

## CONGLETON TOWN COUNCIL

### MINUTES OF THE MEETING OF THE PLANNING COMMITTEE HELD ON 22<sup>nd</sup> AUGUST 2013

**PRESENT** Councillor L. D. Barker (Chairman)  
P. Bates  
G. Baxendale  
G. Brittain  
D. T. Brown  
G. R. Edwards  
G. Hayes  
Mrs. A. M. Martin  
D. Murphy  
D. A. Parker  
Mrs. J. D. Parry  
N. T. Price  
Mrs. E. Wardlaw  
G. S. Williams

#### 1. **APOLOGIES**

Apologies for absence were submitted from Councillors Mrs. D. S. Allen, Ms. L. Bours, R. I. Brightwell, J. S. Crowther, Mrs. S. A. Holland and Miss R. K. Williams.

#### 2. **MINUTES**

PLN/11/1314 RESOLVED: That the Minutes of the Meeting of the Committee held on 18<sup>th</sup> July 2013 be approved and signed by the Chairman as a correct record with the addition of apologies from Councillor Mrs. E. Wardlaw.

#### 3. **DECLARATIONS OF INTEREST**

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

Councillor D. T. Brown declared a "non pecuniary" interest due to his membership of Cheshire East Council and also due to his membership of the Strategic Planning Committee. Councillor Brown did not vote on any items.

Councillor G. Baxendale declared a "non pecuniary" interest due to his membership of Cheshire East Council

#### 4. **OUTSTANDING ITEMS**

There were none.

#### 5. **PLANNING APPLICATIONS**

PLN/12/1314 RECOMMENDED: That the following comments be made to East Cheshire Borough Council:

### Week ended 19<sup>th</sup> July 2013

13/2476C	Mossley Primary School, Boundary Lane, Congleton, CW12	NO OBJECTION
13/2647C	Ground Floor, Lower Park Street Mill, Congleton, CW12 1EH	NO COMMENT
13/2886C	25 Thirlmere Court, Congleton, CW12 4JG	NO OBJECTION
13/2854T	25 Kestral Close, Congleton, CW12 3FA	NO OBJECTION

Subject to usual conditions

### Week ended 26<sup>th</sup> July 2013

13/2718C	11 Wensleydale Avenue, Congleton, CW12 2DA	NO OBJECTION
Councillor G. P. Hayes declared a non pecuniary interest in application 13/2718C		
13/2962C	6 Malhamdale Road, Congleton, CW12 2DA	NO OBJECTION

### Week ended 2<sup>nd</sup> August 2013

13/2678C	4 Park Bank, Congleton, CW12 3DH	NO OBJECTION
13/2800C	St. John's Church Hall & School House, Buxton Old Road, Congleton, CW12 2ES	NO OBJECTION
Councillor G. P. Hayes declared a pecuniary interest in application 13/2800C, left the room did not vote		
13/2801C	St. John's Church Hall & School House, Buxton Old Road, Congleton, CW12 2ES	NO OBJECTION
Councillor G. P. Hayes declared a pecuniary interest in application 13/2801C, left the room and did not vote		
13/3049C	4 Vernon Avenue, Congleton, CW12 3AZ	NO OBJECTION
13/3059C	Eaton Bank School, Jackson Road, Congleton, CW12	NO OBJECTION
Councillors G. P. Hayes and G. S. Williams declared pecuniary interests in application 13/3059C, left the room and did not vote		
13/3107C	Land South of Tudor Way, Congleton, CW12	NO OBJECTION
13/3120C	Mossley Primary School, Boundary Lane, Congleton	NO OBJECTION
13/3121C	Dane Court, Mill Green, Congleton	NO OBJECTION
13/2942D	Sunnyview, Canal Street, Congleton, CW12 3AE	NO OBJECTION
13/3071D	Readesmoor Group Practice, West Street, Congleton	NO OBJECTION

### Additional List

13/3123C	Dane Court, Mill Green, Congleton	NO OBJECTION
13/2623C	Forge Mill, Forge Lane, Congleton, CW12 4HG	<b>NO OBJECTION</b>

**SUBJECT TO THE FOLLOWING CONDITIONS**

**That Forge Lane be improved prior to any work on the development commencing.  
The improvement to include road widening and the construction of passing areas.  
Highways to investigate the access to the A34 to be a left turn only.  
Section 106 funds be allocated to the Public Realm Strategy.**

13/2864C	Overton Court, West Street, Congleton, CW12 1JY	NO OBJECTION
Councillors G. R. Edwards and P. Bates declared pecuniary interests in application 13/2864C, left the room and did not vote		
13/3024C	1 A Mill Street, Congleton, CW12 1AB	NO OBJECTION
13/3207C	Moreton Meadows Farm, Stony Lane, Congleton, CW12	NO COMMENT
Councillor G. P. Hayes declared a non pecuniary interest in application 13/3207C		
13/3303C	96 Buxton Road, Congleton, CW12 2DY	NO OBJECTION
Councillor G. P. Hayes declared a non pecuniary interest in application 13/3303C		
13/3361C	Land Rear of 62 – 74 Pear Tree Bank, Congleton	NO OBJECTION
13/3382D	1 Boundary Lane, Congleton, CW12 3JA	NO OBJECTION

6. **PLANNING APPEALS**

The following Appeal was noted -

Appeal Ref App/R066/A/13/2192158 – 1 Boundary Lane, Congleton, CW12 3JA –

Appeal made against refusal to grant planning permission for 4 dwellings – the Appeal is allowed and planning permission granted.

7. **LICENSING APPLICATIONS AND CHESHIRE EAST LICENSING POLICY**

Councillor Baxendale informed the meeting that there is a Cheshire East hearing scheduled for 4<sup>th</sup> September to discuss the variation of the Tesco Express Hours and he will be attending and speaking against the extension.

It was noted that there is a revised Cheshire East Licensing Policy for consultation.

Concerns were express regarding the lack of information from Cheshire East in respect of Licensing Applications in Congleton. The Town Clerk was requested to contact Cheshire East Licensing Department to clarify the Town Council's position and also check with neighbouring Town Councils to see if they were experiencing similar problems. If there is no improvement in consultations it was suggested that this standing item be removed from Planning Agendas.

8. **HIGHWAYS ISSUES**

None to report.

9. **APPLICATION 13/3078S - ENVIRONMENT IMPACT ASSESSMENT**

It was noted that this is not a formal planning application and that the Cheshire East Planning Officer will decide whether this information is required for the formal application.

10. **APPLICATION 13/2744W – MAW GREEN ROAD, CREWE**

Recommended that this should be approved subject to the following:-

1. There needs to be a highways assessment undertaken of the impact of the additional journeys of waste movement vehicles between Macclesfield and Crewe travelling via Congleton
2. A contribution ought to be provided from this project to the Congleton Link Road
3. Project reinforces the need for the link road
4. Consideration should be given to siting the Waste Plant at Lyme Green, Macclesfield

11. **ANY OTHER BUSINESS**

Councillor Baxendale informed the meeting that Application 13/2501C – Land Off Newcastle Road, near Astbury Mere had been refused by Cheshire East Council.

L. D. Barker (Chairman)

