

Ref No: 20/0632C

Mrs N Clarke,
Clerk to Alsager Town Council
3, LAWTON ROAD
ALSAGER
STOKE ON TRENT
ST7 2AE

Development Management
PO Box 606
Municipal Buildings
Earle Street
Crewe
CW1 9HP

Telephone: 0300 123 5014
E-Mail: planning@cheshireeast.gov.uk

Dear Sir/Madam

Date: 04-Mar-2020

TOWN AND COUNTRY PLANNING ACT 1990

Notification under Terms of Article 8, Schedule 1 Concerning a Planning Application

Application No: **20/0632C**
Proposal: **Retrospective application for the addition of trellis to the rear and side garden walls, the walls stand at 2 metres high and the trellis adds a further 50 cm to the height of the wall.**
Location: **4, Lynton Place, SANDBACH ROAD NORTH, ALSAGER, ST7 2AH**
National Grid Ref: **379602 355504**

The application form and plan(s) relating to this application are available for viewing online [By Clicking Here](#)

Under the terms of current legislation, the Council is permitted a period of eight weeks in which to determine this application. For your views to be considered I need to receive them by **01-Apr-2020**. In order to aid our electronic processes please email your comments to planning@cheshireeast.gov.uk. **ANY COMMENTS MUST BE CONTAINED WITHIN THE EMAIL AND NOT SUBMITTED AS AN ATTACHMENT. YOUR ASSISTANCE IN PROVIDING COMMENTS IN THIS FORMAT IS APPRECIATED.**

As this is a householder application, in the event of an appeal against a refusal of planning permission, which is to be dealt with on the basis of representations in writing, any representations made about this application will be sent to the Secretary of State and there will be no further opportunity to comment at appeal stage.

The application is scheduled to be determined under delegated powers. The last date for a Councillor to call the application to a planning committee is 26 March 2020

Once a decision has been made on the application, the decision will be posted on the Planning pages of our website www.cheshireeast.gov.uk where you will also be able to view a copy of the Decision Notice.



Working in partnership with Cheshire East Development Management

Yours faithfully

Head of Planning (Regulatory)

For any Development; Planning permission is only the start of the process. Please remember that your proposals may also require permission and inspection under the Building Regulations 2010 (as amended).

For all enquiries to ensure you meet your statutory obligations, please phone: 01270 375256 or 01270 686799

Address: Development Management, PO Box 606, Municipal Buildings,
Earle Street, Crewe, CW1 9HP
email: Dctech@cheshireeast.gov.uk
Tel: 01270 686799

www.cheshireeast.gov.uk/planning



Householder Application for Planning Permission for works or extension to a dwelling.
Town and Country Planning Act 1990

Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

1. Site Address

Number	4
Suffix	
Property name	4 Lynton Place
Address line 1	Sandbach Road North
Address line 2	
Address line 3	
Town/city	Alsager
Postcode	ST7 2AH

Description of site location must be completed if postcode is not known:

Easting (x)	379605
Northing (y)	355502
Description	

2. Applicant Details

Title	Mr
First name	Dave
Surname	Naylor
Company name	
Address line 1	4 Lynton Place
Address line 2	Sandbach Road North
Address line 3	
Town/city	Alsager
Country	GB

2. Applicant Details

Are you an agent acting on behalf of the applicant?

☐ Yes ☒ No

Postcode

ST7 2AH

Primary number

Secondary number

Fax number

Email address

4. Description of Proposed Works

Please describe the proposed works:

We have added a trellis to our rear and side garden walls (see attached plan). The walls stand at 2 metres high and the Trellis adds a further 50 cm to the height of the wall.

Has the work already been started without consent?

☐ Yes ☒ No

If Yes, please state when the development or work was started (date must be pre-application submission)

28/01/2020

Has the work already been completed without consent?

☐ Yes ☒ No

If Yes, please state when the development or work was completed (date must be pre-application submission)

31/01/2020

5. Materials

Does the proposed development require any materials to be used?

☐ Yes ☒ No

Please provide a description of existing and proposed materials and finishes to be used (including type, colour and name for each material):

Boundary treatments (e.g. fences, walls)

Description of existing materials and finishes (optional):

Nil prior to addition of trellis

Description of proposed materials and finishes:

Wood

Are you supplying additional information on submitted plans, drawings or a design and access statement?

