

## TRAFFORD COUNCIL – NEW PLANNING APPLICATIONS RECEIVED

### LIST ISSUED 10th March 2025

The following PLANNING APPLICATIONS have been received by the Council. Application forms and plans are available for viewing on the Trafford Planning website at [www.trafford.gov.uk/planning](http://www.trafford.gov.uk/planning). If you do not have access to the internet, you can view application forms and plans by logging into one of our public PCs within Trafford libraries. If you need to view a paper copy of forms and plans you will need to make an appointment to do so and the plans will be made available for viewing. Please ring 0161 912 3149 in order to make an appointment giving at least 24 hours notice to allow time for the documents to be made available.

**Any representations should be made in writing by 27th March 2025 to the Head of Planning and Development. When writing, please state the application number and your name and address clearly. Observations must be made available for public inspection in accordance with the Local Government (Access to Information) Act 1985.**

**For Ward Councillors, please note that the call-in period for applications appearing on this list will expire on 31st March 2025.**

Head of Planning and Development, Trafford Town Hall, Talbot Road, Stretford M32 0TH.

### **ALTRINCHAM AREA - Altrincham, Broadheath, Timperley, Hale, Hale Barns, Bowdon, Dunham, Warburton**

<b>Reference Number:</b>	<b>115701/TPO/25</b>	<b>Altrincham Ward</b>
<b>Site Address:</b>	<b>68 Ellesmere Road Altrincham WA14 1JD</b>	
<b>Proposal:</b>	Work to tree within TPO 252 (T30). Specifically, the felling of 1No. Copper Beech.	
<b>Reference Number:</b>	<b>115726/HHA/25</b>	<b>Altrincham Ward</b>
<b>Site Address:</b>	<b>70 Brunswick Road Altrincham WA14 1LR</b>	
<b>Proposal:</b>	Erection of single storey side and part single/part two storey rear extension and associated external alterations	
<b>Reference Number:</b>	<b>115731/HHA/25</b>	<b>Altrincham Ward</b>
<b>Site Address:</b>	<b>1E Welman Way Altrincham WA15 8WE</b>	
<b>Proposal:</b>	Demolition of existing conservatory and outrigger, and erection of single storey rear extension	
<b>Reference Number:</b>	<b>115756/HHA/25</b>	<b>Altrincham Ward</b>
<b>Site Address:</b>	<b>Schenley 1 Bentinck Road Altrincham WA14 2BW</b>	
<b>Proposal:</b>	External alterations including replacement of windows, widening of one window and new bi-fold door to the rear.	
<b>Reference Number:</b>	<b>115368/HHA/25</b>	<b>Bowdon Ward</b>
<b>Site Address:</b>	<b>The New House Church Bank 3 Richmond Road Bowdon Altrincham WA14 3NW</b>	
<b>Proposal:</b>	Replacement of existing trees to south boundary (Langham Road boundary). Landscaping works to level lawned area to south garden with construction of new low-level retaining wall. Replacement of existing boundary wall to Langham Road. Enlargement of existing raised patio to south garden with installation of new external steps. Replacement of existing retaining walls within driveway area off Langham Road and erection of new fencing and gate to enclose area. Proposed electrical works to garden	
<b>Reference Number:</b>	<b>115579/HHA/25</b>	<b>Bowdon Ward</b>
<b>Site Address:</b>	<b>12 Dorset Road Altrincham WA14 4QN</b>	
<b>Proposal:</b>	Erection of part single/part two storey rear and first floor side extensions. Associated external alterations including rooflights.	

