

Northern Planning Committee

Agenda

Date: Wednesday, 8th March, 2017

Time: 10.00 am

Venue: The Capesthorpe Room - Town Hall, Macclesfield SK10 1EA

Please note that members of the public are requested to check the Council's website the week the Northern 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 in the 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 any 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 a pre-determination in respect of any item on the agenda.

3. **Minutes of the Meeting** (Pages 5 - 10)

To approve the minutes of the meeting held on 8 February 2017 as a correct record.

Please Contact: Sarah Baxter 01270 686462

E-Mail: sarah.baxter@cheshireeast.gov.uk with any apologies or request 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 period of 3 minutes is allocated for each of the planning applications for the following individuals/groups:

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

5. **16/6122C Land off Newcastle Road, Brereton Green, Brereton: Residential development of up to 29 dwellings (C3), together with associated infrastructure and open space provision with all matters reserved except for access for Ashall Land Ltd, Mrs Margaret Proudlove (Pages 11 - 34)**

To consider the above application.

6. **16/2233C Beech House, 20, Buxton Road, Congleton, CW12 2DT: Outline application for the development of 10 new houses, including alterations to the existing access and boundary wall to form a new vehicular access and layout, applied for in detail, all other matters reserved for Dominic Shaw, Bower Mattin Partnership (Pages 35 - 56)**

To consider the above application.

7. **16/4749C Land Off Spring Street, Congleton: Resubmission of application 15/3586C - Single building with 4no. one bedroom flats for Mr S Landstreth (Pages 57 - 68)**

To consider the above application.

8. **15/0795M Land South Of Coppice Way, Handforth, Cheshire: Reserved matters application for the erection of 175 dwellings with associated roads and footpaths and general landscaping zones, together with details of layout and design of all buildings for P E Jones (Contractors) Ltd (Pages 69 - 82)**

To consider the above application.

9. **16/4811M Bollin Park, Adlington Road, Wilmslow: Substitution of house types and amended layout to plots 125, 139-160, 194-195, & 200-204 for Mrs Kerren Phillips, Jones Homes (North West) Limited (Pages 83 - 94)**

To consider the above application.

10. **17/0181M Brundred Farm, 45, Castle Hill, Prestbury, SK10 4AS: Erection of 1no. detached dwelling; extension of existing private road to form new access to the proposed dwelling and associated external works for Mr Andrew Hall, HC Development Co 7 Ltd. (Pages 95 - 108)**

To consider the above application.

11. **16/5743M Kingsley, 10, Hough Lane, Wilmslow, Cheshire, SK9 2LQ: Subdivision of an existing building comprising a dwelling and associated B&B into 3 dwellings and the construction of a two-storey side extension, single-storey side car port extension, dormer window, rear conservatory and detached garage for Mr Jeremy Levy (Pages 109 - 120)**

To consider the above application.

12. **16/3041M Styal Moss Nurseries, 38 , Moss Lane, Styal, SK9 4LG: Redevelopment of the site to form a landscaping contractors business (to include the removal of all buildings/units on site and their replacement with one single storey building to include office/workshop and store with ancillary parking) and for the parking of airport related motor vehicles unconnected with the landscape contractors business for Peter Davies, Peter Ashley Limited (Pages 121 - 130)**

To consider the above application.

13. **16/2807M Low Ridge, 58, Trafford Road, Alderley Edge, Wilmslow, Cheshire, SK9 7DN: Demolition of building comprising two dwellings and garage block and erection of bespoke building comprising three apartments, together with the erection of a block of three garages and car parking/manoeuvring space for Mrs Sally Clowes (Pages 131 - 142)**

To consider the above application.

14. **16/6123M Preston Cottage, Brook Lane, Alderley Edge, Alderley Edge, Cheshire, SK9 7QQ: Demolition of existing garage, erection of replacement garage and extension to existing dwelling together with amended site access and landscaping works for McPherson (Pages 143 - 150)**

To consider the above application.

15. **16/6124M Preston Cottage, Brook Lane, Alderley Edge, Alderley Edge, Cheshire, SK9 7QQ: Listed building consent for Demolition of existing garage, erection of replacement garage and extension to existing dwelling together with amended site access and landscaping works for McPherson (Pages 151 - 156)**

To consider the above application.