☐ Yes ☒ No

6. Trees and Hedges

Are there any trees or hedges on your own property or on adjoining properties which are within falling distance of your proposed development?

☐ Yes ☒ No

Will any trees or hedges need to be removed or pruned in order to carry out your proposal?

☐ Yes ☒ No

7. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicle access proposed to or from the public highway?

☐ Yes ☒ No

Is a new or altered pedestrian access proposed to or from the public highway?

☐ Yes ☒ No

Do the proposals require any diversions, extinguishment and/or creation of public rights of way?

☐ Yes ☒ No

8. Parking

Will the proposed works affect existing car parking arrangements?

☐ Yes ☒ No

9. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

☒ Yes ☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☐ The agent
☒ The applicant
☐ Other person

10. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☒ Yes ☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

First name

Surname

Reference

Date (Must be pre-application submission)

10/02/2020

Details of the pre-application advice received

Advised that we needed planning permission for additional Trelis because it took the wall over 2m and that it was possible to apply for this retrospectively within 28 days of completion.

11. Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
(b) an elected member
(c) related to a member of staff
(d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

☐ Yes ☒ No

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

12. Ownership Certificates and Agricultural Land Declaration

CERTIFICATE OF OWNERSHIP - CERTIFICATE B - Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14

I certify/The applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before

12. Ownership Certificates and Agricultural Land Declaration

* owner is a person with a freehold interest or leasehold interest with at least 7 years left to run. ** 'agricultural tenant' has the meaning given in section 65(8) of the Town and Country Planning Act 1990

Owner/Agricultural Tenant

Name of Owner/Agricultural Tenant	Number	Suffix	House Name	Address line 1	Address line 2	Town/city	Postcode	Date notice served (DD/MM/YYYY)
			4 Lynton Place	4 Lynton Place	Alsager	crewe	ST7 2AH	11/02/2020

Person role

☒ The applicant

☐ The agent

Title

Mr

First name

David

Surname

Naylor

Declaration date (DD/MM/YYYY)

