

Altrincham & Bowdon Civic Society
Registered charity No. 246145

Minutes of the Committee Meeting 17th January 2023
7.30pm at Altrincham Town Hall

Present:

Committee members: Judie Collins (Chair), Trevor Stone (Treasurer), Paulina Lewis (Planning), Richard Hagon, Martin Garrett.

Co-opted Members: Angela Stone (Town Centre & Business Lead)
Ian Stuart (Friends of Altrincham Interchange)

Guest: Pauline Terry

1. Apologies, Declarations of Interest.

1.1 Apologies: Robert Redford, Leslie Cupitt, David Eastwood BA.

1.2 Declarations of interest – None

1.3 The minutes of the previous meeting on 15th December 2022 were distributed prior to the meeting.

2. Matters arising from previous minutes not otherwise covered on the agenda: None.

3. Report from the Chair

Staff at Altrincham Hospital had been informed that Minor Injuries was going to reopen, however within the space of 24hrs they were then told it wasn't, there was no finance. This situation is becoming ridiculous.

Apparently Dogs are now going to be allowed on Metro Trams, after the Altrincham 10k Run last September.

At a meeting with Adam Gross regarding the Trafford Housing Trust Development Project on New Street, Chair said that we would be happy to talk about the problems at a meeting only if all parties involved were present, including the TBC Case Officer.

The Vegetarian Society are moving from Parkdale in Bowdon, due to the deterioration of the premises. There is concern that this large plot could get into the hands of a developer.

4. Update on Altrincham Town Centre from Angela Stone

Altrincham Town Centre January 2023

Business update

Bistrot Pierre closed and is to be taken by Lounges - founded in 2002 They have units in Manchester. Chorlton, Didsbury and Urmston. The Altrincham one is to be called Oppio.

One Central is set to close, Unagi and their Burger company – Dirty Burger is moving into the unit next to the Bricklayers. There's a planning application in for the One Central unit (& Holland & Barrett & Millets)

Mustard closed last week.

Riddles has closed and is being taken by Kennedy's.

King Pong, we understand has been transferred to the owner of Just Plonk, though nothing has appeared on the Licensing list yet.

Work has started on the Chi Yip unit (which was Tim Horton's)

Lane7, a bowling alley has been announced as coming into the former Rackham's unit on the street level (the menswear area) The building is now known as Foundation.

Kick Collective, a high end trainer shop has opened in the Stamford Quarter.

Fusion Creative is due to open soon in The Grafton's.

Hex bar has opened in the old Treehouse unit.

There seems to be progress with the former Hays travel unit & Branded.

Hospitality

Christmas & New Year trading in the bars was good, though not as lively as previous years.

The World Cup football passed without any notable instances as did the recent Altrincham vs Wrexham match – they're back on the 4th February but I do now talk to both our football club and away team offices to share information with our bars.

We're still working closely with GMP and Trafford Council & I now have drink spiking testing kits to share with our venues as well as more posters.

Everyone is still struggling to find staff.

I met with CAMRA and The Roebuck and Old Market Tavern with a view to getting them listed as ACVs.

The Court case relating to the Rico Burton murder is due to start on the 4th February and is expected to last for 2 weeks.

Trevor and I are going to the House of Lords for the Best Bar None awards ceremony at the end of February. We have two applications in for "Innovative Scheme" and "Best scheme". We're hoping to be joined by Sir Graham and Baroness Williams.

This year we're planning to expand Best Bar None and Pubwatch to Hale, Bowdon and Broadheath & I'm hoping to find someone to start the schemes in Sale.

Other news

Public realm on George St seems to be progressing well but no news of the issues I've reported such as the rusted bin in Goose Green and the tree pits losing their bronze colour & tarmac (we hate Tarmac!)

The one-way traffic system on Regent Road is set to stay (all the way up to Market St), a disaster for businesses. Especially those on the even numbers on George Street and Greenwood Street who have frequent deliveries. It also makes it difficult to get to the new Regent Road car park which we all fought so hard to get 300 spaces in.

We're still waiting to be consulted on the Garden of Remembrance for Chapel St, but it is on Adam's agenda.

The car park is set to open in March.

Trafford Housing Trust have purchased the rear block (overlooking Kings Court)

Altrincham vs Cancer is back for 2023, organised by Alex at Altrincham HQ the main event will take place at Pure Gym on 23rd February.

BID are organising a hanging basket scheme with Sarah Walmsley

Paint Altrincham Pink, raising money and awareness for Prevent Breast Cancer returns for 2 weeks starting on the 6th March & planning is already underway.

