

Stepping Hill Area Committee

15th December 2020

DEVELOPMENT APPLICATIONS

Report of the Corporate Director for Place Management and Regeneration

- ITEM 1** DC/076583
- SITE ADDRESS** 192 Chester Road, Hazel Grove, Stockport SK7 6EN
- PROPOSAL** Proposed change of use from a dwelling house (Use Class C3) to a 12-bedroom care home for the Elderly (Use Class C2), roof extension, rear elevation (ground and first floor extensions), front elevation (two-storey extension), landscaping, car parking and associated infrastructure.
- ITEM 2** DC/077334
- SITE ADDRESS** 47 Dean Lane, Hazel Grove, Stockport SK7 6DH
- PROPOSAL** Variation of conditions 2 (hours) and 3 (number of children) of planning approval APP/C4235/A/09/2104123 / DC/040309 to allow an increase in opening hours from Monday-Friday 08:00-18:00 to Monday-Friday 07:45-18:00, with the maximum number of children attending to increase from 15 children to not exceed a maximum number of 18 children attending.
- ITEM 3** DC/077639
- SITE ADDRESS** 22 Gladstone Street, Great Moor, Stockport SK2 7QF
- PROPOSAL** Erection of 4no. 3 bedroom terraced houses (Use Class C3(a)), with associated landscaping, boundary treatments, cycle storage and segregated waste management, following demolition of existing detached bungalow.

INFORMATION

This application needs to be considered against the provisions of the Human Rights Act 1998. Under Article 6, the applicants [and those third parties, including local residents, who have made representations] have the right to a fair hearing and to this end the Committee must give full consideration to their comments.

Article 8 and Protocol 1 Article 1 confer(s) a right of respect for a person's home, other land and business assets. In taking account of all material considerations, including Council policy as set out in the Unitary Development Plan, the Head of Development and Control has concluded that some rights conferred by these Articles on the applicant(s)/objectors/residents and other occupiers and owners of nearby land that might be affected may be interfered with but that that interference is in accordance with the law and justified by being in the public interest and on the basis of the planning merits of the development proposal. He believes that any restriction on these rights posed by approval of the application is proportionate to the wider benefits of approval and that such a decision falls within the margin of discretion afforded to the Council under the Town and Country Planning Acts.

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