



Congleton Town Council

Historic Market Town

Chief Officer: David McGifford CILCA

30th January 2020

Dear Councillor

Planning Committee Meeting – Thursday 6th February 2020

You are requested to attend a meeting of the Planning Committee to be held in the Town Hall, High Street, Congleton, on **Thursday 6th February 2020** commencing at **7.00 pm**.

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 9th January 2020 (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.

4. Outstanding Actions

None

5. Questions from Members of the Public

To receive any questions from Members of the Public relevant to the meeting agenda.

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6. Planning Applications

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

- i) List for weeks 6th, 13th and 20th January 2020
(copy enclosed).
- ii) Lists for subsequent weeks will be circulated when received.

7. Planning Appeals

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

8. Licensing Applications

To note or comment as appropriate on licensing applications lodged with Cheshire East Borough Council.

9. Section 106 Updates

To receive any updates relating to Section 106 agreements.

10. Planning Enforcement

To receive any updates on Planning enforcement

- Morris Homes Astbury Place Bridge

To: All Members of the Council Press 2, Burgesses 3.

CONGLETON TOWN COUNCIL

MINUTES OF THE MEETING OF THE PLANNING COMMITTEE
HELD ON 9th JANUARY 2020

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

PRESENT

Councillor P Duffy – Chair
D Amies
M Amies
D T Brown
R Chadwick
R Douglas
M Gartside
R Hemsley
S A Holland
A Martin
R Moreton
D Murphy
J D Parry
J Smith
K Wesley

1. **APOLOGIES**

Apologies for absence were submitted from Councillors S Akers Smith, S Firkin, G P Hayes and M Rogan.

2. **MINUTES**

PLN/24/1920 RESOLVED: That the Minutes of the Meeting of the Committee held on 29th November 2019 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 Brown, Holland, Moreton and Murphy declared a "non pecuniary" interest due to their membership of Cheshire East Council.

Councillor Duffy declared a "non pecuniary" interest in any discussions relating to Galloway Green.

4. **OUTSTANDING ITEMS**

None to report.

5. **QUESTIONS FROM MEMBERS OF THE PUBLIC**

None received

6. **PLANNING APPLICATIONS**

PLN/25/1920 RESOLVED: That the following comments be made to Cheshire East Borough Council:

Planning Reference	Location	Declaration of Interest	Comments
1 * 19/5504D	Land West of Padgbury Lane, Padgbury Lane, Congleton, CW124LR		No Objection
2 * 19/5506C	Wood Farm, WOOD LANE, CONGLETON, CW12 3PX		No Objection
3 * 19/5510C	MCDONALDS RESTAURANTS LTD, CLAYTON BYPASS, CONGLETON, CHESHIRE, CW12 1LR		No Objection
4 * 19/5526D	VALE MILL, PRIESTY FIELDS, CONGLETON, CHESHIRE, CW12 4AD	Non pecuniary – A Martin	No Objection
5 * 19/5202C	The Old Vicarage, 6, BROOK STREET, CONGLETON, CW12 1RJ		No Objection
6 * 19/5686C	MOSSLANDS, 2, BIDA LANE, CONGLETON, CW12 3LJ		No Objection
7 19/5552C	56, HIGH STREET, CONGLETON, CONGLETON, CHESHIRE, CW12 1BB		No Objection
8 * 19/5571D	Land At, BACK LANE, CONGLETON		No Objection

9 * 19/5568D	Land At, BACK LANE, CONGLETON		No Objection
10 * 19/5727C	10, QUARRY CLOSE, CONGLETON, CW12 3GS		No Objection
11 * 19/5712C	29, CHAPEL STREET, CONGLETON, CW12 4AB		No Objection
12 * 19/5713C	29, CHAPEL STREET, CONGLETON, CW12 4AB		No Objection
13 * 19/5841D	Land North Of Back Lane, BACK LANE, CONGLETON		No Objection
14 * 19/5811C	10, THE PARKLANDS, CONGLETON, CW12 3DS		No Objection
15 19/5685C	THE RECTORY, 14, CHAPEL STREET, CONGLETON, CW12 4AB		No Objection
16 * 19/5950D	Tall Ash Farm, 112, BUXTON ROAD, CONGLETON, CHESHIRE, CW12 2DY		No Objection
17 * 19/5917C	ROBIN HOOD, BUXTON ROAD, CONGLETON, CHESHIRE, CW12 3PE		No Objection
18 * 19/5873C	ST JAMES COURT, PARSON STREET, CONGLETON, CW12 4EB		No Objection
19 * 20/0020D	SIEMENS HOUSE, VAREY ROAD, CONGLETON, CHESHIRE, CW12 1PH		No Objection

