



Congleton Town Council

Historic market town

Chief Officer: David McGifford

9th November 2017

Dear Councillor

Planning Committee Meeting – Thursday 16th November 2017

You are requested to attend a meeting of the Planning Committee to be held in the Town Hall, High Street, Congleton, on **Thursday 16th November 2017** commencing at **7 p.m.**

The Public and Press are welcome to attend the meeting. There may be confidential items towards the end of the meeting which the law requires the Council to make a resolution to exclude the public and press.

Yours sincerely

Linda Minshull
Civic Administration Officer

AGENDA

1. Apologies for absence

(Members are reminded of the necessity to give apologies in advance of the meeting and to give reasons for absence)

2. Minutes of Last Meeting

To confirm the minutes of the Meeting of the Committee held on 2nd November 2017 (copy enclosed).

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where friends are made

3. Declarations of Disclosable Pecuniary Interest

Members are requested to declare both "non pecuniary" and "pecuniary" interests as early in the meeting as they become aware of it.

4. Outstanding Actions

None

5. Planning Applications

To make observations as may be necessary on planning applications submitted to Cheshire East Borough Council.

NOTE i) List for weeks 23rd and 30th October 2017 (copy enclosed).

ii) Lists for subsequent weeks will be circulated when received.

6. Planning Appeals

To note or comment as appropriate on planning appeals lodged with Cheshire East Borough Council.

To: All Members of the Council Press 3, Burgesses 5.

CONGLETON TOWN COUNCIL

**MINUTES OF THE MEETING OF THE PLANNING COMMITTEE
HELD ON 2nd NOVEMBER 2017**

**Please note These are draft minutes and will not be ratified until the next meeting
of the Planning Committee**

PRESENT

Councillor L D Barker - Chairman
Mrs S Akers Smith
Mrs D S Allen
Mrs A L Armit
J G Baggott
P Bates
R Boston
C H Booth
P Broom
G R Edwards
Mrs S A Holland
Mrs A M Martin
Mrs A E Morrison
Mrs J D Parry
H Richards
Mrs E Wardlaw
G S Williams

1. **APOLOGIES**

Apologies for absence were submitted from Councillors D T Brown and G P Hayes.

2. **MINUTES**

PLN/47/1617 RESOLVED: That the Minutes of the Meeting of the Committee held on 12th October 2017 be approved and signed by the Chairman as a correct record.

3. **DECLARATIONS OF INTEREST**

Members were reminded to declare both "non pecuniary" and "pecuniary" interests as early in the meeting as they become known.

Councillors Bates, Baggott, Wardlaw and Williams declared a "non pecuniary" interest due to their membership of Cheshire East Council.

4. **OUTSTANDING ITEMS**

No outstanding actions

5. PLANNING APPLICATIONS

PLN/48/1617 RESOLVED: That the following comments be made to Cheshire East Borough Council:

Weekly List 2nd, 9th & 16th October 2017

17/4991C	11 Tall Ash Avenue, Congleton, CW12 2DZ	NO OBJECTION
17/5234C	Mogaden House, Barn Road, Congleton, CW12 1LJ	NO OBJECTION
17/5250C	Heath Farm, Padgbury Lane, Congleton, CW12 4LR	NO OBJECTION
17/5189C	Heath Farm, Padgbury Lane, Congleton, CW12 4LR	NO OBJECTION
17/5186C	Unit 1 A West Heath Shopping Centre, Congleton	NO OBJECTION
17/5149C	23 – 25 West Street, Congleton, CW12 4NB	NO OBJECTION
17/5169T	5 Royle Park, Royle Street, Congleton, CW12 1JJ	NO OBJECTION
		Subject to usual conditions
17/5156C	Agricultural Building, Peover Lane, Congleton	REFUSE – due to the application being a new build in the green belt. This is not a barn conversion
17/5130M	35 Buxton Road, Congleton, CW12 2DU	NO OBJECTION
	Councillor Bates declared a "non pecuniary" interest in application 17/5130M. He left the room and did not participate in the debate or vote.	
17/5329C	Woodland adj. to Vale Mill, Priesty Fields, Congleton	REFUSE – due to the following
	<ul style="list-style-type: none">- Loss of important trees- Nature conservation- Risk of flooding	