<b>Reference Number:</b>	<b>115761/TPO/25</b>	<b>Bowdon Ward</b>
<b>Site Address:</b>	<b>82 Stanhope Road Bowdon Altrincham WA14 3JL</b>	
<b>Proposal:</b>	Work to trees within TPO 267 (A1). Specifically, the felling of 1No. Ash and general maintenance of a number of trees (refer to plan)	
<b>Reference Number:</b>	<b>115652/ADV/25</b>	<b>Broadheath Ward</b>
<b>Site Address:</b>	<b>338 Manchester Road Altrincham WA14 5NH</b>	
<b>Proposal:</b>	Advertisement consent sought for retrospective permission for 1no. internally illuminated fascia sign	
<b>Reference Number:</b>	<b>115713/HHA/25</b>	<b>Broadheath Ward</b>
<b>Site Address:</b>	<b>25 Park Road Timperley Altrincham WA14 5AS</b>	
<b>Proposal:</b>	Erection of single storey side and rear and first floor rear extensions with associated external alterations including raised decking and roof lights	
<b>Reference Number:</b>	<b>115720/HHA/25</b>	<b>Broadheath Ward</b>
<b>Site Address:</b>	<b>2 Mayfair Drive Sale M33 4JT</b>	
<b>Proposal:</b>	Conversion of garage into home office and erection of single storey side and part single/part two storey side and rear extensions with associated external alterations including roof lights.	
<b>Reference Number:</b>	<b>115753/HHA/25</b>	<b>Broadheath Ward</b>
<b>Site Address:</b>	<b>31 Balmoral Drive Timperley Altrincham WA14 5AQ</b>	
<b>Proposal:</b>	Erection of single storey rear extension with associated external alterations including roof lights.	
<b>Reference Number:</b>	<b>115766/HHA/25</b>	<b>Broadheath Ward</b>
<b>Site Address:</b>	<b>55 Woodcote Road Timperley Altrincham WA14 5PN</b>	
<b>Proposal:</b>	Demolition of existing conservatory and erection of single storey side/rear extension	
<b>Reference Number:</b>	<b>115725/TPO/25</b>	<b>Hale Ward</b>
<b>Site Address:</b>	<b>Dingle Dene 26 South Downs Road Bowdon Altrincham WA14 3HW</b>	
<b>Proposal:</b>	Work to trees within TPO 030 (A4). Specifically, the felling of 1No. Pine and 1No. Conifer.	
<b>Reference Number:</b>	<b>115734/S211/25</b>	<b>Hale Ward</b>
<b>Site Address:</b>	<b>9 Warwick Drive Hale Altrincham WA15 9EA</b>	
<b>Proposal:</b>	Work to tree within the South Hale Conservation Area. Specifically, the crown reduction of 1No. Beech Tree.	
<b>Reference Number:</b>	<b>115735/S211/25</b>	<b>Hale Ward</b>
<b>Site Address:</b>	<b>Cranbrook 7 Warwick Drive Hale Altrincham WA15 9EA</b>	
<b>Proposal:</b>	Works to tree within the South Hale Conservation Area. Specifically, the crown reduction of 1No. Oak Tree.	
<b>Reference Number:</b>	<b>115767/HHA/25</b>	<b>Hale Ward</b>
<b>Site Address:</b>	<b>13 Nursery Avenue Hale Barns Altrincham WA15 0JP</b>	
<b>Proposal:</b>	Erection of single storey side and rear extension with associated external alterations including roof lights.	
<b>Reference Number:</b>	<b>115771/S211/25</b>	<b>Hale Ward</b>
<b>Site Address:</b>	<b>18 Planetree Road Hale Altrincham WA15 9JN</b>	
<b>Proposal:</b>	Work to trees within The South Hale Conservation Area. Specifically, the removal of 1No. Sycamore Tree.	

