

## CONGLETON TOWN COUNCIL

### Minutes of the Planning Committee Meeting held on 16<sup>th</sup> November 2023

In attendance:

Committee Members: Councillors Amanda Martin (Chair)  
Robert Brittain (Vice Chair)  
Suzie Akers Smith  
Charles Booth  
Robert Douglas  
Suzy Firkin

Ex Officio Rob Moreton (Mayor)  
Kay Wesley (Deputy Mayor)

Non Committee member:

Congleton Town Council

0 Members of the press

4 Members of public

#### **1. Apologies for Absence**

Apologies for absence were received from Committee Members: David Brown Rob Moreton (Mayor)  
Kay Wesley (Deputy Mayor)

#### **2. Minutes of Previous Meetings**

**PLN/20/2324 Resolved** to approve and sign the [minutes of the Planning Committee meeting held on the 19<sup>th</sup> October 2023](#)

#### **3. Declarations of Disclosable Pecuniary Interest**

There were no declarations of Interest

#### **4. Outstanding Actions**

Noted that the Chief Officer was in receipt of the West Ward section 106 agreements list but was still awaiting the East Ward

#### **5. Questions from Members of the Public Maximum 15 Minutes**

There were no questions from members of the public

#### **6. Urgent Items**

Cllr Douglas provided an update on the Sibelco planning application .

7. **Committee guidance notes for applications that include trees**

**PLN/21/2324 Resolved** To approve the amended guidance notes for applications that include trees

8. **Planning Enforcement**

To receive any updates on enforcement matters

<b>7.9.23 Astbury Place /Congleton park bridge Section 106 – Briefing note from David Malcolm CEC Planning</b>
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No further updates since 7.9.23
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There was representation from members of the public expressing their views and those of others about the need for a bridge at Astbury Place (Morris Homes) as attached to the minutes .

**PLN/22/2324 Resolved to** request that Council approval is sought for a formal consultation to be undertaken of an agreed area to establish

1. If Cheshire East Council decide not to enforce construction of the bridge there needs to be an agreement on how the Section 106 funding could be spent to provide safe access to the park via Buxton Road

9. **Planning Applications Section 1**

There were no applications brought forward

10. **Neighbourhood Plan**

**PLN/23/2324 Resolved** to receive the report on the progress of the Neighbourhood Plan as presented at the meeting

11. **Planning Appeals**

There are currently no undecided planning appeals in our parish

12. **Licensing Applications**

Application from **Young Pretender 30-34 Lawton Street**

**PLN/24/2324 Resolved** to propose that the same operating conditions as the previous tenant should be placed upon the new tenant

13. **Planning Applications Section 2 –**

**PLN/25/2324 Resolved** to remove the star from item 7 and note no objection against the remaining starred items

**Congleton Town Council comments on planning applications 16th November 2023**

1	<u>23/3763C</u>	Demolition of the existing concrete frame structure currently forming Factory 2 and small single storey toilet block to the right-hand side of the existing office block.	Copeland And Craddock Limited, GREENFIELD ROAD, CONGLETON, CW12 4PX	<b>No objection subject to compliance with the requirements relating to Surface drainage and Cadant gas</b>
2	<u>23/3842C</u>	Alterations to Listed Building to form new salon	52, HIGH STREET, CONGLETON, N, CHESHIRE, CW12 1BA	Fully support
3*	<u>23/3910C</u>	Lawful Development Certificate for proposed rear outbuilding	19, BEATTY DRIVE, CONGLETON, CW12 2ER	No Objection
4*	<u>23/3963C</u>	Single Storey rear extension.	34, BACK LANE, CONGLETON, CW12 4PY	No Objection
5	<u>23/3977T</u>	26 Ash (Fraxinus excelsior) within woodland setting. Marked with orange and white dots (N side). Fell to ground level	Astbury Mere Country Park, SANDY LANE, CONGLETON	No objection
6	<u>23/3996T</u>	Tree work to Silver Birch tree to remove dead branch	4, BUCKTHORN GROVE, CONGLETON, CW12 4XQ	No objection
7	<u>23/3999C</u>	Prior approval of a proposed change of use of conversion of empty dog grooming unit to C3 (2b 3p 64.65 M2)	56, LAWTON STREET, CONGLETON, CW12 1RS	<b>Objection on the grounds that there are no windows in the single bedroom or the bathroom. The conversion could be made acceptable if it was a one-bedroom flat</b>
8*	<u>23/4055C</u>	Non-material amendment to 10/4480C - Demolition of Commercial Storage Building and Erection of 4 No. Dwellings	FORMER VALLEY MANUFACTURING SITE, NORTH STREET, CONGLETON, CW12 1HF	No Objection
9	<u>23/4077C</u>	New entrance porch and extension at first floor level and erection of part two storey and part single storey rear extension.	10, CONISTON AVENUE, CW12 4LY	<b>Objection on the grounds of overdevelopment, the bulk of the development is not in keeping with the street scene</b>
10*	<u>23/4131C</u>	Replacement of existing conservatory for proposed sun room.	Boundary Villa Farm, 4, BOUNDARY LANE, CHESHIRE, CW12 3HZ	No Objection
11*	<u>23/4159C</u>	Proposed dormer extension with new single storey rear extension.	10, LEEK ROAD, CW12 3HS	No Objection
12	<u>23/4170T</u>	Works to T1, T2 & T3.	35, Kestrel Close, CONGLETON, Congleton, CW12 3FA	No Objection

13*	23/2610C	Certificate of lawful proposed use of the track from Foll Hollow to the Moreton Meadows Farm	Moreton Meadows Farm, STONY LANE, CONGLETON, CW12 4DA	No Objection
14*	23/4219C	Extension to the rear of the property to create a kitchen diner c/w bifold doors	9, LEIGH ROAD, CONGLETON, CW12 2EG	No Objection
15	23/4213C	Installation of air source heat pump.	53, DELAMERE ROAD, CONGLETON, CW12 4PA	No Objection
16	23/4193C	Detached double garage and store	1, THE COTTAGE, CASTLE INN ROAD, CONGLETON, CW12 3LP	No Objection
17	23/4197C	Demolition of offices and storage building and the construction of four apartments with parking and access.	7, MOODY STREET, CONGLETON, CW12 4AN	No Objection – Subject to a secure bike storage facility being included