

# Northern Planning Committee

## Agenda

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<b>Date:</b>	<b>Wednesday, 14th September, 2022</b>
<b>Time:</b>	<b>10.00 am</b>
<b>Venue:</b>	<b>The Capesthorne Room - Town Hall, Macclesfield SK10 1EA</b>

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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 top of each report.

It should be noted that Part 1 items of Cheshire East Council decision making 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 Previous Meeting (Pages 5 - 10)**

To approve the Minutes of the meeting held on 10<sup>th</sup> August 2022 as a correct record.

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For requests for further information

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**Tel:** 01270 686467

**E-Mail:** [gaynor.hawthornthwaite@cheshireeast.gov.uk](mailto:gaynor.hawthornthwaite@cheshireeast.gov.uk) with any apologies

#### 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. **21/2975M - Part demolition of existing buildings, conversion and alteration of retained buildings for residential use (Use Class C3) and erection of residential development (Use Class C3) with associated open space, landscaping, access, car parking and infrastructure: The Swan Hotel, Chester Road, Bucklow Hill, Cheshire WA16 6RD for Mr Andrew McMurtrie, PH Property Holdings Limited and Premier Inn Hotels Ltd (Pages 11 - 54)**

To consider the above planning application.

6. **21/4669M - Approval of Reserved Matters (layout, landscaping, appearance and scale) following Outline Approval 17/5837M - Outline permission for residential development, with all matters reserved except for means of access off Alderley Road, together with associated infrastructure and open space: Land West Of, Alderley Road, Wilmslow for Ms Siobhan Sweeney, Story Homes Limited (Pages 55 - 96)**

To consider the above planning application.

7. **21/0289M - Redevelopment to provide a new, flexible commercial unit and 14 no. residential dwellings with associated infrastructure and landscaping: Flora Garden Centre, Chelford Road, Henbury SK11 9PG for Mr Jamie Hall, Project Iris D Limited (Pages 97 - 124)**

To consider the above planning application.

8. **22/2715M - Change of use of an agricultural field to a dog exercise area and creation of associated enclosures, access and car parking: Land off Beggarmans Lane, Knutsford: for Whirleymere Limited, C/O Wharfe Rural Planning (Pages 125 - 140)**

To consider the above planning application.

9. **21/1706M - Change of Use from retail shop (A1) to mixed use comprising a retail shop and café (A1/A3), extending out over private forecourt on the front elevation and rear extension for kitchen together with the erection of extraction equipment to the rear of the building: 67, London Road, Alderley Edge, SK9 7DY for Mr Nurretin Karrakulak, Bramhall Gourmet Ltd** (Pages 141 - 148)

To consider the above planning application.

10. **Cheshire East Borough Council (Chelford - Ashcroft Drive) Tree Preservation Order 2022** (Pages 149 - 176)

To consider the above report.

11. **Cheshire East Borough Council (Wilmslow - Verge opposite 136 - 156 Altrincham Road) Tree Preservation Order 2022** (Pages 177 - 214)

To consider the above report.

**Membership:** Councillors L Braithwaite (Vice-Chair), T Dean, JP Findlow, A Harewood, S Holland, D Jefferay, J Nicholas (Chair), I Macfarlane, N Mannion, K Parkinson, L Smetham and J Smith