Judie Collins, Sue Aldridge (Altrincham & Sale Chamber) and I met a couple of weeks ago with a view to setting up an "Altrincham Forward v2". Matt Colledge, who presented at our AGM has offered to help us establish a group to bring everyone together again. He talked at our meeting about how a joined up community makes for a successful town centre & we feel that we need to get together again with the addition of BID (Business Improvement District) and NBP (New Business Promotion).

5. Update on Trafford Housing Trust Planning Application for New Street

See comments in the Chair's report.

6. Treasurers Report

Finance: Bank Curr A/c £ 1381.61 Dep A/c £ 1442.58 HLF A/c £ 1.00

7. Altrincham Town Hall Update

A lengthy discussion took place about the unfair treatment we have experienced regarding the submission of our Expression of Interest and the subsequent Online Petition started just before Christmas. Although the petition was due to continue until June, Trafford are now wanting to remove it and discuss it at their forthcoming meeting next week. They have also advised that they could only confirm that 43 of the entries were living in Trafford, which Trevor said was simply ridiculous and must be a glitch in their computer system. Trevor has been offered the opportunity to Speak at full Council meeting on 25th January which he will attend and present our case and queries. He has responded to the email from the TBC Solicitor a copy of which is in **Appendix 1**

8. Planning

For current planning applications **see appendix 2.**

9. AOB

The secretary reported that we had received notice that Judith Miller had sadly passed away. He will phone David with condolences and to ask about a donation in her memory.

**Date and time of next committee meeting – Tuesday 21st March 2023
8pm-9pm at Altrincham Town Hall**

Appendix 1

Dear Mr Cockill,

I thank you for your email received last Thursday evening re the petition I organised, effectively on behalf of the local community, to save Altrincham Town Hall. Your second email received yesterday morning came as a huge shock which has obvious legal implications and may force deferral of discussion of this item at the full Council meeting on 25th January anyway, so I suggest we set that aside for the time being.

First of all, I must object most strongly to the Council making a decision on this matter in February. Throughout the process, from our original enquiries to Amey in September 2020 and January 2021 for having the building's ACV status renewed, through to the expressions of interest in its disposal sought by the Council in 2022, we feel we have been treated badly and unfairly. The former were ignored and for the latter we were given insufficient time in which to respond in the detail that both we and the Council would have liked. We understand it took more than 2 years for the Stretford Public Hall team to finalise their agreement and the eventual acquisition. It has to be recognised that a community bid for an asset like this is not a regular occurrence for the applicant and it therefore takes much longer to put together than it does for a commercial company already operating a similar business elsewhere.

Much time and effort was put into building new relationships with prospective partners in order to be sure the submission we sent in August was viable, though we did know there were still questions that would have to be answered and looked forward to further discussions with the Council. At a Teams meeting in October, however, our expectations were seemingly dashed when an unknown Council officer, who did not even introduce himself, summarily dismissed our proposals without even offering an explanation as to why. It was clear from his answers to a couple of simple questions that no sensible discussion, with him at least, could follow.

Since then, we have sought the opinion of other community groups and local councillors from all political parties and it was decided the best way forward was to start a petition. Once it passed the 500 signatures, I was advised by an Altrincham councillor that the full Council meeting in March looked the most likely date for the item to be discussed, though I did subsequently notice in the Altrincham Today article that a spokesperson for the Council had said, much to my surprise, that the Executive would meet in January to decide the next steps.

It feels like the gods are conspiring against us, and the Council is neither respecting the Town Hall's AVC status and its importance in Altrincham's heritage, nor is it giving due consideration to our bid. The building is protected until August, so there is no necessity to decide its future right now, and we can only presume the Council is being driven by the financial attraction of a commercial bid that it wants to include in its 2023/2024 Budget. We cannot, therefore, grant you permission to close our petition at this time. Altrincham Town Hall is not just an Asset of Community Value, for the town centre it is the Asset of Community Value. The Council should defer its formal discussion of this item until its meeting on 15th March when I will be happy to present the case for saving it for the community. I trust it will not be necessary, but we will take whatever actions, both legal and otherwise, as are needed in pursuit of this aim.

Kind regards,

Trevor Stone

Appendix 2

PLANNING APPLICATIONS

14 November 2022 to 9th January 2023

Application for approval of details reserved by conditions of grant of planning permission 98607/VAR/19. Condition numbers: 22 (external plant) and 24 (waste management)

Regent Road Car Park Altrincham

Ref. No: 109673/CND/22 | Received: Fri 18 Nov 2022 | Validated: Fri 18 Nov 2022 | Status: Awaiting decision

Application for approval of details reserved by conditions of grant of planning permission 100973/LBC/20. Conditions number: 2 (sub contractor for construction), 5 (tech drawings), 7 (materials), 8 (fixtures and fittings) and 10 (window details).

