

SANDBACH TOWN COUNCIL

Minutes of the Meeting of the Planning & Consultation Committee held at
7.00pm on Monday, 19 April 2021.
The meeting was held remotely via Zoom.

PRESENT Councillors R Hovey(Chair)
S Broad
P Eaton
M Muldoon
M Lea
Clerk A Banks

1. APOLOGIES FOR ABSENCE

Councillors: K Flavell.

Absent without apologies

Councillors: S Crane,
D Jack

2. DECLARATIONS OF INTEREST

Cllr Muldoon declared a non-pecuniary interest in 21/1838C, 21/1953C,
21/1781C

Cllr Lea declared a non-pecuniary interest in 21/2097C

No members of the public were present so no public speaking was required.

3. TO APPROVE THE MINUTES OF THE PLANNING AND CONSULTATION COMMITTEE MEETING HELD ON MONDAY 29 MARCH 2021.

Resolved: That the minutes be approved as a true record of the meeting.

4. OBSERVATIONS ON PLANNING APPLICATIONS

21/1838C 108 Marriott Road, Sandbach CW11 3LS

Proposed granny annex/garage out building.

Resolved: No objection

21/1878C 1 Hungerford Place, Sandbach CW11 4PP

First floor extension to side elevation.

Resolved: No objection

21/1856C Brick House Farm, Congleton Road CW11 4SR

Advertisement consent for 1no. non illuminated hoarding.

Resolved: Objection. The application did not disclose what would be displayed on the proposed advertising hoarding, the committee would request that the hoarding be temporary in nature and removed once the Capricorn development had been constructed. The committee was also keen to know the views of Highways as to whether the size and location of the hoarding would be a distraction to drivers on the M6 motorway.

21/1953C 5 Mill Hill Drive, Sandbach CW11 4PW

Proposed First Floor Extension above existing garage.

Resolved: No objection

21/1892C 22 Elgan Crescent, Sandbach CW11 1LD

Single storey rear and side wrap around extension and internal alterations.

Resolved: No objection

21/1687C 1 Blackacres Close, Sandbach CW11 1YE

Non-material amendment to application 20/3017C

No Opinion: The decision to refuse by CEC had been determined prior to the committee meeting.

21/1762T Open Space, Woodside Drive

Tree Works

Resolved: No objection

21/1595C 2 The Barns, Brock Hollow CW11 3WA

Addition of decking to outside area.

Resolved: No objection

21/1782D Wheelock Corn Mills, Crewe Road CW11 3RS

Discharge of Condition No. 3 on approved application no. 17/5828C

Extension of Pet Superstore.

Resolved: No objection

21/1781C 3 Eaton Close

Single storey to front and rear.

Resolved: No objection, but the committee request that the Planning Officer takes full account of the comments submitted by neighbours and that the applicant is requested to provide reassurances that the narrow close will not be obstructed by construction vehicles as some of the neighbouring properties contain vulnerable residents.

21/2093C 4, Grange Way, Sandbach, CW11 1ES

Proposed room in the roof space of existing utility and garage. Proposed sun lounge with pitched roof to replace existing sun Lounge.

Resolved: No objection

21/2097C 94, Abbey Road, Sandbach, CW11 3HB

Demolish a garage and later link building and build a single storey rear extension with a flat roof.

Resolved: No objection

21/2019C 16, Tatton Drive, Sandbach, CHESHIRE, CW11 1DZ

Retrospective application for a hobby room/home office to rear/side of dwelling

Resolved: No objection, but the committee notes that the development obstructs access to the garage for the property and is forward of the established building line for Tatton Drive.

Licensing

Pavement Licence – Raffaele Restaurant

Resolved: No objection

5. CONSULTATIONS

There are none at the time of posting.

6. CORRESPONDENCE

Email dated 8 April re: CEC Planning Consultation 17/4838C

Resolved: The Clerk and Chair to draft a response to CEC ensuring that the statutory Consultees were fully aware of the destructive implications for Filter Bed Wood if the second access to Capricorn from Old Mill Road which would require a very wide embankment was to be approved.

7. PLANNING APPLICATION RESPONSES – DELEGATION

Resolved: That during the transition period from remote to in-person meetings, the Clerk in consultation with the Committee Chair would be given delegated authority to review and respond to non-contentious applications, ensuring responses would accord to Council policy and the adopted Neighbourhood Development Plan. Submitted planning application references would be circulated to committee members weekly together with draft responses.

8. DATE/TIME AND PLACE OF NEXT MEETING

The next Planning Committee meeting will take place on Monday, 10 May 2021 at 7pm via Zoom if permitted by legislation. The Room number will be circulated prior to the meeting.

Meeting closed at 8.10pm

Cllr R Hovey

RGH