

## PLANNING DECISIONS REPORT

03/06/2024

NB: A detailed officer's report for each application can be accessed via the Cheshire East Planning portal, document reference "Officer's Report". The decision notice detailing any conditions can also be found at the portal, document reference "Notice of Decision".

Application Ref	Address	Application Detail	Town Council Comment	Decision
<a href="#">24/1063M</a>	The Willows, Chelford Road	First floor side extension	The council raises no objections, subject to neighbours	approved with conditions
<a href="#">24/1254M</a>	64 Warren Avenue	Two storey side extension	The council raises no objections, subject to neighbours but suggest the applicant reconsider the design.	approved with conditions <i>The officer's report notes the proposal and design accord with the relevant CELPS KNP policies.</i>
<a href="#">23/4727M</a>	30 Carrwood	Two-storey front & side, & single-storey rear extension	The council raises no objections, subject to neighbour comments.	approved with conditions
<a href="#">24/1036M</a>	14 Carrwood	First floor side extension and garden building	The council raises no objections, subject to neighbour comments, and the Planning Officer being completely satisfied the proposal conforms to policy T4 of the Knutsford Neighbourhood Plan.	approved with conditions <i>The officer's report notes there is adequate provision on the driveway to the front of the dwelling to park two vehicles, with the side extension or garden room to not impact upon the existing car parking arrangements.</i>
<a href="#">24/1038M</a>	27 Mardon Close	Two storey side extension & single storey rear extension. (no case officer or plans on as of 22/03/24)	The council raises no objections, subject to neighbour comments, and the Planning Officer being completely satisfied the proposal conforms to policy T4 of the Knutsford Neighbourhood Plan.	<i>Withdrawn</i>
<a href="#">24/1105M</a>	5 Autumn Avenue	Proposed garage/partial garage conversion, first floor side extension and associated internal alterations	The council raises no objections, subject to neighbours.	approved with conditions

Application Ref	Address	Application Detail	Town Council Comment	Decision
<a href="#">24/0077M</a>	38 Carrwood	Proposed two storey front and side extensions, alterations to existing front roof dormer and internal alterations.	The council raises no objections subject to neighbours.	approved with conditions
<a href="#">24/1008M</a>	8 Forester Avenue	Proposed partial garage conversion, first floor side extension above the garage, first floor front extension above the porch, single storey rear/side extensions and associated internal alterations.	The council raises no objections, subject to neighbour comments, and the Planning Officer being completely satisfied the proposal conforms to policy T4 of the Knutsford Neighbourhood Plan.	approved with conditions <i>The officer's report notes the proposal does allow sufficient space for two vehicles to park off-street on the front hardstanding driveway</i>
<a href="#">24/0917T</a>	Oakhurst Cottage, Toft Road	T1 Oak - Fell	The council raises no objections subject to neighbours.	Tree 6 week date expired (CA)
<a href="#">24/0931T</a>	Whitehorn, Chelford Road	Tree no1 Allan James has looked at this Silver Birch and confirmed that it need felling. It has become overgrown by three adjacent Ielandi. It has no leaves on it and is long and straggly. Tree no 2 This Horse Chestnut has become diseased at the bottom of the main trunk. Allan James has also looked at this tree and confirmed that it is dangerous and needs to be felled	The council raises no objections subject to neighbours.	Tree 6 week date expired (CA)
<a href="#">24/1040T</a>	9 Goughs Lane,	Proposed tree work at above address (see sketch attached) - Note some trees are in the vicarage garden (No11) and permission for this work, subject to Council approval, has been granted by the vicar and the Diocese of Chester T1 Laburnum (Structural cracks and worsening lean) - Fell to low stump. T2 Robinia (Basal surface decay, structural splits in branch unions and about one third of the crown dead) - Fell to low stump (tidy collateral damage to Holly due to Robinia removal) T3 Neighbour's Double-stemmed Holly (problematic if retained) -	The council raises no objections subject to neighbours.	Tree 6 week date expired (CA)

Application Ref	Address	Application Detail	Town Council Comment	Decision
		Fell to low stump. T4 Neighbour's Birch - Reduce crown overhang by 1.5 to 3m. T5 Neighbour's Birch - Reduce crown overhang by 1.5 to 3m. T6 Neighbour's Birch - Reduce crown overhang by 1.5 to 3m. T7 Holly - Hedge back to boundary T8 Ivy-clad small Robinia (no viable future) - Fell to low stump. T9 Cypress - Reduce height by 2.5 to 3.5m T10 Oak (Branch on roadside close to potential damage from high sided vehicles with evidence of previous damage) - Reduce roadside branch by 2 to 4m.		
<a href="#">24/1068T</a>	Old Court House, Chelford Road	Cut down 3 Conifers (purple cross on sketch plan) due to being outsize replace with 3 small Conifers.	The council raises no objections subject to neighbours.	Tree 6 week date expired (CA)
<a href="#">24/1446M</a>	6 Carrwood	We wish to make three (3) amendments to the existing approved plans: 1. Removal of Roof Light Window from the Front Facade 2. Extension of the Roof Line on the Left Side of the Existing Extension 3. Addition of a Dormer of the Same Proportions as the Other Two Dormers on the Front Facade	The council raises no objections, subject to neighbours	Approved with conditions
<a href="#">23/4635M</a>	Yorston Lodge Primary School, 20-20A, BEXTON ROAD,	Demolition Of School And Construction Of Six Dwellings And Associated Landscaping	The council raises no objections, subject to neighbour comments and the Planning Officer being satisfied the justification for the revised parking provisions is acceptable in terms of conformity to policy T4 of the Knutsford Neighbourhood Plan.	refused
<a href="#">24/1649M</a>	46 Meadow Drive	Proposed single storey rear extension and associated alterations	The council raises no objections, subject to neighbour comments.	approved with conditions