

At its meeting held on 5 October 2016, the Parish Council considered this planning application and has now sent in the following objections to Cheshire East Council.

- The application stated that the site is not surrounded by residential property, but this is inaccurate. There are residential dwellings adjacent.
- Three dwellings on the site is over-development.
- There is no reference to the Youth Club and church hall which has a very narrow entrance.
- Visibility: Shared access will be dangerous in terms of highway safety; access is onto a busy road.
- There is restricted visibility. The site is on a bend in close proximity to Bargain Booze and is opposite to a school entrance.
- The site will inhibit access for emergency vehicles.
- Refuse vehicles will also have difficulty accessing the site.
- Refuse bins on waste-collection day will be hazardous to pedestrians.
- This housing development is not needed. The parish already has more housing than is required by the emerging Cheshire East Local Plan (both built and planned). Moreover, the need, as identified through the emerging Neighbourhood Plan process, could show a need for more bungalows.
- Do the services currently available meet planning requirements? (eg, walking distance to schools, doctors.)
- The Parish Council supports the retention of as many established trees as possible and note that there is a TPO (TPO G1) on an Elm tree.
- If the Borough Council is minded to approve the application, it should be conditioned to require the retention of the hedges.