



# Appleton Parish Council

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Appleton Parish Hall, Dudlow Green Road, Appleton, WA4 5EQ

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## **Minutes of the Planning Committee meeting held virtually on Monday 2<sup>nd</sup> November 2020 at 9.30am**

**Present:** - Councillor S Benger, Councillor B Axcell, Councillor P Walker, Councillor J Walker and Councillor R Johnson.

Clerk, Mrs J Monks.

### **1. Welcome and apologies for absence**

Councillor S Benger welcomed everyone to the meeting.

### **2. Members Code of Conduct**

Councillor S Benger declared a non-pecuniary interest in relation to 2020/37901, 27 Willow Lane, Appleton, WA4 5EA. Householder - Proposed attached garage to side elevation as such she did not take part in the discussion or decision with regards to this planning application.

### **3. Planning Committee meeting dates/times**

The next Planning Committee meeting is Monday 16th November 2020 at 9.30am.

### **4. Public Participation.**

A member of the public addressed the Parish Council with regards to 2020/37931, 11 Chessington Close, Appleton, WA4 5HG. Householder - Proposed First-floor extension with balcony and erection of a new two-storey side extension and internal remodelling. The member of the public stated that she was concerned regarding the proposed planning application and the effect of this on the Street scene as the proposals would not be in keeping with the area.

A member of the public addressed the Parish Council with regards to 2020/37920, 2A Broomfields Road, Appleton, WA4 3AE. Variation of Condition - Proposed variation of condition 1 (approved plans) on previously approved application 2017/29934 (New Dwelling). Information Only. The member of the public however had no objection to this proposal.

## 5. Planning Applications

APP/M0655/W/20/3259988. Appeal to the Secretary of State for 2020/37226 Land at Park Lane, Appleton. Previous objection was 2020/37226, Land at, Park Lane, Appleton, WA4 5LG. Full planning - Proposed permission for the erection of a 3-bed detached dwelling and single storey garage, with associated landscape, parking and access proposals. The Parish Council wishes to object at this a greenfield site. There has been no previous development on this site and a previous planning application for a café had been refused. This would set a precedent as the land is greenbelt. If this application is recommended for approval the Parish Council would like this application to go to Development Control Committee. Ward Councillor Brian Axcell will also submit a separate request asking for a Development Control Committee decision if this is recommended for approval. The clerk was asked to resubmit the objection to the Secretary of State.

### **The following planning applications were for information only;**

2020/37922, Travis Perkins, Barleycastle Trading Estate, Lyncastle Road, Appleton, WA4 4SN. Discharge of Condition - Proposed discharge of condition 1 (Method Statement) on previously approved application 2020/37656 (Proposed demolition of buildings on site).

2020/37952. 11, Pewterspear Lane, Appleton, WA4 5DY. TPO - T3 Lime - remove lime hedgehog, T7 Lime - remove lime hedgehog, remove dead wood over path T8 Lime - remove lime hedgehog, remove dead wood over path, T9 Horse Chestnut - remove dead wood over path, T10 Oak - reduce crown by 30% ,T14 Ash - reduce crown by 30% ,T19 Lime - remove dead wood over path T33 Lime - remove lime hedgehog ,T35 Lime - remove lime hedgehog, T38 Lime - remove lime hedgehog, remove dead wood over path, T39 Lime - remove lime hedgehog, remove dead wood over path, T48 Lime - remove dead wood over path, T52 Lime - remove lime hedgehog, T58 Lime - Prune lime hedgehog to view trunk, leave majority of growth.

2020/37946, Broomfields, Bridge Lane, Appleton WA4 3AT. Discharge of Condition - Proposed discharge of Condition 5 (Bat Survey) , Condition 8 (Tree Protection), Condition 10 (Construction Environmental Management Plan) and Condition 11 (Characterisation and remediation and verification) on previously approved application 2019/35549 (Extra Care Facility).

2020/37920, 2A Broomfields Road, Appleton, WA4 3AE. Variation of Condition - Proposed variation of condition 1 (approved plans) on previously approved application 2017/29934 (New Dwelling).

The following planning applications were determined, and the clerk was asked to send a letter to the Development Control Department of Warrington Borough Council regarding the decision of the Planning Committee.

## **Deferral**

The following application was deferred until the next Planning Committee meeting as the no plans were on Warrington Borough Council's website;

2020/37882, 1 Bridge Lane, Appleton, WA4 3BU. Householder - Proposed two storey side extension. As there were no plans online, this planning application was deferred until the next Planning Committee meeting on Monday 16<sup>th</sup> November 2020.

### **The following planning applications have no objections;**

2020/37861, 5 Lyons Lane, Appleton, WA4 5JG. Householder - Proposed single storey side and front extension. No objections.

2020/37901, 27 Willow Lane, Appleton, WA4 5EA. Householder - Proposed attached garage to side elevation.

2020/37875, 15 Hillside Road, Appleton, WA4 5PX, Householder - Proposed single storey front extension and detached garage. No objections however the Parish Council would like to make an observation that the proposed garage continues to be screened by the hedge.

### **The following planning applications have concerns;**

2020/37937, Stone Cottage, Windmill Lane, Appleton, WA4 5JP. Householder- Detached double garage and driveway with new access and entrance gate. The Parish Council are concerned regarding the proposed new access and would request that the Highways Dept look closely at this.

2020/37929, 31 Kingsley Drive, Appleton, WA4 5AF. Householder -Two Storey Side extension, hipped roof to dormer, new render finish and detached garage. The Parish Council were concerned as there was no proposed site plan showing the impact of this extension and detached garage. The Parish Council are concerned regarding the impact of the proposed extension on number 33 Kingsley Drive and the impact of the proposed garage to the rear on number 47 Birchdale Road.

2020/37931, 11 Chessington Close, Appleton, WA4 5HG. Householder - Proposed First-floor extension with balcony and erection of a new two-storey side extension and internal remodelling. The Parish Council are concerned regarding the overdevelopment of the plot and that the proposed extensions look odd and that they are not in keeping with the Street scene. There is also concerns regarding the impact of the proposed extensions and balcony for neighbouring properties at the rear and the impact of this as this will overlook The Dingle.