



Macclesfield Town Council

Planning Committee

Minutes of the meeting held on 17th September 2021 at 10am in Macclesfield Town Hall.

In attendance: Cllr Mike Hutchison
 Cllr David Edwardes
 Cllr Fiona Wilson

1 Apologies for Absence

Cllr Lloyd Roberts
Cllr Janet Jackson MBE
Cllr Sandy Livingstone

2 Declarations of Interest

Cllr Edwardes declared a non-pecuniary interest in application 21/4543M as he lives on the road, although does not know the applicant.

Cllr Edwardes declared a non-pecuniary interest in application 21/2243M as a resident commenting on the application is known to him and other Members of the council.

3 Public Participation

Meeting adjournment for public comments and questions.
There were no members of the public attending the meeting.
The meeting was reconvened.

4 Minutes of the Planning Committee Meeting held on 20th August 2021

RESOLVED: That the minutes are approved as a true record of the meeting.

5 Matters Arising from the Minutes

None.

6 Observations on Planning Applications

The planning authority has been informed of the date of this meeting and any delays in responses as they relate to all applications with response closing dates before the date of this meeting.

The Planning Committee considers all applications it is notified of and returns comments to the Local Planning Authority (Cheshire East Council) unless it has no objections.

Application No: 21/4426M

Proposal: 2 new semi detached dwellings with off street parking

Location: John Street Car Park, John Street, Macclesfield

The development will result in loss of amenity to existing residents, particularly for parking and bin storage.

RESOLVED: That the CEC Planning Officer is requested to:

- i. Determine the use of the land for existing residents' parking as documented in deeds dated 31/10/84.
- ii. Give consideration to existing residents' bin access and storage.

Application No: 21/3772M

Proposal: Installation of an air-source heat pump

Location: 16, Wentworth Avenue, Macclesfield, Cheshire, SK11 8TF

The committee noted the environmental and economic benefits of heat pumps and support this application.

Application No: 21/3763M

Proposal: Installation of air-source heat pump

Location: 31, Wentworth Avenue, Macclesfield, Cheshire, SK11 8TF

The committee noted the environmental and economic benefits of heat pumps and support this application.

Application No: 21/3665M

Proposal: Installation of air-source heat pump

Location: 47, Wentworth Avenue, Macclesfield, SK11 8TF

The committee noted the environmental and economic benefits of heat pumps and support this application.

Application No: 21/3895M

Proposal: single storey rear extension

Location: 3, Sandringham Road, Macclesfield, SK10 1QB

No objections.

Application No: 21/4357M

Proposal: Provision of new internal accessible WC

Location: 59, Prestbury Road, Macclesfield, Cheshire, SK10 1BL

No objections.

Application No: 21/4454M

Proposal: Single storey side extension

Location: 17, Parkgate Road, Macclesfield, SK11 7TA

No objections.

Application No: 21/4060M

Proposal: Proposal to install an extraction unit with an extraction tucked on the rear side of the building on the roof level.

Location: 122, Chester Road, Macclesfield, SK11 8PT

No objections.

Application No: 21/4538M

Proposal: Single storey rear extension

Location: 8, Birch Avenue, Macclesfield, Cheshire, SK10 3NU

No objections.

Application No: 21/4543M

Proposal: Proposed Single Storey Rear Extension

Location: 19, Fearndown Way, Macclesfield, Macclesfield, Cheshire, SK10 2UF

No objections.

Application No: 21/2243M

Proposal: Proposed demolition of existing covered terrace area and proposed single storey rear extension with new terrace area

Location: 17, Clifford Road, Macclesfield, SK11 8QE

The committee sought that the Planning Officer ensures that the saved policy DC38 from the Macclesfield Borough Local Plan is not infringed.

Application No: 21/4584M

Proposal: Side garage extension

Location: 5, Kew Close, Macclesfield, SK10 2YS

No objections.

Application No: 21/4528M

Proposal: certificate of proposed lawful development for ; alterations to windows and doors, part conversion of garage, replacement porch

Location: 18, Stamford Close, Macclesfield, SK11 7TZ

No objections.

Application No: 21/4600M

Proposal: Single Storey Rear Extension

Location: 77, Oxford Road, Macclesfield, SK11 8JG

No objections.

Application No: 21/3391M

Proposal: Listed building consent for alteration to shop frontage to replace existing window with fully opening door set to create secondary entrance/exit

Location: 10, Chestergate, Macclesfield, Cheshire, SK11 6BA

The committee support this application.

Application No: 21/4638M

Proposal: Construction of new double garage

Location: 21, Ryles Park Road, Macclesfield, SK11 8AH

No objections.

Application No: 21/4662M

Proposal: Two Storey Side Extension & Single Storey Front Extension

Location: 23, Badger Road, Macclesfield, Cheshire, SK10 2EW

No objections.

Application No: 21/4441M

Proposal: Proposed rear and side facing extension.

Location: 160, Oxford Road, Macclesfield, Cheshire, SK11 8JY

No objections.

Application No: 21/4702M

Proposal: First floor front extension and single storey rear and front extensions.

Location: 16, Tytherington Park Road, Macclesfield, SK10 2EL

No objections.

7 Appeals

7.1 21/0242M, 10, West Bank Road, Macclesfield, SK10 3BT

The committee have no comments to return on this appeal.

8 Conservation Area Review

The report was noted and that the Macclesfield Town Centre Conservation Area Appraisal is with Cheshire East Council to schedule a public consultation.

9 Town Character Assessment

The report was noted.

10 Draft Sustainable urban Drainage Systems Supplementary Planning Document (SuDS SPD) consultation

RESOLVED: That the committee have no comments on the content of the document but found it informative and welcome its production and the CEC planning process of bringing together in one place advice on planning issues and look forward to documents like this being rolled out to developers with applications for the building of large housing estates.

11 Correspondence

11.1 21/3053M - Astrazeneca, Proposed 2 no. staff smoking shelters

The correspondence was noted.

11.2 CEC SADPD Examination

The committee noted the key dates. Comments were returned during the CEC consultation and the committee have no hearing statements to submit to the SADPD examination.

The committee noted:

- Policy RET 4, Shop fronts and security, and agreed that a copy should be sent to Donald Insall Associates in preparation of a Macclesfield shop front and signage design guide.
- The reference to Christ Church and its conservation area.
- Section 5, The Historic Environment, reflects the NPPF. Earlier this year, Macclesfield Town Council responded to the government's consultation on the NPPF (National Planning Policy Framework).

12 Member Items

None.

13 Date/Time and Place of Next Meeting

The next Planning Committee meeting will take place on 8th October 2021 10am, in Macclesfield Town Hall (to be confirmed).

Meeting closed at 10.49am

Chair: Cllr Mike Hutchison

Clerk: Harriet Worrell