

**Planning and Highways Regulation Committee**  
**27<sup>th</sup> April 2023**

**DEVELOPMENT APPLICATIONS**

**Report of the Deputy Chief Executive and Corporate Director**  
**(Corporate & Support Services)**

**Item 1**

|                              |  |
|------------------------------|--|
| <b>Application Reference</b> | <b>DC/079856</b>   |
| <b>Location:</b>             | The Rope Works, Stanbank Street, South Reddish, Stockport, SK4 1PX   |
| <b>PROPOSAL:</b>             | Variation of Conditions 1 (Approved Plans) and 28 (Opaque Glazing) attached to planning permission DC063392 in relation to minor changes to the existing permission in relation to Building A (improve the efficiency of the layout for the mill building conversion, retaining more of the fabric of the original building and providing a glazed link between the retained features) and Building B (increase in height of building along with changes to car parking layout). |

**Item 2**

|                              |   |
|------------------------------|---|
| <b>Application Reference</b> | <b>DC/085817</b>  |
| <b>Location:</b>             | Seaton House, 61 Wellington Street, Stockport, SK1 3AD  |
| <b>PROPOSAL:</b>             | Conversion and Extension of the existing Seaton House, together with the construction of a new building to the rear to provide 35 dwellings (Use Class C3) with associated partial demolition, access, parking and landscaping. |

**Item 3**

|                              |   |
|------------------------------|---|
| <b>Application Reference</b> | <b>DC/086482</b>  |
| <b>Location:</b>             | Flora Cottage, 438 Chester Road, Woodford, Stockport, SK7 1QS   |
| <b>PROPOSAL:</b>             | Demolition of Existing Outbuildings to erect 3 detached Single Storey Dwellings with the Retention of the Existing Flora Cottage. Single storey extension to Flora Cottage following demolition of existing conservatory. |

#### Item 4

|                              |  |
|------------------------------|--|
| <b>Application Reference</b> | <b>DC/087393</b>   |
| <b>Location:</b>             | Edward Street, Stockport, SK1 3DQ  |
| <b>PROPOSAL:</b>             | Variation of condition 1 (approved plans) of planning permission ref: DC/073782 for a revised design and access solution and reduction in number of dwellings to 131 from 133. |

#### Item 5

|                              |  |
|------------------------------|--|
| <b>Application Reference</b> | <b>DC/087687</b>   |
| <b>Location:</b>             | 130 Moor Lane, Stockport, SK7 1PJ                                      |
| <b>PROPOSAL:</b>             | Two storey side and rear extension and a single storey rear extension. |

### INFORMATION

These applications need 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.

This Copyright has been made by or with the authority of SMBC pursuant to section 47 of the Copyright Designs and Patents Act 1988 ('the Act'). Unless the Act provides the prior permission of the copyright owner'. (Copyright (Material Open to Public Inspection) (Marking of Copies of Maps) Order 1989 (SI 1989/1099)