

CHESHIRE EAST COUNCIL

Minutes of a meeting of the **Northern Planning Committee**
held on Wednesday, 1st December, 2010 at The Capesthorpe Room - Town
Hall, Macclesfield SK10 1DX

PRESENT

Councillor B Moran (Chairman)
Councillor R West (Vice-Chairman)

Councillors C Andrew, H Gaddum, M Hardy, O Hunter, D Neilson,
L Smetham, D Stockton, D Thompson and C Tomlinson

72 APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillors J B Crockatt and R
J Narraway.

73 DECLARATIONS OF INTEREST/PRE DETERMINATION

None.

74 MINUTES OF THE MEETING

RESOLVED

That the minutes be approved as a correct record and signed by the
Chairman.

75 PUBLIC SPEAKING

RESOLVED

That the public speaking procedure be noted.

76 10/3666M-DEMOLITION OF EXISTING DWELLING HOUSE AND CONSTRUCTION OF REPLACEMENT DWELLING HOUSE- RESUBMISSION OF 10/0053M, KAMIROS, MACCLESFIELD ROAD, ALDERLEY EDGE FOR MR & MRS J BANKS

Consideration was given to the above application.

It was noted that Members of the Committee had received
correspondence from both the agent acting on behalf of the applicant and
the agent acting for the neighbouring objector).

(Councillor F Keegan, the Ward Councillor, Denise Emery, the agent
acting on behalf of an objector and Mr Fillingham, the agent for the
applicant attended the meeting and spoke in respect of the application).

RESOLVED

That the application be approved subject to the following conditions:-

1. A03FP - Commencement of development (3 years)
2. A02EX - Submission of samples of building materials
3. A06GR - No windows to be inserted
4. A25GR - Obscure glazing requirement
5. A04AP - Development in accord with revised plans (numbered)
6. A22GR - Protection from noise during construction (hours of construction)
7. Gates - To be in accordance with submitted plans
8. Bats - To comply with the mitigation proposals
9. Method Statement - for building construction works in relation to potential extraction of bedrock
10. A01TR - Tree retention
11. A02TR - Tree Protection including ground protection within the RPR of the Beech outside the protective fencing.
12. A03TR - Construction Specification / Method Statement for the foundations of the garage within the RPR of the Beech and the reconstruction of the boundary wall fronting Macclesfield Road
13. A05TR - Arboricultural Method Statement
14. A06TR - Levels survey which provides for the retention of trees on site
15. A02EX - Submission of samples of building materials (already recommended in main committee report)
16. A10EX - Rainwater goods...cast-metal, painted in a dark colour to be agreed with the LPA
17. A16EX - Specification of window design / style...external...fabricated in timber or powder-coated metal
18. A20EX - Submission of details of windows – scale drawings
19. A19EX - garage doors shall be constructed in timber, vertically boarded
20. Any use of decorative or preservative treatments for external timber on the property shall be agreed with the LPA before works commence.
21. A01LS - for a landscaping plan so that full details of species/planting/establishment can be included. (For example, 2 trees shown in the front garden area are in the line of access to the garages)

- 22. A04LS - Landscaping conditions (implementation)
- 23. A10LS - Additional landscaping details required - details of the following landscape matters are required: "The landscaping scheme shall include full details and plans of all existing planting to be retained."
- 24. A12LS - Landscaping to include details of boundary treatment for boundary treatments, for full details of all wall and hardworks boundary feature construction.
- 25. A15LS - Submission of additional landscape details for details of levels and earthworks to take account of level changes and gradients needed for the North West boundary and the front boundary area, in relation to existing vegetation.
- 26. No pile driving
- 27. Construction method statement (including wheel wash, parking during construction and protection of the highway from debris) to be submitted prior to commencement.

77 10/3672M-PROPOSED DEMOLITION OF DWELLING (CONSERVATION AREA CONSENT)- RESUBMISSION OF 10/0051M, KAMIROS, MACCLESFIELD ROAD, ALDERLEY EDGE FOR MR & MRS J BANKS

Consideration was given to the above application.

RESOLVED

That the application be approved subject to the following conditions:-

- 1. A03CA - Standard Time Limit
- 2. A02CA - Demolition as precursor of redevelopment

The meeting commenced at 2.00 pm and concluded at 3.27 pm

Councillor B Moran (Chairman)