

Chief Officer: Chris Shaw

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DATE 18th November 2024

To: The Members of Northwich Town Council's Planning and Environment Committee.

Dear Councillor

You are summoned to attend the meeting of the PLANNING AND ENVIRONMENT COMMITTEE to be held in the Council Offices, 78 Church Road, Northwich, on **Monday 25th November 2024 at 5.00pm.**

Yours sincerely

Chris Shaw

Chris Shaw

Chief Officer

AGENDA

1. Apologies for absence

2. Declaration of Interest

Members to declare any interest under the following categories:

- * Pecuniary interest
- * Outside bodies interest
- * Family, friend, or close associate interest.

3. Signing of the Minutes

3.1 Of the Planning and Environment Committee meeting held on Monday 28th October 2024 and to be noted at the Full Council meeting on Monday 2nd November 2024 to be approved.

4. Planning Applications

Schedule of planning applications will be submitted.
Recommendations of the Committee are requested.

5. Next Meeting

The next Planning and Environment Committee meeting will be held on Monday 27th January 2025 at 5pm.

Councillors:

Cllr Bob Cernik

Cllr Jo Callaghan

Cllr Andy Stott

Cllr Patricia Parkes

Cllr Andy Kent

Cllr Catherine Fox

Cllr Janet Illidge

Cllr Catriona Stewart

NORTHWICH TOWN COUNCIL
MINUTES OF THE PLANNING AND ENVIRONMENT COMMITTEE MEETING
HELD ON MONDAY 28TH OCTOBER 2024

Members Present

Cllr Jo Callaghan
Cllr Catherine Fox
Cllr Bob Cernik
Cllr Patricia Parkes
Cllr Andy Stott
Cllr Catriona Stewart
Cllr Andy Kent
Cllr Janet Illidge

Also present Cath Kirwan – Deputy Chief Officer/RFO

PL 24/25 APOLOGIES FOR ABSENCE, OR ABSENCE

There were no apologies

PL 24/26 DECLARATIONS OF INTEREST

Members to declare any interest under the following categories:

- Pecuniary Interest
- Outside Bodies Interest
- Family, Friend, or Close Associate interest

PL 24/27 SIGNING OF THE MINUTES

The minutes of the Planning and Environment Committee meeting held on Tuesday 23rd September and to be noted at the Full Council meeting on Monday 4th November 2024 be confirmed and approved as a true and accurate.

Proposed by Cllr Jo Callaghan, seconded by Cllr Patricia Parkes

PL 24/28 PLANNING APPLICATIONS

1. **Weaver Vale Garden Centre Winnington Avenue Northwich CW8 4EE**
Proposal: Demolition of existing garden centre buildings and erection of new garden centre to include garden centre shop, restaurant, covered outdoor display area, outdoor sales area and a new ancillary warehouse, extension to parking and service yard areas. Widening of existing access, external lighting, EV charging points and cycle storage.

Reference Number: 24/02288/FUL

Councillors noted that this is a positive development.

Date **Cllr Catherine Fox**
Chair

2. 262 London Road Northwich CW9 8AJ

Proposal: 1x Ash - Request to crown reduce by 2m to prevent failure due to ash dieback. 1x Magnolia - Request to crown reduce by 0.5m to previous points.

Reference Number: 24/02823/CAT

**Councillor Catherine Fox declared an interest in this application
Refer to Tree Officer**

3. 21 - 25 Witton Street Northwich CW9 5DE

Proposal: Alterations to existing shopfront

Reference Number: 24/02720/FUL

No comment

4. S2 - 3 Winnington Court Winnington Street Northwich CW8 1AQ

Proposal: Horse Chestnut (T1) - Weight reduce heavy limbs throughout crown by approximately 2-3m and reduce laterals over car park below by approximately 4m to help prevent risk of failure. Ash (T2) - Weight reduce limb over car park by approximately 2m to help prevent risk of failure. Cherry and Hornbeams on raised bank (G1) - Fell to low stump. Unsuitable species for position.

Reference Number: 24/02863/CAT

Refer to Tree Officer

5. 32 Agecroft Road Northwich Cheshire CW9 7HY

Proposal: Two storey side extension

Reference Number: 24/02108/FUL

No comment

6. Wellswood 23 Lime Avenue Northwich CW9 8DS

Proposal: Demolition of existing garage and erection of single storey side extension with side roof lights, hipped roof to gable, and a loft conversion with a rear dormer

Reference Number: 24/02842/FUL

Does this meet regulations?

7. 19B Witton Street Northwich CW9 5DE

Proposal: Conversion of upper floor at 19b Witton Street to apartment

Reference Number: 24/02871/PMA

No comment

Date

**Cllr Catherine Fox
Chair**

8. 127B Middlewich Road Northwich CW9 7BY

Proposal: Demolition of existing garage, erection of detached dormer bungalow with render.

Reference Number: 24/02131/FUL

No comment

9. Chester Way Retail Park Chester Way Northwich

Proposal: Installation of 45no. external self-storage units

Reference Number: 24/02101/FUL

No comment

PL 24/29 NEXT MEETING

The next meeting will be held on Monday 25th November 2024 at 5pm.

There being no further business, the meeting closed at 5.40pm

Date

**Cllr Catherine Fox
Chair**

Report to : Planning & Environmental

Meeting Date : 25th November 2024

Agenda Item : 5

Prepared By : Cath Kirwan

Subject : Planning Applications



Planning Applications

1. Castle Hill Farm Barbers Lane Northwich CW8 1DY

Proposal: Common Beech (T1) - Crown lift to 6m (Lift to 5.2m over the road and 2.4m over footpath). Pyracantha (T2) - Crown lift to 3m over footpath. Sycamore (G1) Crown lift to 6m, lift all low branches over the road to 5.2m and over footpath to 2.4m. Clear street light 11. Clear fell (1 of group), 1 small multistem Sycamore with large dead branches over the footpath. Tree situated on retaining wall

Reference Number: 24/03117/CAT

2. 252 London Road Northwich Cheshire CW9 8AJ

Proposal: Alterations to front driveway and garden walls to side of driveway, works to include tree removal. Erection of garden shed to side of dwelling.

Reference Number: 24/03063/FUL

3. 92 Old Hall Road Northwich CW9 8BS

Proposal: Demolition of existing garage, single storey front extension, part single and two storey side extension

Reference Number: 24/02927/FUL

4. The Manse London Road Northwich CW9 5HQ

Proposal: Change of use from existing garage to convert into a self-contained 1-bed studio

Reference Number: 24/03036/FUL