The application to be referred to Ann Donkin, Landscape Officer and to note that it is considered that there is an error on the application form in respect of the flood risk

Weekly List 16th October 2017

17/5220C	Church House Inn, Buxton Road, Congleton, CW12 2DY	NO OBJECTION
17/5316M	Tall Ash Farm, 112 Buxton Road, Congleton, CW12 2DY	REFER BACK TO CHESHIRE EAST SPECIALIST OFFICERS
	to consider the impact on the green belt and the Macclesfield Canal and for them to request input from the Canal Trust	
17/5229C	7 Astbury Marsh, Newcastle Road, Congleton, CW12 4HP	NO OBJECTION
17/5362T	28 Park Lane, Congleton, CW12 3DG	NO OBJECTION
		Subject to usual conditions
17/5349D	Tanners Barn, Weathercock Lane, Congleton, CW12 3PS	NO OBJECTION

Weekly List 23rd October 2017

17/5442D	Tall Ash Cottage, 93 Buxton Road, Congleton, CW12 2DY	REFER BACK TO CHESHIRE EAST due to conflicting information provided by Cheshire East
	Councillor Boston declared a "non pecuniary" interest in application 17/5442D	
17/5505C	2 Ruskin Road, Congleton, CW12 4EA	NO OBJECTION
17/5444C	Dane Lea, Wards Lane, Congleton, CW12 3LN	NO OBJECTION
17/5117C	Heath Farm, Padgbury Lane, Congleton, CW12 4LR	NO OBJECTION
17/5429D	12 West Road, Congleton, CW12 4ER	NO OBJECTION
17/5388C	Land East of 37 Middle Lane, Congleton, CW12	NO OBJECTION
	Councillor Edwards declared a "non pecuniary" interest in application 17/5388C	
17/5413T	65 Park Lane, Congleton, CW12 3DD	NO OBJECTION

6. **PLANNING APPEALS**

None to report

L D Barker – Chairman

Weekly List for 23 & 30 October 2017

Planning Ref	Proposal	Location	Applicant
1 * 17/5526T	Removal of 3 out of 6 trunks and any dead branches within canopy of sycamore tree within preservation area at the bottom of the garden of 35 Daisybank drive	35, DAISYBANK DRIVE, CONGLETON, CW12 1LX	Mr S Gulliford
2 * 17/5428T	Fell Sycamore tree	2, BRIDGE STREET, CONGLETON, CONGLETON, CHESHIRE, CW12 1AY	Mr C Wild
3 * 17/5445D	Discharge of Conditions 3, 4, 5, 7, 9, 10, 13 & 14 of approved application 17/5445D.	Tall Ash Cottage, 93, Buxton Road, Congleton, Cheshire, CW12 2DY	Mr S Critchlow
4 * 17/5401C	Non Material Amendment to approved application 17/0178C	PORTLAND, NEWCASTLE ROAD, ASTBURY, CHESHIRE, CW12 4HR	Mr W Jones
5 * 17/5560C	PROPOSED SINGLE STOREY FRONT PORCH & ROOF CANOPY AREA OVER NEW RAMPED ACCESS & SECOND STOREY WET ROOM EXTENSION ABOVE THE EXISTING FLAT ROOFED KITCHEN	7, DELAMERE ROAD, CONGLETON, CHESHIRE, CW12 4PA	Mr S Williams
6 * 17/5567D	Discharge of condition 5 on application 17/0846C	Bakers Villas, WAGG STREET, CONGLETON	Regenda Group
7 * 17/5535T	Works to trees - Pollard two Lime trees.	15, ISIS CLOSE, CONGLETON, CW12 3RT	Mr P Mansfield