

MOSTON PARISH COUNCIL PLANNING COMMITTEE

**Agenda for the meeting to be held on Tuesday, 1st August 2017,
7:30pm, in St Peter's Church Hall, Elworth.**

1. APOLOGIES FOR ABSENCE

2. DECLARATIONS OF INTEREST

The Chairman of the meeting will adjourn the meeting to allow questions from members of the public.

After the questions the Chairman will reconvene the Planning Committee Meeting.

3. TO APPROVE THE MINUTES OF THE PLANNING COMMITTEE MEETING HELD ON 4TH JULY 2017.

4. NEIGHBOURHOOD PLANNING INCLUDING CONSIDERATION OF FINANCIAL ASPECTS AND BANKING

To receive an update from the Neighbourhood Plan Steering group.

5. OBSERVATIONS ON NEW PLANNING APPLICATIONS

17/3722C Ivy Oak Barn, Plant Lane, Moston, Sandbach, CW11 3PQ

Proposed alterations to existing detached oak framed garage.

Comments deadline 24th August 2017

17/3574C Greenbank Farm, Green Lane, Moston, Sandbach.

Non-material amendment relating to 14/1364C

Comments deadline 1st August 2017

17/3528C Three Oaks Caravan Park, Booth Lane, Moston

Non-material amendment relating to 15/0388C

Comments deadline not available.

6. PLANNING APPLICATION UPDATE

To receive progress update on the status of the following applications:

17/2858C 122, Plant Lane, Moston, Sandbach, CW11 3QD

First Floor Extension to rear of dwelling.

Approved with conditions – 24th July 2017

17/2860C The Croft, Plant lane, Moston, Sandbach, CW11 3PG

Alteration to existing ground floor to extend kitchen and alter bedroom and bathroom layouts, to alter and increase the height of existing roof space to install a first floor in the loft space to hold an extra bedroom, extra bathroom and a dressing room. to alter the front elevation of the property to incorporate a double height gable and to add a small extension and conservatory to the rear of the building.

No decision to date

15/5840C Land off Warmingham Lane, Middlewich, Cheshire

Outline planning permission for up to 235 residential dwellings (including up to 30% affordable housing), introduction of structural planting and landscaping, informal public open space, and children's play area, 0.22ha for a community facility (use class D1 or D2), surface water flood mitigation and attenuation, vehicular access point from Warmingham Lane and associated ancillary works. All matters to be reserved with the exception of the main site access.

Strategic Planning Committee – 2nd August 2017

To agree representation and response, if any, at the Strategic Planning Committee.

(Moston Parish Council's original response can be found in Agenda Appendix 1 along with a link to the officer's report).

17/2398N Horseshoe Farm, Warmingham Lane, Moston, CW10 0HJ

Change of use of land to use as a transit caravan site for gypsies, including the stationing of no more than 8 caravans, laying of hardstanding and erection of amenity building.

Southern Planning Committee – 6th September 2017

To agree representation and response at the Southern Planning Committee.

17/2114C Thimsworra Farm, Dragons Lane, Moston.

Removal of Condition 1 and variation of condition 5 on 14/3086C.

Southern Planning Committee – to 6th September 2017

To agree representation and response at the Southern Planning Committee.

- 17/0817C Land Adjacent to, Brunello House. Red Lane, Moston**
Outline application for construction of three detached dwellings.
Southern Planning Committee – 6th September 2017
To agree representation and response at the Southern Planning Committee.
- 16/0962C Land South of Dragons Lane, Moston**
Change of use of land to use as a residential caravan site for one gypsy family with two caravans, including construction of access road, laying of hardstanding and erection of amenity building.
Southern Planning Committee – 6th September 2017.
To agree representation and response at the Southern Planning Committee.
- 16/5039D Rose Cottage, Warmingham Lane, Moston, CW11 3PB**
Discharge of conditions 3, 4, 5 & 8 on approval 15/5764C -
Redevelopment of Existing Attached Barn into Further Residential Accommodation with Rear Two Storey Extension.
Part approved/part refused 4th July 2017
- 16/2247C Land off Dragons Lane, Moston, CW11 3QB**
Change of use of land to use as a residential caravan site for one gypsy family with two caravans, including construction of access road, laying of hardstanding and erection of amenity building.
No decision to date

7. CORRESPONDENCE

To receive any correspondence

8. ANY OTHER BUSINESS

9. DATE/TIME AND PLACE OF NEXT MEETING

The next Planning Committee meeting will take place on Tuesday, 5th September, 7:30pm – St Peter's Church Hall, Elworth.

Appendix 1

15/5840C Land off Warmingham Lane, Middlewich, Cheshire

Moston Parish Council cannot support this application, part of which lies within our parish.

The majority of Warmingham Lane is within Moston and, regardless of the figures produced in the detailed Travel Plan, this development would significantly add to the already increased amount of traffic on a number of the inadequate lanes of Moston due to the cumulative development within Middlewich.

The Middlewich Bypass, still with no start or completion dates, is often mentioned as a measure to improve traffic conditions within Middlewich.

Residents in Moston can already envisage the 'Rat Runs' which will be created on our busy narrow and dangerous lanes to access or even avoid this perceived saviour.

If planning permission was granted we would suggest a condition was imposed for funding of the re-surfacing of Dragons Lane, speed restrictions and improved signage at the junctions of Warmingham Lane with Dragons Lane, Dragons Lane with Whitehall Lane and Dragons Lane with Tetton Lane.

Officer's Report:

<http://moderngov.cheshireeast.gov.uk/ecminutes/documents/s57390/15%205840C.pdf>