

Kay Neild

From: Ben Pycroft <
Sent: 01 December 2020 09:01
To: Simpkin, Rachael.; Haywood, Ben; Colley, Jane
Cc: Gary Cullen; Samantha-Jane Cullen; Rawdon Gascoigne
Subject: RE: Taxal Edge, Macclesfield Road, Whaley Bridge - Residential application

Importance: High

Morning

Please can the Council respond to my email from last week including the sketch today so that we can agree which way we wish to proceed?

Many thanks

Ben Pycroft BA (Hons) Dip TP MRTPI
Director



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From: Ben Pycroft
Sent: 25 November 2020 15:11
To: Simpkin, Rachael. <Haywood, Ben Colley, Jane <
Cc: Gary Cullen ; Samantha-Jane Cullen; Rawdon Gascoigne <
Subject: RE: Taxal Edge, Macclesfield Road, Whaley Bridge - Residential application

Dear Rachael / All

We agreed at our meeting last week that we would consider sketching up a revised scheme at the site, which we would send to you on an informal basis for comment to see if it is something Council officers could support before we would then consider amending the current scheme formally.

Our client's architect is busy this week, but Gary has provided a sketch. Without prejudice to the scheme that is currently before you, please find this sketch attached, which shows the following potential amendments:

- 1 – Removal of plot 7 - this is the detached dwelling next to the converted classroom
- 2 – Removal of plot 1 – instead the conversion of the garage to a dwelling under the extant permission would be built out – this could have a potential benefit on tree routes in this location. Plot 2 would become detached.
- 3 – The remaining plots (shown as 2, 3, 4, 5 and 6) could all be moved forward 1 to 2m. This would increase the garden area to the rear and change the layout slightly
- 4 – The garages would be moved back and would have green roofs, again to increase amenity. This would also remove the balconies.
- 5 – the garage for the converted classroom would be moved back to protect the tree roots – albeit there is permission in the location it is currently proposed for a retaining wall anyway.

We would like to know if this is something officers could support as soon as possible. Could you reply by the end of the week so that we can advise our client and subsequently get back to you in terms of potential extensions of time?

Many thanks

Ben Pycroft BA (Hons) Dip TP MRTPI
Director



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From: Simpkin, Rachael. <
Sent: 25 November 2020 11:14
To: Ben Pycroft <>; Haywood, Ben <>; Colley, Jane <
Cc: Gary Cullen <Samantha-Jane Cullen ; Rawdon Gascoigne <
Subject: RE: Taxal Edge, Macclesfield Road, Whaley Bridge - Residential application

Hi Ben,

Following our TEAMS meeting last week, would you kindly update me and by return as to whether the applicant intends to submit a revised sketch scheme within the context of an agreed time extension, which I suggest should be the 18th January 2021 DC Meeting.

Kind regards,

Rachael Simpkin
Senior Planning Officer (Majors & Commercial)
Development Services

High Peak Borough Council and Staffordshire Moorlands District Council

From: Ben Pycroft <
Sent: 17 November 2020 11:03
To: Haywood, Ben <>; Colley, Jane <; Simpkin, Rachael. >; de Bruin, Nicola <
Cc: Gary Cullen ; Samantha-Jane Cullen ; Rawdon Gascoigne <
Subject: Taxal Edge, Macclesfield Road, Whaley Bridge - Residential application

Hi All

To assist our discussion tomorrow, please find attached:

- 1 – A plan which shows how our red line and the built up area boundary as shown on the proposals map to aid our discussions re: policy H1; and
- 2 – An e-mail from the only estate agent in Whaley Bridge (Gascoigne Halman) which supports the need for family homes to aid our discussions on housing mix.

Kind regards

Ben Pycroft BA (Hons) Dip TP MRTPI
Director



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