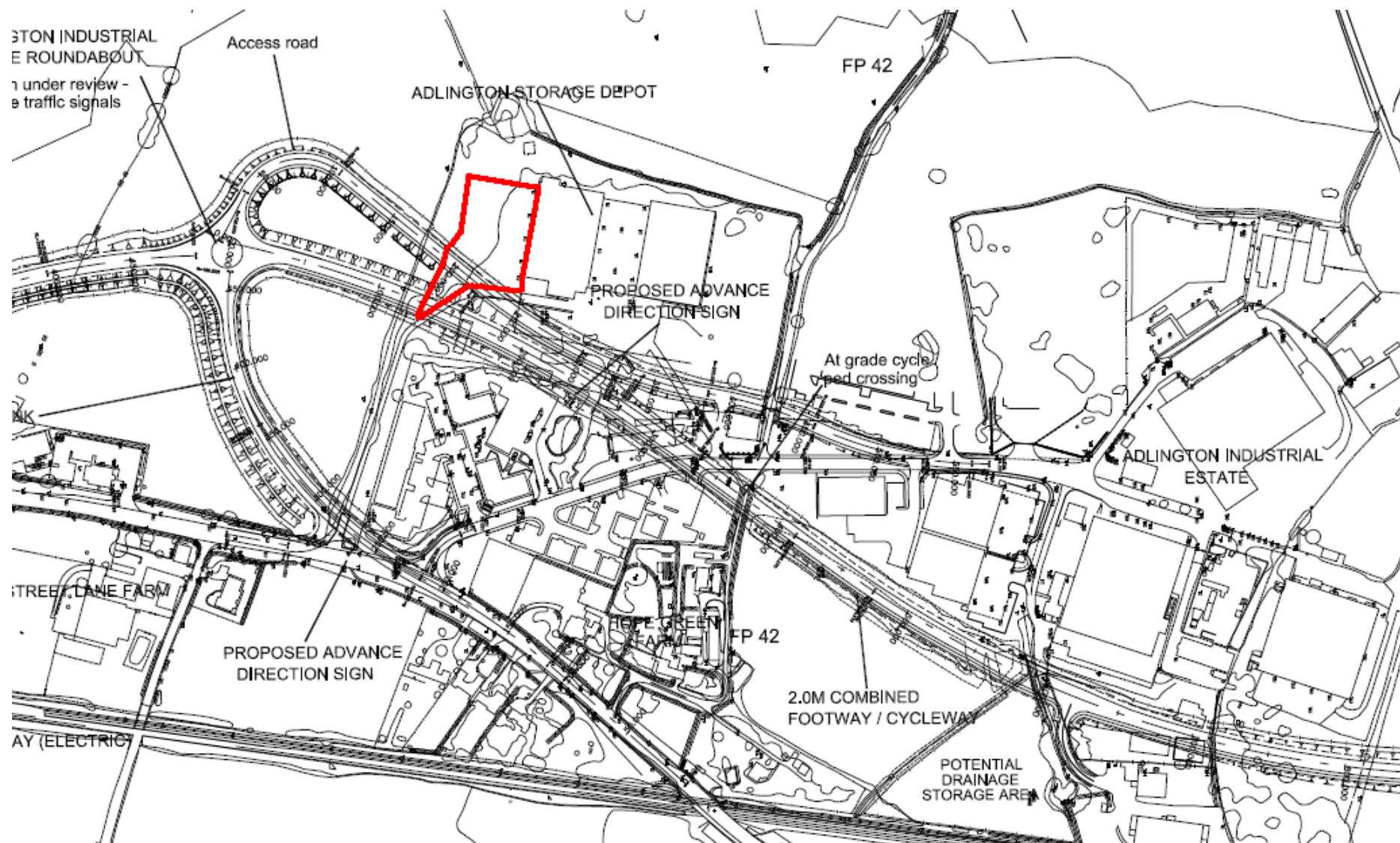
The Strategic Highways Manager has assessed the proposed development and has noted that the proposed buildings and associated parking and turning areas would be affected by the proposed route of the Poynton bypass both during its construction and after it has been completed. The Strategic Highways Manager therefore recommends that the application is refused as the development would be contrary to policy T7 of the Local Plan.

Members should note that the proposed route of the bypass has been amended since that shown on the Local Plan proposals map and therefore a copy of the revised route is attached for information.

CONCLUSIONS AND REASON(S) FOR THE DECISION

The benefits of the application are noted in the committee report; however the interference with the proposed bypass route is a significant issue that cannot be addressed in this planning application. In light of the Strategic Highway Manager's comments the previous recommendation of approval is now changed to one of refusal for the following reason:

1. The proposed development would interfere with the construction and provision of the Poynton Bypass and therefore would be contrary to policy T7 of the Macclesfield Borough Local Plan 2004 that seeks to safeguard proposed road schemes from development.



This page is intentionally left blank