Former L And M Business Park Norman Road Altrincham WA14 4ES

Ref. No: 109670/CND/22 | Received: Fri 18 Nov 2022 | Validated: Fri 18 Nov 2022 | Status: Awaiting decision

Erection of a new dormer bungalow following demolition of existing property.

Gulmarg Garden Lane Altrincham WA14 1EU

Ref. No: 109513/FUL/22 | Received: Tue 01 Nov 2022 | Validated: Fri 18 Nov 2022 | Status: Awaiting decision

Application for approval of details reserved by conditions of grant of planning permission 106776/LBC/21, Condition numbers: 1 (time limit), 2 (approved plans), 3 (building shelter), 4 (materials), 5 (repair works schedule), 6 (internal door plan), 7 (staircase detail plan), 8(ventilation system), 9 (new partition walls), and 10 (roof light flush).

2/2A Old Market Place Altrincham WA14 4NP

Ref. No: 109694/CND/22 | Received: Tue 22 Nov 2022 | Validated: Tue 22 Nov 2022 | Status: Awaiting decision

Application for approval of details reserved by conditions of grant of planning permission 106775/FUL/21. Condition numbers: 1 (time limit), 2 (approved plans) 3 (materials), 4 (acoustic installation), 5 (noise management plan), 6 (plant equipment/noise level), 7 (roof light flush), 8 (ventilation) and 9 (construction hours).

2/2A Old Market Place Altrincham WA14 4NP

Ref. No: 109684/CND/22 | Received: Thu 17 Nov 2022 | Validated: Tue 22 Nov 2022 | Status: Awaiting decision

Application for approval of details reserved by conditions of grant of planning permission 101010/FUL/20. Condition numbers: 8 (Technical Drawings and Schedule of Salvaged Materials), 11 (Materials), 13 (External fixtures and fittings), 16 (Window details), 20 (Energy Efficiency measures), 22 (Physical security specification) and 25 (Interpretative material).

Former Engine House (also Previously Known As Power House And Boiler House, Norman Road, Altrincham WA14 4ES

Ref. No: 109505/CND/22 | Received: Mon 31 Oct 2022 | Validated: Tue 22 Nov 2022 | Status: Awaiting decision

Application for approval of details reserved by conditions of grant of planning permission 101010/FUL/20. Condition number: 3 (Subcontractor List)

Former Engine House (also Previously Known As Power House And Boiler House, Norman Road, Altrincham WA14 4ES

Ref. No: 109738/CND/22 | Received: Mon 28 Nov 2022 | Validated: Mon 28 Nov 2022 | Status: Awaiting decision

Change of use of existing office 1st and 2nd floors (Class E) into residential dwelling (Class C3) Open for comment icon

2B Harcourt Road Altrincham WA14 1NR

Ref. No: 109706/COU/22 | Received: Wed 23 Nov 2022 | Validated: Fri 02 Dec 2022 | Status: Awaiting decision

Works to trees within The Devisdale Conservation Area, specifically the felling of a number of trees (G1 - refer to plan). Open for comment icon

St Margarets Vicarage Dunham Road Altrincham WA14 4AQ

Ref. No: 109679/S211/22 | Received: Mon 21 Nov 2022 | Validated: Wed 30 Nov 2022 | Status: Unknown

Works to a tree within the Old Market Place Conservation Area, specifically the height and lateral spread of 1No. Cherry Tree by up to 2m. Open for comment icon

Regent Court 1C Groby Road Altrincham WA14 1PQ

Ref. No: 109821/S211/22 | Received: Thu 08 Dec 2022 | Validated: Fri 09 Dec 2022 | Status: Awaiting decision

Works to trees within TPO 139, specifically the pollarding of one Lime Tree (T1) by up to three metres. Open for comment icon

Lagnlyme 2 Severn Close Altrincham WA14 4UF

Ref. No: 109823/TPO/22 | Received: Thu 08 Dec 2022 | Validated: Fri 09 Dec 2022 | Status: Awaiting decision

Application for lawful development certificate for existing use of hot food takeaway.

