



Congleton Town Council

Historic market town

Chief Officer: **David McGifford**

28th March 2018

Dear Councillor

Planning Committee Meeting – Thursday 5th April 2018

You are requested to attend a meeting of the Planning Committee to be held in the Town Hall, High Street, Congleton, on **Thursday 5th April 2018** 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

David McGifford
Chief 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 8th March 2018 (copy enclosed).

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.



Congleton
beartown
where friends are made

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4. Outstanding Actions

None

5. Planning Applications

Please note that two days' notice is required for the removal of stars against planning applications. This is to allow time for details to be provided at the meeting. To make observations as may be necessary on planning applications submitted to Cheshire East Borough Council.

NOTE i) List for weeks 26th February, 5th, 12th and 19th March 2018
(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 8th MARCH 2018

PRESENT

Councillor L D Barker - Chairman
Mrs D S Allen
Mrs S Akers Smith
Mrs A L Armit
J G Baggott
P Bates
C H Booth
D T Brown
G R Edwards
Mrs S A Holland
Mrs A M Martin
Mrs J D Parry
M A Walker
Mrs E Wardlaw

1. **APOLOGIES**

Apologies for absence were submitted from Councillors R. Boston, Mrs A E Morrison, H Richards and Mrs E Wardlaw.

2. **MINUTES**

PLN/55/1718 RESOLVED: That the Minutes of the Meeting of the Committee held on 8th February 2018 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, Brown and Wardlaw declared a "non pecuniary" interest due to their membership of Cheshire East Council.

4. **OUTSTANDING ITEMS**

No outstanding actions

5. **PLANNING APPLICATIONS**

PLN/56/1718 RESOLVED: That the following comments be made to Cheshire East Borough Council:

Deferred Items 29th January 2018

18/0616C	55B Sandbach Road, Congleton, CW12 4LH	NO OBJECTION
18/0625D	6 Back Lane, Congleton, CW12 4PP	NO OBJECTION
17/6096C	Congleton Fire Station, West Road, Congleton	NO OBJECTION – subject to signage being upgraded/replaced every two years
18/0559D	Lawton House Surgery, Bromley Road, Congleton, CW12	NO OBJECTION
Councillors Bates and Wardlaw declared a “non pecuniary” interest in application 18/0559D		
18/0019C	Lee House, 27 North Street, Congleton, CW12 1HF	NO COMMENT
18/0391C	Palatine Mill, Unit 2 Radnor Park Ind Centre, Congleton	NO OBJECTION

Weekly List 5th February 2018

18/0703T	14 Barnett Grove, Congleton, CW12 4WF	NO OBJECTION Subject to usual conditions
18/0696C	Land North of Sprink Lane, Congleton	REFER TO CHESHIRE EAST DUE TO LOCATION IN THE GREENBELT
Councillor Barker declared a “non pecuniary” interest in application 18/0696C		
18/0671C	24 Boundary Lane, Congleton, CW12 3HZ	NO OBJECTION
18/0633C	76 Sandbach Road, Congleton, CW12	NO OBJECTION
18/0604T	Land and Footpath rear of 16 Overton Close, Congleton	NO OBJECTION Subject to usual conditions and request more detail on future applications
Councillors Bates, Brown, Baggott and Wardlaw declared a “non pecuniary” interest in application 18/0604T		
18/0629D	12 – 16 Rood Hill, Congleton, CW12 1LQ	NO OBJECTION

Weekly List 12th February 2018

18/0890C	Congleton Town Band Club, Worrall Street, Congleton	REFUSE – as this should be a retrospective and they are already in occupation and trading. The security fence is already built obstructing a public access way (of over 40 plus years). The Council to immediately apply for a Public Right of Way along the existing prescriptive easement established by use.
Councillor Bates declared a “non pecuniary” interest in application 18/0890C		
18/0788C	Land Off Manchester Road, Congleton	REFUSE – as the developer has not supplied sufficient information with regard to the impact the change could have on S106/CIL monies as determined by the original proposal
18/0738C	44 Hawthorne Close, Congleton, CW12 4UF	NO OBJECTION
18/0699C	Hollybrook Barn, Middle Lane, Congleton, CW12 3PY	NO OBJECTION
Councillor Barker declared a “non pecuniary” interest in application 18/0699C		

Weekly List 19th February 2018

18/0109D	Astbury Mere Country Park, Sandy Lane, Congleton	NO OBJECTION
18/0921C	33 Leamington Road, Congleton, CW12 4PE	NO OBJECTION
18/0907C	138 Canal Road, Congleton, CW12 3AT	NO OBJECTION
Councillor Holland declared a "non pecuniary" interest in application 18/0907C		
18/0962T	Congleton Cricket Club, Booth Street, Congleton,	NO OBJECTION
		Subject to usual conditions

PLANNING APPEALS

None to report

7. **PREMISES LICENCE**

It was noted that a premises licence had been approved for 6 – 8 Swan Bank, Congleton.

8. **CORRESPONDENCE RECEIVED**

Correspondence was received in respect of the proposed footbridge over the River Dane.

L D Barker – Chairman

Weekly List for 26 February 2018

Planning Ref	Proposal	Location	Applicant
1 * 18/1076D	Discharge of conditions 6, 7, 8, 9, 10, 11, 13, 14, 18, 19, 21, 22, 23, 24 on application 16/3840C	Land North Of Chestnut Drive And West Of, BACK LANE, CONGLETON	Seddon Homes Ltd
2 * 18/1020C	Installation of free standing 'H' pole mounted transformer	Land At, MACCLESFIELD ROAD, CONGLETON	Western Power

Weekly List for 5th March 2018

Planning Ref	Proposal	Location	Applicant
3 * 18/1081C	Proposed single storey rear extension	10 Park View, Park Road, CONGLETON, CW12 1DR	Mr R Worth
4. 18/1170C	Proposed sub-division of domestic curtilage and construction of detached dwelling at rear of 54 Leek Road with access onto Boundary Lane, Congleton	54, LEEK ROAD, CONGLETON, CW12 3HU	Mr S Cook
5.* 18/1099D	Discharge of condition 4 on approval 15/3070C - Application for reserved matters approval (access, layout, scale, appearance and landscaping) for the erection of 75No. dwellings and creation of public open space on application 14/2049C.	DANE VALLEY ROAD, CONGLETON, CHESHIRE, CW12 1PH	Miller Homes
6* 18/0620C	Proposed enlargement of existing side elevation first floor dormer and single storey front elevation open porch extension	6, BOX LANE, CONGLETON, CW12 4NS	Mr P Cummins
7 18/1126C	Variation of condition 1 (approved plans) on application 16/4558C - Proposal for the construction of 201 dwellings off Macclesfield Road Congleton	CRANBERRY GARDENS, MACCLESFIELD ROAD, CONGLETON	Mr C Jones