

**Minutes of the PLANNING COMMITTEE meeting of LYMM PARISH COUNCIL held on Tuesday 8<sup>th</sup> August 2023 at 6pm in Lymm Village Hall**

- In attendance:
- \* Cllr Martland (Chair)
  - \* Cllr East
  - Cllr Gowland
  - \* Cllr Johnstone
  - Cllr Towndrow
- \* Denotes attendance

Also in attendance: Robert Tucker, Assistant Clerk to the Council

**PL45. Welcome and Introductions**

The meeting opened at 6pm.

**PL46. Apologies for Absence**

Apologies were received from Cllrs Gowland and Towndrow.

**PL47. Code of Conduct and Declaration of Interests**

Members were reminded of the Code of Conduct and of their responsibility to declare any personal interest or prejudicial interest they may have had in any item of business on the agenda no later than when the item was reached.

**PL48. Public Participation**

Four members of the public were in attendance to discuss the application at 1a Warrington Road to convert a semi-detached garage into residential development.

**PL49. Approval of Previous Meeting’s Minutes**

**RESOLVED:** Minutes of the meeting on 18<sup>th</sup> July 2023 were approved as an accurate representation and signed by the Chair.

**PL50. Enforcement notices**

No comments.

**PL51. New Full Planning Applications. It was RESOLVED that:**

PLANNING REFERENCE	ADDRESS	PROPOSAL	PARISH COUNCIL RESOLUTIONS
<a href="#">2023/00663/FULH</a>	47 Statham Avenue, WA13 9NJ	First floor hip to gable extension with single storey wrap around side & rear extension.	No comments.
<a href="#">2023/00865/FUL</a>	1a Warrington Road, WA13 9BE	Conversion of single semi detached garage and covered area	Parish Council requests this application be considered at DMC. The Council objects on the grounds of: -Overdevelopment of plot

		into two storey small dwelling.	-Impact on residential amenity due to construction on neighbouring garage wall -Limited access. Businesses are being run on site and the drive is currently used for commercial vehicles -Development application should be considered as a separate property on Turnberry Close rather than ancillary to the main house on Warrington Road. We note the opinion of the highways officer. Residents have reported significant traffic and parking issues. Parish Council would recommend a site visit.
<a href="#">2023/00883/FUL</a>	7-9 Brookfield Road, WA13 0QL	Installation of replacement windows to main building.	Parish Council notes this falls within the conservation area and ask that the final design of the windows is scrutinised to make sure they are in keeping.
<a href="#">2023/00890/FUL</a>	Lymm RFC, Crouchley Lane, WA13 0AS	Retention of a temporary tennis clubroom with external decking.	This property is within the greenbelt. We accept the need for this temporary building but would urge the Council to ensure it does not persist beyond its proposed use. We urge the applicant to clarify the hours of opening.
<a href="#">2023/00894/FULH</a>	5 Crouchley Hall Mews, Crouchley Lane, WA13 0BX	Proposed single storey pitched roof front porch extension.	No comments.
<a href="#">2023/00910/FUL</a>	The Stables Booths Lane, WA13 0PF	Conversion of barn to residential unit (Use class C3)	This is development in the greenbelt. We note the Environment Officer has recommended refusal on the grounds of noise. This situation is similar to the Massey Brook Farm development. We have concerns about the overall design and appearance of this development.
<a href="#">2023/00920/FUL</a>	Land To East Of 140 Cherry Lane, WA13 0SY	Erection of a single agricultural field shelter to hold up to 24 alpaca units.	Parish Council objects on the grounds of dangerous highway access. It is very close to a blind bend with fast moving traffic. This would be a 3.6m high new build in greenbelt.
<a href="#">2023/00928/FUL</a>	15 The Grove, WA13 0HW	Demolition of existing dwelling and erection of replacement two-storey dwelling with associated garden room.	This development is in a conservation area, a central position in Lymm village and very visible. The removal of trees and vegetation will expose the site further. The proposed appearance is not in keeping with the character of neighbouring or nearby buildings in the village centre. Road access is only just

			wide enough for a car and we don't see how construction vehicles could safely access the plot. Parish Council objects to this application and asks that it be considered at DMC. We would recommend a site visit.
<a href="#">2023/00930/FULH</a>	16 Manor Road, WA13 0AY	Proposed rear single storey extension and proposed double storey side extension.	There should be three parking spaces for a four bedroom house. Manor Road is a cul-de-sac with vehicles parked either side of the road as is.

**PL52. Other new planning applications. It was RESOLVED that:**

PLANNING REFERENCE	ADDRESS	PROPOSAL	PARISH COUNCIL COMMENTS
<a href="#">2023/00879/DISCON</a>	Greenscene Nursery, Burford Lane, WA13 0SE	Discharge of Conditions 3(Landscaping Masterplan), 4(Materials), 6(Floor Levels) on previous application 2022/41938.	No comments.
<a href="#">2023/00929/CLDP</a>	Woodlea, The Avenue, WA13 0SU	Proposed single storey extensions to both sides and two-storey rear extension.	This is a large extension to a property in greenbelt. We would ask the Council to carefully check this application fits within the definition of a Section 192 certificate.
<a href="#">2023/00931/NMA</a>	6 White Broom, WA13 9JA	Proposed amendments to previously approved application 2022/42381 (House extension) to include changes to external materials and raising of the height of the window and door in the rear elevation.	No comments.

**PL53. Date of next meeting**

5<sup>th</sup> September at 6pm in the Village Hall.

The meeting closed at 6.50pm.