

The Report of the Meeting of the Planning Committee which met on Wednesday 24th June, 2015 at 9.30am at the Council Chamber.

Present:

Councillors T Jackson(Chairman), D Foden, M Leather, K Podmore, L Saint.

Election of Chairman:

Cllr Foden nominated Cllr T Jackson to be Chairman for a further 12 months

Seconded by Cllr Leather

All in favour

Resolved: Cllr Jackson will be Chairman of the Planning Committee for a further 12 months.

Election of Deputy Chairman:

Cllr Jackson nominated Cllr Foden to be deputy chairman for a further 12 months

Seconded by Cllr Leather

All in favour

Resolved: Cllr Foden will be Deputy Chairman of the Planning Committee for a further 12 months.

Apologies for absence:

Cllr A Dicken and Cllr C Musgrove

To receive declarations of interest:

Cllr Saint declared an interest in application no. 15/2500M

Planning applications to be considered:

15/2501M	Bollin House, Bollin Way (Sarah Bartoli 1/7/15) Single storey side and rear extension and pitched roof to front bay windows.
PPC comment:	No objection
15/2500M	1 Castlegate (Ailsa Berry 22/6/15) Single storey side extensions and rear decking
PPC comment:	No objection
15/2479M	Mallory, 3 Saddleback Drive (Ian Fray 22/6/15) Conversion of existing detached garage into living accommodation. Erect single storey front extension to link the existing dwelling and proposed garage conversion. Demolish existing conservatory. Erect single storey rear extension. Dormer windows are proposed front and rear. Raising of existing roofline. Removal of trees as outlined in Report. Alterations to external materials and finishes. Associated landscaping details (Retrospective).
PPC comment:	No objection
15/2334M	14 Oakwood Drive (Sarah Bartoli 22/6/15) Double and single storey side extensions, attached garage construction, render existing dwelling and new access of the highway.
PPC comment:	No objection

Decision notices approved:

15/0091M	Top O Th Hill Farm, Bonis Hall Lane – Demolition of two houses and redundant barns with extant permission for conversion to two dwellings and the erection of one single replacement dwelling (Resubmission of 14/2354M). 10 conditions
PPC comment:	The Committee are concerned about the lack of clarity in the plans submitted but they believe that it exceeds the 30% rule in a green belt area so they feel that they cannot support this application.
15/0447M	1 Brocklehurst Drive – variation of condition 3 (to provide detached garage to Plot 1 and convert garage to accommodation) on application 14/0262M – Proposed demolition of existing property and erection of two new dwellings and associated parking and landscape works. 14 conditons
PPC comment:	No objection
15/1459M	White Gables, 71 Macclesfield Road – demolition of existing conservatory and erection of new single storey extension 3 conditions
PPC comment:	No objection
15/1547M	19 Meadow Drive – single storey rear extensions 3 conditions
PPC comment:	No objection
15/1621M	13 Castlegate – rear infill extension and roof raise loft conversion 5 conditions
PPC comment:	The Committee regret that this is yet another bungalow becoming a house. This property is surrounded by bungalows so it will become out of character. There is a current presumption that bungalows are to be retained
15/0870M	Avalaine, 8 Macclesfield Road – Replacement dwelling using existing foundation and floor slab 8 conditions
PPC comment:	No objection
15/1804M	Whiteley Hey Cottage, Gunco Lane – two storey rear extension 3 conditions
PPC comment:	The Committee are concerned that this extension may exceed the 30% rule in the greenbelt and in a conservation area.
15/1677M	2 The Paddocks – Proposed two storey rear extension, new entrance and revised construction over garage. 3 conditons
PPC comment:	No objection

Tree works approved:

15/1883T Butley Cottage, Well Lane
T1 Cypress – Fell
T2 Cypress – Fell
T3 Cypress – Fell
T4 Cypress – Fell
T5 & 6 Pine – Remove lowest 3 three lateral branches
T7 Cherry - Fell

Any other business:

Cllr Foden brought up the topic of the trees at the Tennis Club and following discussion it was agreed that a face to face conversation was needed between the Parish Council and the Tennis Club and Cllrs Foden and Jackson agreed to arrange this meeting.

Cllr Jackson reported that she had spoken to the highways department about possible sites for planting trees and there was no possible sites at present but she had asked them to look into it.