

## NETHER ALDERLEY PARISH COUNCIL

### Minutes of the Extra-ordinary Parish Council Planning Meeting held on Friday 1<sup>st</sup> February 2019 at 10.00 a.m. at Nether Alderley Parish Hall

**In the Chair:** Cllr. J Shufflebottom

**Parish Councillors present:** N.Howick, S.Lewis, S.Joseph and D.Clarke  
**Also present:** The Parish Council Clerk

1. **To receive apologies for absence** – The Parish Council received apologies for absence from Nether Alderley Parish Councillors: Y.Bentley, A.Farrell and J.Wilkinson
2. **To receive Declarations of Interests** – No declarations were made.
  - 2.1 To Declare Disclosable pecuniary interests – No declarations were made.
  - 2.2 To Declare interests conflicting with Nolan principles/non- pecuniary interests – None
  - 2.3 To all Councillors to consider amendments required to their Declaration of Pecuniary interest forms - No amendments were made.
3. **To consider and approve Applications for Dispensations** - No applications for dispensation were submitted.
4. **Public presentation**  
No members of the public were present.
5. **Meeting resumed**
6. **Planning**
  - 6.1 To consider new planning applications as follows:

#### 6.2 To consider any other Planning matters including decisions to Planning Applications:

Application No: **18/5047W**  
Proposal: It is proposed to import clean inert soil to infill several historical depressions within two linked fields for agricultural improvement. The works will be carried out under an exemption due to the above and under a separate Standard Environmental Permit to be issued by the Environment Agency, which allows for a maximum of 75,000 tonnes to be imported. Site access roads will be constructed of imported crushed demolition materials and highway planings - which will be excavated and removed off site on completion of the proposed works. A supporting document, including an ecological report will be submitted as part of this application - Ref: OE/1702/914/R1, dated September 2018  
Location: YARWOODS FARM, BOLLINGTON LANE, NETHER ALDERLEY, CHESHIRE, SK10 4TB  
National Grid Ref: 383593 375021

***NAPC Comment: The Parish Council were unable to discuss this application as a date for the site meeting has not been confirmed.***

Application No: **19/0077M**  
Proposal: Proposed single storey extension to the rear of the existing detached dwelling.  
Location: 2, SERPENTINE SQUARE, NETHER ALDERLEY, SK10 4HQ  
National Grid Ref: 384734 374677

**NAPC Comment: The Parish Council considered and discussed this application and have no objections.**

**Should Cheshire East Council Development Management/Planning Department be minded to approve this planning application, the Parish Council requests that a condition is imposed that all contractors and visitors to the site, during the time of construction, park within the confines of the development and not on surrounding highways or verges, to prevent the inconveniencing of neighbouring properties and the damage to highways and verges. Should any damage be caused either directly or indirectly as a result of the building works, the developer or landowner should repair the damage before works are completed.**

**6.2 To consider any other Planning matters including decisions to Planning Applications:**

**Application No: 18/1897M (Appeal)**  
Proposal: Variation of Condition 3 on approved Planning Applications 17/4551M and 17/4552M (LBC) to incorporate the addition of a short section of garden wall between the extensions.  
Location: Beech Tree Lodge, Hocker Lane, Over Alderley, SK10 4SE

**NAPC Comment: Please see Planning Application 18/2956M**

**Application No: 18/2956M (Appeal)**  
Proposal: Variation of Condition 3 on approved Planning Application 17/4552M (LBC)  
Location: Beech Tree Lodge, Hocker Lane, Over Alderley, SK10 4SE

**NAPC Comment: Nether Alderley Parish Council support Cheshire East Council's decision and defer to their expertise.**

**Application No: 18/6058M**  
Proposal: Prior approval for change of use from offices (class B1a) to up to 81 residential units (class C3).  
Location: BLOCK 26, OFFICE BUILDING, MERESIDE CAMPUS, ALDERLEY PARK, CONGLETON ROAD, NETHER ALDERLEY, SK10 4UN

**NAPC Comment: Nether Alderley Parish Council recognise that a prior approval notification is part of a Government directive which permits conversion of existing office space into apartments and noted any internal works do not require further permission. However, it is understood should the external facade need to be changed in any way i.e. cladding, window details etc. then a planning application would be required in the usual manner. The Parish Council considered and discussed the conversion and are very concerned a further 81 key worker apartments will put additional pressure on the local infra-structure which is already overstretched, in particular Doctors, Dentists and transport links. To ensure the apartments are specifically for key worker provision, the Parish Council respectfully requests that a condition should be included to ensure the apartments are occupied by key workers employed in the Science Hub and not from the surrounding areas.**

**7. Councillor's reports and items for future agenda - None**

**8. Next Parish Council meeting:**

The next Parish Council meeting is on Monday 11<sup>th</sup> February 2019 at 7.00 p.m.

Minutes taken by the Clerk.

Signed..... Date.....