

Southern Planning Committee

Agenda

Date: Wednesday, 2nd March, 2016
Time: 10.00 am
Venue: Council Chamber, Municipal Buildings, Earle Street, Crewe
CW1 2BJ

Members of the public are requested to check the Council's website the week the Southern Planning Committee meeting is due to take place as Officers produce updates for some or all of the applications prior to the commencement of the meeting and after the agenda has been published.

The agenda is divided into 2 parts. Part 1 is taken in the presence of the public and press. Part 2 items will be considered in the absence of the public and press for the reasons indicated on the agenda and at the foot of each report.

PART 1 – MATTERS TO BE CONSIDERED WITH THE PUBLIC AND PRESS PRESENT

1. **Apologies for Absence**

To receive apologies for absence.

2. **Declarations of Interest/Pre Determination**

To provide an opportunity for Members and Officers to declare any disclosable pecuniary and non-pecuniary interests and for Members to declare if they have pre-determined any item on the agenda.

3. **Minutes of Previous Meeting** (Pages 1 - 14)

To approve the minutes of the meeting held on 3 February 2016.

Please contact Julie Zientek on 01270 686466

E-Mail: julie.zientek@cheshireeast.gov.uk with any apologies or requests for further information

Speakingatplanning@cheshireeast.gov.uk to arrange to speak at the meeting

4. **Public Speaking**

A total period of 5 minutes is allocated for each of the planning applications for the following:

- Ward Councillors who are not members of the Planning Committee
- The relevant Town/Parish Council

A total period of 3 minutes is allocated for each of the planning applications for the following:

- Members who are not members of the planning committee and are not the Ward Member
- Objectors
- Supporters
- Applicants

5. **15/3099N Land To The Rear Of Sandy Lane Numbers 1 To 16, Sandy Lane, Winterley: Outline application for 1no. or 2no. residential properties, with primary access (single vehicle) off Sandy Lane, private access to the site owned by applicants for Mrs Doris Cooke (Pages 15 - 26)**

To consider the above planning application.

6. **14/5608N Land to the south east of Hankelow Manor, Land adjacent to Hankelow Manor, Hankelow Lane, Hankelow, Cheshire: Infill development of two, two storey, detached residential dwellings for Mr Hume (Pages 27 - 38)**

To consider the above planning application.

7. **15/4089C Former Sutherland Works, Bromley Road, Congleton, Cheshire: Residential development (Use Class C3) comprising 84 no. new affordable dwellings comprising 33 no. three bed houses, 27 no. two bed houses, 12 no. one bed apartments and 12 no. two bed apartments with associated infrastructure including a new estate access off Bromley Road for Mr Andrew Garnett (Pages 39 - 54)**

To consider the above planning application.

8. **15/4060N New Start Park, Wattenhall Road, Reaseheath: Removal of Condition 1 on Application 09/4331N to make permission permanent for Mr T Hamilton (Pages 55 - 64)**

To consider the above planning application.

9. **15/5454N Land Off Beswick Drive, Crewe: Variation of Condition 14 (Opening Times) on Approval 15/2007N for Mr David Smyth, Swansway Garages Limited (Pages 65 - 72)**

To consider the above planning application.

10. **15/5844C Land at Manor Lane, Holmes Chapel: Variation of condition 17 (hours of operation) and removal of condition 24 (dust mitigation measures) on approval 15/3673C - Erection of a foodstore (Use Class A1), together with associated service area, car parking, landscaping and access for Liberty Properties Developments Limited (Pages 73 - 80)**

To consider the above planning application.

11. **15/4967N Land East Of Rope Lane, Shavington, Crewe, Cheshire: Reserved Matters application seeking consent for appearance, landscaping, layout and scale following the approval of 14/3267N - Construction of up to 53 dwellings including details of access for Wainhomes (North West) Ltd (Pages 81 - 96)**

To consider the above planning application.

12. **15/5683N Land North Of Parkers Road, Leighton: Application to vary condition 3 (approved plans) to vary the approved house types of permission 11/1879N; hybrid planning application seeking residential development for up to 400 new dwellings with open space; comprising a full planning application for Phase A of 131 dwellings and Phase B which seeks outline planning permission for up to 269 dwellings with access and associated infrastructure. In respect of the outline element (Phase B), only access is sought for approval and all other matters are reserved for determination at a later date for Mr Jordan Clarke, Bloor Homes North West (Pages 97 - 106)**

To consider the above planning application.

13. **15/3863N Land Adjacent To The Bridge Inn, Broad Street, Crewe, Cheshire: Proposed construction of 14 no. dwellings for John Warters (Pages 107 - 120)**

To consider the above planning application.

THERE ARE NO PART 2 ITEMS