10/02/2020

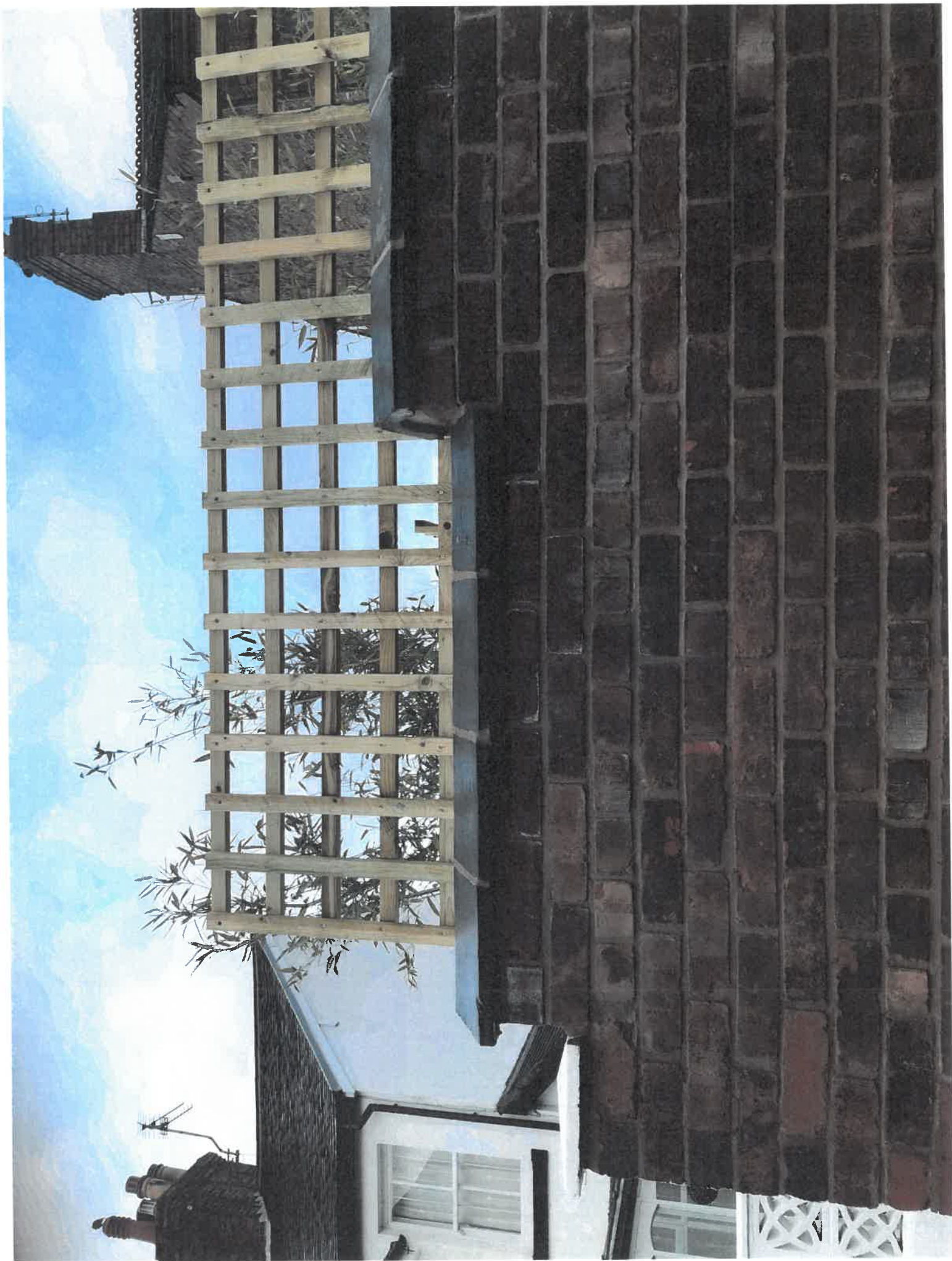
☒ Declaration made

13. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them. ☒

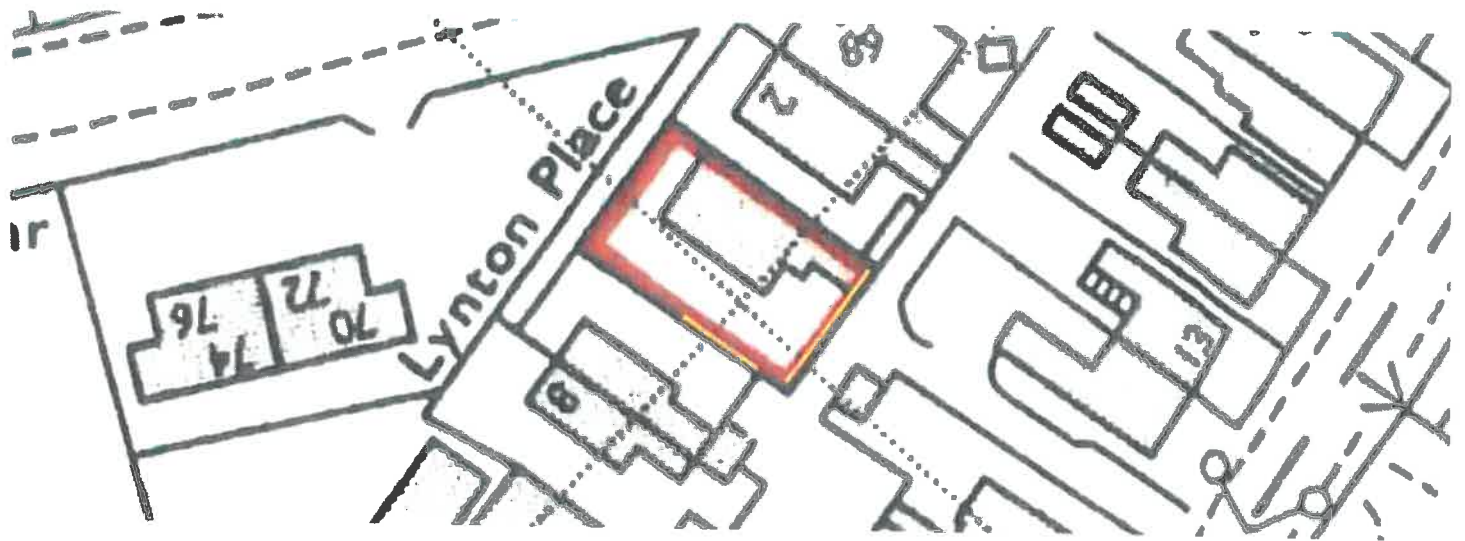
Date (cannot be pre-application)