10 Navigation Road Altrincham WA14 1NF

Ref. No: 109717/CPE/22 | Received: Fri 25 Nov 2022 | Validated: Tue 06 Dec 2022 | Status: Awaiting decision

Application for approval of details reserved by conditions of grant of planning permission 108949/CND/22. Condition number: 4 (Sound insulation scheme) and 5 (EVCP). Open for comment icon

22B The Downs Altrincham WA14 2PU

Ref. No: 109874/CND/22 | Received: Thu 15 Dec 2022 | Validated: Thu 15 Dec 2022 | Status: Awaiting decision

Erection of 2no dwellings including juliette balconies at rear and associated parking and landscaping following demolition of the existing dwelling. Open for comment icon

5 Brentwood Crescent Altrincham WA14 1NW

Ref. No: 109777/FUL/22 | Received: Fri 02 Dec 2022 | Validated: Wed 14 Dec 2022 | Status: Awaiting decision

Application for approval of details reserved by conditions of grant of planning permission 108019/FUL/22. Condition number: 4 (Construction Method Statements and Site Plan). Open for comment icon

17 Barrington Road Altrincham WA14 1HP

Ref. No: 109941/CND/22 | Received: Thu 22 Dec 2022 | Validated: Thu 22 Dec 2022 | Status: Awaiting decision

Application for approval of details reserved by conditions of grant of planning permission 109160/FUL/22. Condition numbers: 3 (Materials - roof only) and 8 (Construction Environmental Management Plan). Open for comment icon

Altrincham Leisure Centre Oakfield Road Altrincham WA15 8EW

Ref. No: 109921/CND/22 | Received: Tue 20 Dec 2022 | Validated: Tue 20 Dec 2022 | Status: Awaiting decision

Application for approval of details reserved by conditions of grant of planning permission 106821/HHA/21. Condition number: 3 (Materials). Open for comment icon

72 Lock Road Altrincham WA14 4HD

Ref. No: 109939/CND/22 | Received: Tue 20 Dec 2022 | Validated: Thu 22 Dec 2022 | Status: Awaiting decision

Works to trees within TPO 185, specifically the felling of one Lime Tree. Open for comment icon
1 Netheroyd 38 Regent Road Altrincham WA14 1RR
Ref. No: 109886/TPO/22 | Received: Fri 16 Dec 2022 | Validated: Mon 19 Dec 2022 | Status: Awaiting decision

Installation of replacement shop front Open for comment icon
56 Stamford New Road Altrincham WA14 1EE
Ref. No: 109311/FUL/22 | Received: Wed 05 Oct 2022 | Validated: Tue 20 Dec 2022 | Status: Awaiting decision

Alterations to front elevation to remove 1no. ATM and to replace 2nd ATM. Open for comment icon
11 Stamford New Road Altrincham WA14 1BD
Ref. No: 109977/FUL/23 | Received: Thu 05 Jan 2023 | Validated: Thu 05 Jan 2023 | Status: Awaiting decision

Advertisement consent sought for replacement of existing signage with 1 no. internally illuminated ATM signage. Open for comment icon
11 Stamford New Road Altrincham WA14 1BD
Ref. No: 109978/ADV/23 | Received: Thu 05 Jan 2023 | Validated: Thu 05 Jan 2023 | Status: Awaiting decision

Works to trees within The Devisdale Conservation Area, specifically the felling of 1 no. Silver Birch Tree (T1) (refer to plan). Open for comment icon
Woodlawns 25 Bentinck Road Altrincham WA14 2BW
Ref. No: 109970/S211/23 | Received: Wed 04 Jan 2023 | Validated: Wed 04 Jan 2023 | Status: Awaiting decision

Advertisement consent sought for 2 no. internally illuminated hanging signs; 1 no. internally illuminated outward projecting screen; 1 no. non-illuminated printed vinyl lettering; 1 no. non-illuminated printed vinyl manifestation lines. Open for comment icon
85 George Street Altrincham WA14 1RN
Ref. No: 109934/ADV/22 | Received: Thu 22 Dec 2022 | Validated: Wed 04 Jan 2023 | Status: Awaiting decision

Application for Certificate of Lawful proposed Development for the proposed garage conversion, rear extension, and enclosed front porch. Open for comment icon
60 Norman Road Altrincham WA14 4EB
Ref. No: 109835/CPL/22 | Received: Mon 12 Dec 2022 | Validated: Wed 04 Jan 2023 | Status: Awaiting decision

Demolition of existing office building and erection of a 5 storey office building (Use Classes E(g)(i) Offices or E(g)(ii) Research and development of products or processes) and installation of solar PV panels at roof level Open for comment icon
Lowry House 1 Denmark Street Altrincham WA14 2SS
Ref. No: 109536/FUL/22 | Received: Thu 03 Nov 2022 | Validated: Wed 11 Jan 2023 | Status: Awaiting decision

Change of use of the first and second floor from office to 2no apartments, erection of a rear extension to first and second floor levels. external alterations to include new rear entrance access for the apartments. Open for comment icon
80A Stamford New Road Altrincham WA14 1BS
Ref. No: 108877/FUL/22 | Received: Wed 10 Aug 2022 | Validated: Mon 09 Jan 2023 | Status: Awaiting decision