20 19/3711C	LAND BETWEEN 20 GIANTSWOOD LANE AND 27 LOWER HEATH AVENUE, CONGLETON, CW12 2HQ		No Objection subject to 1 Cheshire East Officers to contact the previous objectors to ensure that they are aware of the amended plans 2 To request Cheshire East officers to remove the permitted developments rights as a condition
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7. **PLANNING APPEALS**

None to Report

8. **LICENSING APPLICATIONS**

None to Report

9. **PLANNING ENFORCEMENT ISSUES**

The Chief Officer will arrange a separate meeting to discuss Planning Enforcement issues with the Chairman of the Committee.

The Chief Officer reminded members that a meeting has been arranged on 30th January 2020 with an Officer from Cheshire East to discuss planning issues including

- Discharge of conditions
- Cheshire East procedures for processing the Town Council comments.

Councillors are requested to send other items for discussion through to the Chief Officer by 24th January 2020.

Councillor P Duffy - Chair

Planning lists for Committee Meeting of 6th February 2020

<p>1 * 20/0091C</p>	<p>Prior approval of a rear single storey extension extending 5.75m beyond the rear wall, maximum height of 3.8m and eaves height of 2.95m</p>	<p>48, LEEK ROAD, CONGLETON, CW12 3HU</p>	
<p>2 20/0047C</p>	<p>Conversion and alteration of a detached garden studio into a one-bedroom dwelling with amenity space.</p>	<p>The Shippon, 15, SILVER STREET, CONGLETON, CW12 3GT</p>	
<p>3 19/5766C</p>	<p>Demolition of Existing Buildings and Erection of 5no. Dwellings.</p>	<p>Land At, Back Lane, Congleton, CW12 4RB</p>	
<p>4 * 20/0082C</p>	<p>Single storey side and rear extensions. Alterations to landscaping and highway access.</p>	<p>White Lodge, 19 Cedar Court, Congleton, CW12 3JP</p>	
<p>5 * 20/0156D</p>	<p>Discharge of Condition 12 on approval 16/0514C for outline application for demolition of some buildings and the development of a residential scheme composing up to 140 dwellings, open space, landscape, access and associated infrastructure</p>	<p>Land North Of Back Lane, CONGLETON</p>	
<p>6 * 19/5929C</p>	<p>Rear single storey extension</p>	<p>11, SWEET BRIAR COURT, ASTBURY, CW12 4GY</p>	
<p>7 19/5125C</p>	<p>Extension of existing garage at ground floor level to form utility room and hallway and extension over existing garage (Resubmission of application 18/6283C</p>	<p>135 Ennerdale Drive, Congleton, CW12 4FL</p>	

8 20/0198T	Various tree works including felling of dangerous trees	Land Opposite Bath Vale Works, BATH VALE, CONGLETON	
9 * 20/0190C	Listed building consent for access refurbishment works	ST JOHNS COMMUNITY CHURCH HALL, BUXTON OLD ROAD, CONGLETON, CHESHIRE, CW12 2ES	
10 * 20/0189C	Listed building consent for 1no. non-illuminated individual letters sign, 2no. non-illuminated side fascia signs and 1no. non-illuminated opening hours sign	MOUNTBATTEN HOUSE, STONEHOUSE GREEN, CONGLETON, CHESHIRE, CW12 1DF	
11 * 20/0191C	Advertisement Consent for 1 x letter sign, 2 x fascia signs and 1 x opening hours sign	MOUNTBATTEN HOUSE, STONEHOUSE GREEN, CONGLETON, CW12 1DF	
12 * 20/0282C	Replacement industrial building	NORTH RODE TIMBER, BARK STREET, CONGLETON, CW12 1EP	
13 * 20/0247C	Single storey rear and side extension	91, LOWER HEATH, CONGLETON, CHESHIRE, CW12 1NJ	
14 * 20/0308C	Rear single-storey flat-roof extension with a atrium to provide living accommodation.	8 , Stirling Close, Congleton, CW12 4US	