12/02/2020

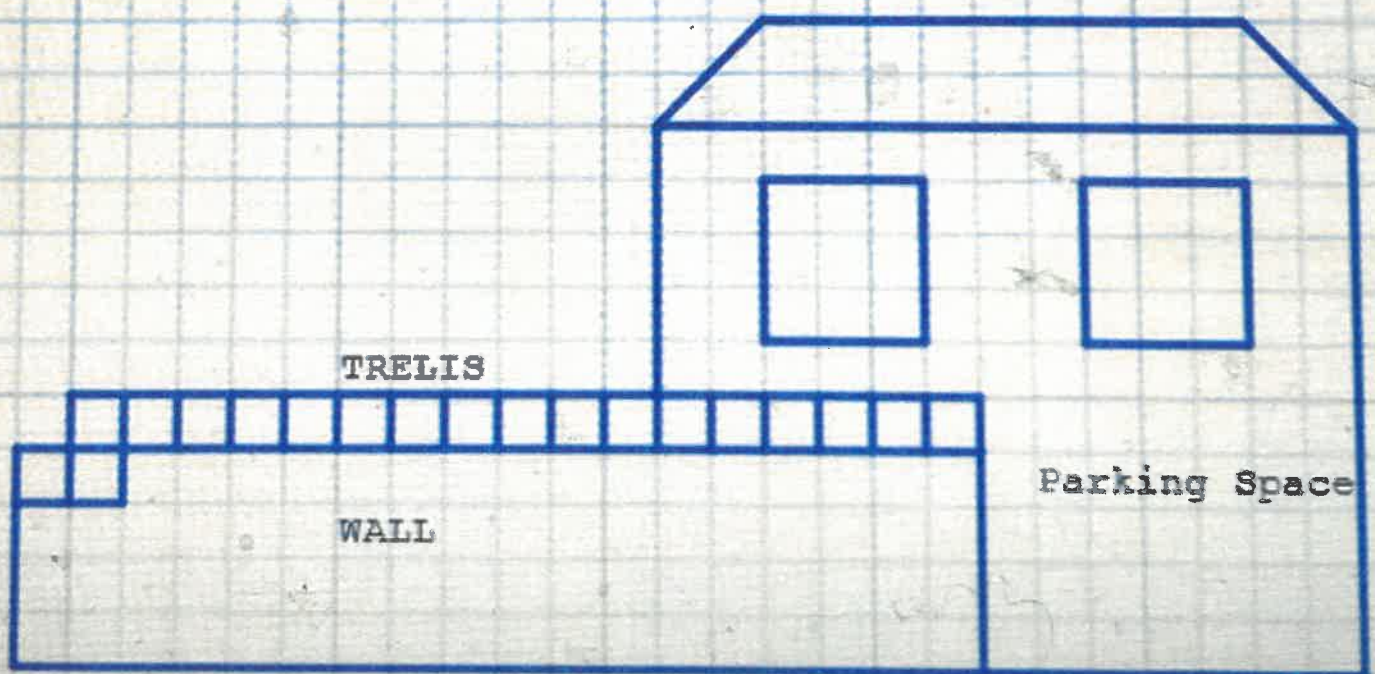








REAR ELEVATION



SCALE 1:100



SCALE 1:100



H.M. LAND REGISTRY		TITLE NUMBER	
		CH 271895	
ORDNANCE SURVEY PLAN REFERENCE	SJ 7955	SECTION K	Scale 1/1250 Enlarged from 1/2500
COUNTY CHESHIRE	DISTRICT CONGLETON	© Crown copyright 1977	

ALSAGER PARISH



