

Southern Planning Committee

Agenda

Date: Wednesday, 1st March, 2017
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.

It should be noted that Part 1 items of Cheshire East Council decision making and Overview and Scrutiny meetings are audio recorded and the recordings will be uploaded to the Council's website.

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 5 - 16)

To approve the minutes of the meeting held on 1 February 2017.

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. **16/5371N Admiral Court, Electra Way, Crewe: The proposed construction of a 4 storey office building extending to 6,136 square metres and provision of 182 car parking spaces for Miss Isla Longmuir, Pochin Developments Ltd**
(Pages 17 - 30)

To consider the above planning application.

6. **16/5403N The Wig Centre, 166 Edleston Road, Crewe CW2 7EZ: Proposed change of use from ground floor shop and first floor residential use into a 8 Bedroom Sui Generis HMO property for Matthew Little, Aevum Investments Ltd**
(Pages 31 - 40)

To consider the above planning application.

7. **16/0285C Land East Of Elbourne Drive, Scholar Green: Outline application for residential development of the remaining land to the east of Elbourne Drive for Ms A Powell** (Pages 41 - 60)

To consider the above planning application.

8. **16/5473C Lawton Mere Nurseries, Cherry Lane, Church Lawton ST7 3QX: Demolition of existing glasshouses and construction of new residential development for up to three dwellings for Gary and Lorraine Barratt**
(Pages 61 - 72)

To consider the above planning application.

9. **16/6028N Land West Of New Road, Wrenbury: Outline planning application for the erection of up to 46 dwellings with public open space, landscaping and sustainable drainage system (SuDS) and vehicular access point from New Road. All matters reserved except for means of access for Gladman Developments** (Pages 73 - 92)

To consider the above planning application.

10. **16/5465N Old Dairy House Farm, Batherton Lane, Batherton CW5 7QH: Conversion of redundant agricultural buildings to three dwellings, erection of garages and associated works for Cheshire East Council, Cheshire Farms Service (Pages 93 - 104)**

To consider the above planning application.
11. **17/0083N Old Dairy House Farm, Batherton Lane, Batherton CW5 7QH: Listed Building Consent for proposed conversion of redundant agricultural buildings to residential for Cheshire Farms Service (Pages 105 - 110)**

To consider the above planning application.
12. **16/3286C 130, Holmes Chapel Road, Congleton CW12 4NY: Demolition of existing dilapidated bungalow and garage and erection of 4 no. dwellings for Mr David Denton (Pages 111 - 122)**

To consider the above planning application.
13. **16/4729N Land adjacent to Yew Tree Farm, Close Lane, Alsager: Reserved Matters Application for the erection of 40 dwellings comprising of 2, 3, 4 and 5 bedroom homes, open space and associated works for Mr Sutton (Pages 123 - 134)**

To consider the above planning application.
14. **16/5848C 35, Woodside Avenue, Alsager, Stoke-On-Trent, Cheshire ST7 2DL: Change of use of an existing double garage into a two bedroom dwelling house, including the provision of a new pitched roof for Mr Steve Mellor (Pages 135 - 142)**

To consider the above planning application.
15. **16/6202N Land Off Mill Lane, Bulkeley: Outline application for 13 dwellings with access off Mill Lane including 5 affordable homes: all matters reserved except access for Mr M Schofield (Pages 143 - 158)**

To consider the above planning application.
16. **16/4787N Land To Rear Of 21, Main Road, Shavington CW2 5DY: Construction of Three Detached Dwellings on Former Garden to rear of 21 Main Road, Shavington CW2 5DY for S Shaw (Pages 159 - 170)**

To consider the above planning application.
17. **16/3464N Land Adjacent To Chorlton Lane, Chorlton: Change of use of land from agricultural to part agricultural and part keeping of horses. Retention of existing septic tank, stable and field shelter, dog kennel, chicken house and associated hard standing (retrospective) for Ms Jones (Pages 171 - 178)**

To consider the above planning application.

THERE ARE NO PART 2 ITEMS

