

Planning Alert: Are you aware of these planning applications:

25/00853/DIS: Discharge of condition 27 (Removal of Orchard and vegetation)

25/00148/TDC: Construction of 1 self-build dwelling and associated works

25/00853/DIS : Discharge of condition 27

Condition 27: is the land management and land scape plan following the development of the Old College of Law site. It was a planning condition for the planned development to be approved. The condition included landscaping and reinstatement of the orchard in the Walled Garden of Christleton Old Hall and included the retention of 12 rare varieties of fruit trees planting of 54 other trees, planting of hedgerows and an eco rich lawn. The new reinstated Orchard was to allow access to all residents and the local community and would have provided a rich habitat for the local wildlife.

The recent discharge application of Condition 27 now **EXCLUDES ALL** the planting of the orchard in the Walled Garden and the 12 rare fruit trees have now been removed from the plot.

25/00148/TDC : Construction of 1 self-build dwelling and assoc work

The approved planning permission originally outlaid plans for a charity office building which would have provided employment for the local community and enable the orchard to remain open to public access

The change in plans to make it a private dwelling would mean the area will almost certainly now become a private garden with **NO PUBLIC ACCESS** and the loss of the orchard inc **ALL** planned trees. It could also open the possibility for further housing to be built in the orchard area instead.

Why should we fight it:

- If this application is successful, the Orchard will no longer be planted,
- The 12 rare variety of fruit trees won't be required to be replanted
- The local community will lose a valuable area of habitat
- The historic importance and heritage that is attached to the Walled Garden will be lost
- The **lack of planting** opens the site up to being a lot more **vulnerable to future Development**
- Once the green space is lost its gone for good
- There appears to be a continuing change of goal posts by the developers, if objections to these changes are not stopped who knows what the next changes will be!!

How can you help?

It only takes a few minutes to protect our neighbourhood. We ask you to consider either:

a) Visit the Cheshire West Council Planning Portal and register to make a comment.

Please then comment on **BOTH** applications above and clearly state that you **OBJECT TO** and **REJECT** the proposed changes, especially the removal of the planned Orchard

Or

b) A short e-mail to Jill.stephens@cheshirewestandchester.gov.uk objecting to **25/00148/TDC** & **25/00853/DIS**

Christleton Parish Council will be discussing this in their next meeting 7.30pm, 4th Nov at the methodist church. Please come along.

COMMENTS NEED TO BE SUBMITTED BY THE 7TH NOVEMBER

**Let's stand together to protect our community, our
green space, and our local heritage. 🌿**