<b>Reference Number:</b>	<b>115440/HHA/25</b>	<b>Hale Barns &amp; Timperley South Ward</b>
<b>Site Address:</b>	<b>Davenport Green Roaring Gate Lane Hale Barns Altrincham WA15 8UA</b>	
<b>Proposal:</b>	Erection of a single storey side/rear extension, internal reconfiguration to include removal and creation of walls, external alterations to include removal of existing roof canopy, replace bi fold doors with sliding doors to south elevation, replacement of windows and doors to the existing farmhouse.	
<b>Reference Number:</b>	<b>115441/LBC/25</b>	<b>Hale Barns &amp; Timperley South Ward</b>
<b>Site Address:</b>	<b>Davenport Green Roaring Gate Lane Hale Barns Altrincham WA15 8UA</b>	
<b>Proposal:</b>	Listed Building Consent sought for the erection of a single storey side/rear extension, internal reconfiguration to include removal and creation of walls, external alterations to include removal of existing roof canopy, replace bi fold doors with sliding doors to south elevation, replacement of windows and doors to the existing farmhouse.	
<b>Reference Number:</b>	<b>115587/FUL/25</b>	<b>Hale Barns &amp; Timperley South Ward</b>
<b>Site Address:</b>	<b>Bowdon RUFC Clay Lane Timperley Altrincham WA15 7AF</b>	
<b>Proposal:</b>	Erection of an all-weather pitch with associated flood lighting, fencing, car-parking resurfacing and demarcation and associated works.	
<b>Reference Number:</b>	<b>115718/HHA/25</b>	<b>Hale Barns &amp; Timperley South Ward</b>
<b>Site Address:</b>	<b>40 Wood Lane Timperley Altrincham WA15 7PS</b>	
<b>Proposal:</b>	Demolition of existing detached garage and erection of single storey front, two storey side and single storey rear extensions with associated external alterations including roof lights.	
<b>Reference Number:</b>	<b>115722/HHA/25</b>	<b>Hale Barns &amp; Timperley South Ward</b>
<b>Site Address:</b>	<b>64 Shaftesbury Avenue Timperley Altrincham WA15 7NW</b>	
<b>Proposal:</b>	Erection of single storey rear extension.	
<b>Reference Number:</b>	<b>115629/FUL/25</b>	<b>Timperley North Ward</b>
<b>Site Address:</b>	<b>Altrincham Kersal Rugby Football Club Stelfox Avenue Timperley Altrincham WA15 6UL</b>	
<b>Proposal:</b>	Retention of open sided canopy to north elevation and replacement pitched roof on single storey southern elevation.	

### **SALE AREA – Sale, Brooklands, Sale Moor, Ashton-Upon Mersey, Carrington, Partington**

<b>Reference Number:</b>	<b>115569/CPL/25</b>	<b>Ashton Upon Mersey Ward</b>
<b>Site Address:</b>	<b>182 - 186 Washway Road Sale M33 6RN</b>	
<b>Proposal:</b>	Application for Certificate of Proposed Lawful Development for change of use from offices to shop.	
<b>Reference Number:</b>	<b>115615/FUL/25</b>	<b>Ashton Upon Mersey Ward</b>
<b>Site Address:</b>	<b>The Plough Hotel 54 Green Lane Sale M33 5PG</b>	
<b>Proposal:</b>	Alterations to existing beer garden including removal of existing glazed canopies, formation of new Green Oak and Slate canopy, formation of green oak "monolith structure" housing 2no. external tv's and associated works	
<b>Reference Number:</b>	<b>115741/TPO/25</b>	<b>Ashton Upon Mersey Ward</b>
<b>Site Address:</b>	<b>Serenity 30 Moss Lane Sale</b>	
<b>Proposal:</b>	Work to trees within TPO 088 (A2). Specifically, the felling of 1No. Cherry and 1No. Malus, reduction in height of 1No. Prunus and 1No. Hawthorn, and general maintenance of 1No. Laurel and a number of Hawthorn.	

