



PLANNING, CONSULTATION & ENVIRONMENT COMMITTEE

Minutes of the meeting held on Monday, 29th July 2024 at 7.00pm, in Sandbach Town Hall (Charter Room).

Present: Councillors M Muldoon (Chair)
R Gray
G Lindop
D Poole
T Wheatcroft
K England

Also present was one member of the public.

1. APOLOGIES FOR ABSENCE

Apologies for absence received from Cllrs S Richards and G Price Jones, due to personal reasons.

2. DECLARATIONS OF INTEREST

Councillor Muldoon declared a pecuniary interest in agenda item 24/2268C and confirmed he would leave the room during this discussion and vote. Cllr England will chair this agenda item.

3. ITEMS TO BE CONSIDERED IN THE ABSENCE OF PUBLIC AND PRESS

It was confirmed that no items needed to be considered without press or public in attendance.

PUBLIC QUESTIONS

The meeting was adjourned to allow questions from the member of public in attendance. There being no questions, the meeting was immediately reconvened.

4. MINUTES OF THE PLANNING, ENVIRONMENT AND CONSULTATION COMMITTEE MEETING HELD ON 8 JULY 2024

Resolved: The minutes of the meeting held 8 July 2024 were approved as a true record.

Chair Initials: _____

5. OBSERVATIONS ON PLANNING APPLICATIONS

Lead: Chair

Submitted WE 19.07.24 response to Cheshire East by 07.08.24.

24/2535C

Land to the north of 24 Church Lane, Sandbach

Variation of condition 2 - plans on application 22/1485C.

Resolved: No objection.

24/2582C

23 , Price Avenue, Sandbach, Cheshire East, CW11 4BN

The proposal includes a double-storey side extension and new external wall insulation to the existing property.

Resolved: Members accept the application, subject to increase of boundary gap to meet guidelines of *CEC Residential Standards Policy HOU13 (Section 8.2)* which requires 'each building should normally be set back at least 1 metre from the side boundary'.

24/2590C

1, Bramall Close, Sandbach, CW11 1EF

Alterations to front elevation including new covered porch, bay window and upper half of front elevation rendered.

Resolved: Members recommend acceptance of the application, on the provision that CEC Planning Officer accepts or takes a view on suggested render.

24/2571C

30, Belmont Avenue, Sandbach, Cheshire, CW11 1BY

Variation of condition 2 - plans on application 23/0319C.

Resolved: No objection, on the understanding that the garage is situated in same location as detailed within previously approved application.

Submitted WE 12.07.24 response to Cheshire East by 31.07.24.

24/2499C

McDonalds Restaurants LTD, Middlewich Road, Sandbach, CW11 1DH

Proposal for the installation of two rapid electric vehicle charging stations and ancillary equipment within the car park of McDonalds - Sandbach. Two existing parking spaces will become EV charging bays.

Resolved: The application is accepted and welcomed, providing an environmental noise assessment is carried out.

It is suggested that applicant considers relocating the proposed stations and equipment to spaces adjacent to Aldi car park (South-East Corner of submitted site plan).

24/2474C

113, Park Lane, Sandbach, CW11 1EJ

New first Floor / Roof Configuration inc. Front and Rear Extensions.

Resolved: No objection

Chair Initials: _____

Submitted WE 05.07.24 response to Cheshire East by 25.07.24.

24/2268C

Land At Former Albion Chemical Works, Booth Lane, Moston, Cheshire

EIA Screening.

Cllr Muldoon left the room, due to a declared pecuniary interest, whilst this item was considered. Cllr England Chaired the item discussion and vote.

Resolved: Accept the Environmental Impact Assessment screening, with further investigation, albeit that land remediation, soil investigation, water treatment and air quality would need to be fully assessed.

6. CONSULTATIONS

None received.

7. CORRESPONDENCE

None received.

8. DATE/TIME AND PLACE OF NEXT MEETING

The date of the next meeting is Tuesday, 27 August 2024 at 7pm in the Town Hall Charter Room.

Meeting closed 7.52pm

Cllr M Muldoon (Chair)

KP

Chair Initials: _____