<b>Reference Number:</b>	<b>115752/CPL/25</b>	<b>Ashton Upon Mersey Ward</b>
<b>Site Address:</b>	<b>65 Park Road Sale M33 6HS</b>	
<b>Proposal:</b>	Application for Certificate of Proposed Lawful Development for erection of garden room.	
<b>Reference Number:</b>	<b>115521/HHA/25</b>	<b>Brooklands Ward</b>
<b>Site Address:</b>	<b>207 Washway Road Sale M33 4AL</b>	
<b>Proposal:</b>	Erection of two storey front and single storey side/rear extension, conversion of garage to habitable accommodation and associated external alterations.	
<b>Reference Number:</b>	<b>115665/FUL/25</b>	<b>Brooklands Ward</b>
<b>Site Address:</b>	<b>187 Washway Road Sale M33 4AH</b>	
<b>Proposal:</b>	Retrospective application for erection of steps, raised deck and planters to front	
<b>Reference Number:</b>	<b>115325/FUL/25</b>	<b>Partington Town Council    Bucklow St Martins Ward</b>
<b>Site Address:</b>	<b>Land To The Rear Of The Fuse Warburton Lane Partington Manchester M31 4BU</b>	
<b>Proposal:</b>	Creation of 3no padel tennis courts with associated toilet and reception/refreshment facilities following the removal of the existing basketball court	
<b>Reference Number:</b>	<b>115730/HHA/25</b>	<b>Partington Town Council    Bucklow St Martins Ward</b>
<b>Site Address:</b>	<b>22 Broadway Partington Manchester M31 4DH</b>	
<b>Proposal:</b>	Erection of two storey side and single storey rear extensions with associated external alterations including roof lights.	
<b>Reference Number:</b>	<b>115487/FUL/25</b>	<b>Manor Ward</b>
<b>Site Address:</b>	<b>6 Kenilworth Road Sale M33 5FB</b>	
<b>Proposal:</b>	Change of use of existing dwelling to one dwelling (C3) and one flat annexe HMO (C4) with shared facilities	
<b>Reference Number:</b>	<b>115736/TPO/25</b>	<b>Manor Ward</b>
<b>Site Address:</b>	<b>9 Harboro Road Sale M33 5AE</b>	
<b>Proposal:</b>	Work to trees within TPO 141 (T7 and T8). Specifically, the crown reduction of 2No. Beech Trees.	
<b>Reference Number:</b>	<b>115632/ADV/25</b>	<b>Sale Central Ward</b>
<b>Site Address:</b>	<b>14 Cross Street Sale M33 7AE</b>	
<b>Proposal:</b>	Advertisement consent for 1 no. gable mounted internally illuminated display unit	

**STRETFORD AREA & URMSTON AREA – Stretford, Gorse Hill, Old Trafford, Trafford Park, Urmston, Flixton, Davyhulme**

<b>Reference Number:</b>	<b>115705/HHA/25</b>	<b>Davyhulme Ward</b>
<b>Site Address:</b>	<b>37 Tanhouse Road Flixton Manchester M41 8RA</b>	
<b>Proposal:</b>	Erection of single storey side and rear extension	
<b>Reference Number:</b>	<b>115610/FUL/25</b>	<b>Flixton Ward</b>
<b>Site Address:</b>	<b>298 Flixton Road Flixton Manchester M41 5DP</b>	
<b>Proposal:</b>	Conversion of existing garage to 1 no. residential unit, formation of two front dormers, extension to the rear and alterations to elevations.	
<b>Reference Number:</b>	<b>115710/HHA/25</b>	<b>Flixton Ward</b>
<b>Site Address:</b>	<b>69 Dunster Drive Flixton Manchester M41 6WR</b>	
<b>Proposal:</b>	Erection of first floor side and rear extension and associated external alterations including roof lights.	

<b>Reference Number:</b>	<b>115727/HHA/25</b>	<b>Flixton Ward</b>
<b>Site Address:</b>	<b>40 Riverside Drive Flixton Manchester M41 9FL</b>	
<b>Proposal:</b>	Erection of single storey side and rear extension	
<b>Reference Number:</b>	<b>115802/TPO/25</b>	<b>Flixton Ward</b>
<b>Site Address:</b>	<b>Green Bank Carrington Road Flixton Manchester M41 6HT</b>	
<b>Proposal:</b>	Work to trees within TPO184 (A1). Specifically, the felling of 3No. Beech Trees	
<b>Reference Number:</b>	<b>115404/ADV/25</b>	<b>Gorse Hill &amp; Cornbrook Ward</b>
<b>Site Address:</b>	<b>678 Chester Road Stretford Manchester M32 0SF</b>	
<b>Proposal:</b>	Advertisement consent sought for 1 no internally illuminated fascia sign	
<b>Reference Number:</b>	<b>115688/FUL/25</b>	<b>Longford Ward</b>
<b>Site Address:</b>	<b>Land Off Rye Bank Road Stretford</b>	
<b>Proposal:</b>	Engineering operations to create vehicular access to serve residential development (within Manchester City Council's administrative boundary) comprising 120 dwellings (including a mix of housing types and tenures) together with open spaces, landscaping, sustainable drainage features, cycleways and pedestrian footways, vehicular accesses and highways, parking provision and other associated works.	
<b>Reference Number:</b>	<b>115699/HHA/25</b>	<b>Longford Ward</b>
<b>Site Address:</b>	<b>96 Warwick Road South Stretford Manchester M16 0UX</b>	
<b>Proposal:</b>	Demolition of existing side extension and erection of single storey front, two storey side and single storey rear extensions, external alterations including rendering and cladding to elevations and new vehicular access onto Warwick Road South.	
<b>Reference Number:</b>	<b>115760/CPL/25</b>	<b>Longford Ward</b>
<b>Site Address:</b>	<b>1 Tresco Avenue Stretford Manchester M32 8PE</b>	
<b>Proposal:</b>	Certificate of lawfulness for the proposed construction of a ground floor side extension, to an existing detached residential property.	
<b>Reference Number:</b>	<b>115055/FUL/24</b>	<b>Lostock &amp; Barton Ward</b>
<b>Site Address:</b>	<b>Trafford Centre Service Station Access Road Trafford Centre Trafford Park Manchester M17 8AT</b>	
<b>Proposal:</b>	Demolition of the existing petrol station, canopy and car wash and redevelopment of the site to provide a drive-thru coffee shop (Class E / Sui Generis), electrical vehicle charging hub and car showroom (Sui Generis) and 2 No. digital display screens to form single advertisement installation together with car parking, hard and soft landscaping, refuse storage and associated works including amended site entrances.	
<b>Reference Number:</b>	<b>115056/ADV/24</b>	<b>Lostock &amp; Barton Ward</b>
<b>Site Address:</b>	<b>Trafford Centre Service Station Access Road Trafford Centre Trafford Park Manchester M17 8AT</b>	
<b>Proposal:</b>	Installation of 2 No. digital display screens to form single advertisement installation.	
<b>Reference Number:</b>	<b>115724/HHA/25</b>	<b>Lostock &amp; Barton Ward</b>
<b>Site Address:</b>	<b>546 Barton Road Stretford Manchester M32 9TD</b>	
<b>Proposal:</b>	Demolition of existing detached garage and rear extension. Erection of single storey front, side and rear extension with associated external alterations including roof lights.	

<b>Reference Number:</b>	<b>115733/HHA/25</b>	<b>Stretford &amp; Humphrey Park Ward</b>
<b>Site Address:</b>	<b>33 Arlington Road Stretford Manchester M32 9HJ</b>	
<b>Proposal:</b>	Demolition of existing detached garage and erection of single storey side and rear extension	
<b>Reference Number:</b>	<b>115516/HHA/25</b>	<b>Urmston Ward</b>
<b>Site Address:</b>	<b>2 Thorley Drive Urmston Manchester M41 0XA</b>	
<b>Proposal:</b>	Erection of first floor side and rear extension and formation of rear dormer	
<b>Reference Number:</b>	<b>115520/FUL/25</b>	<b>Urmston Ward</b>
<b>Site Address:</b>	<b>3 Cob Kiln Lane Urmston Manchester M41 9JT</b>	
<b>Proposal:</b>	Change of Use from mixed use of equestrian centre and retail sales of equestrian goods and feed, to sale of equestrian goods and feed.	
<b>Reference Number:</b>	<b>115553/FUL/25</b>	<b>Urmston Ward</b>
<b>Site Address:</b>	<b>48A Flixton Road Urmston Manchester M41 5AB</b>	
<b>Proposal:</b>	Conversion of one flat to two separate flats at first and second floor level, alterations to the rear elevation including creation of escape route and new stairs	
<b>Reference Number:</b>	<b>115742/HHA/25</b>	<b>Urmston Ward</b>
<b>Site Address:</b>	<b>66 Westbourne Road Urmston Manchester M41 0XQ</b>	
<b>Proposal:</b>	Demolition of existing garage, erection of part single/part two storey side, two storey rear and front porch extension and associated external alterations including widening of driveway	