

**ARTICLE FOUR DIRECTION****STOCKPORT METROPOLITAN BOROUGH COUNCIL****TOWN AND COUNTRY PLANNING ACT 1990**  
**GENERAL PERMITTED DEVELOPMENT ORDER 1995**  
**ALEXANDRA PARK CONSERVATION AREA****DIRECTION UNDER ARTICLE 4(2)**

**WHEREAS** the Council of the Metropolitan Borough of Stockport being the appropriate local planning authority within the meaning of article 4(6) of the Town and Country Planning (General Permitted Development) Order 1995, are satisfied that it is expedient that development of the descriptions set out in Schedule 2 below should not be carried out on land within the Conservation Area of ALEXANDRA PARK described in Schedule 1, unless permission is granted on an application under Part III of the Town and Country Planning Act 1990

**AND WHEREAS** the Council consider that development of the said descriptions would be prejudicial to the proper planning of their area and would constitute a threat to the amenities of their area

**NOW THEREFORE** the said Council in pursuance of the power conferred on them by article 4(2) of the Town and Country Planning (General Permitted Development) Order 1995 hereby direct that the permission granted by Article 3 of the said Order shall not apply to development on the said land of the descriptions set out in Schedule 2 below.

**THIS DIRECTION** is made under article 4(2) of the said Order and shall remain in force until six months from the date of this Direction and shall then expire unless it has been confirmed by the said Council before that date

This Direction may be cited as "The Stockport Metropolitan Borough Council (Land within Conservation Area of ALEXANDRA PARK) Direction No. 1, 2010"

**SCHEDULE 1**

- 140 – 142 (even) Castle Street Edgeley Stockport SK3 9JH
- 148 Castle Street Edgeley Stockport SK3 9JH
- 148A Castle Street Edgeley Stockport SK3 9JH
- 152 Castle Street Edgeley Stockport SK3 9JH
- 1 & 3 Greenhill Place Edgeley Stockport SK3 9NE
- 2 – 10 (even) Edgeley Road Edgeley Stockport SK3 9NB
- 16 Edgeley Road Edgeley Stockport SK3 9NB

20 – 22 (even) Edgeley Road Edgeley Stockport SK3 9NB  
26 – 28 Edgeley Road Edgeley Stockport SK3 9NB  
28A Edgeley Road Edgeley Stockport SK3 9NB  
30 – 34 (even) Edgeley Road Edgeley SK3 9NB  
42 – 68 (even) Edgeley Road Edgeley Stockport SK3 9NQ  
11 Edgeley Road Edgeley Stockport SK3 9NB  
97 – 115 (odd) Edgeley Road Edgeley Stockport SK3 9NG  
121 – 147 (odd) Edgeley Road Edgeley Stockport SK3 9NG  
201 – 233 (odd) Edgeley Road Edgeley Stockport SK3 0LT  
135 – 165 (odd) Cheadle Old Road Edgeley Stockport SK3 9RW  
70 – 128 (even) Cheadle Old Road Edgeley Stockport SK3 9RQ  
130 – 148 (even) Cheadle Old Road Edgeley Stockport SK3 9RH  
2 Dale Street Edgeley Stockport SK3 9QA  
6 – 44 (even) Dale Street Edgeley Stockport SK3 9QA  
1 – 5 (odd) Dale Street Edgeley Stockport SK3 9QA  
13 – 23 (odd) Dale Street Edgeley Stockport SK3 9QA  
1 – 43 (odd) Hardcastle Road Edgeley Stockport SK3 9BY  
28 Hardcastle Road Edgeley Stockport SK3 9BY  
1 – 9 (odd) Reservoir Road Edgeley Stockport SK3 9BZ  
Ivy Cottage Reservoir Road Edgeley Stockport SK3 9QJ  
Ivy Lodge Reservoir Road Edgeley Stockport SK3 9QJ  
2 – 28 (even) Clwyd Avenue Edgeley Stockport SK3 9DA  
2 – 70 (even) Moscow Road East Edgeley Stockport SK3 9QL  
3 – 43 (odd) Moscow Road Edgeley Stockport SK3 9QB  
2 – 18 (even) Calcutta Road Edgeley Stockport SK3 9RD  
1 – 27 (odd) Calcutta Road Edgeley Stockport SK3 9RD  
2 – 8 (even) Edgeley Fold Edgeley Stockport SK3 9RG  
14 – 24 (even) Edgeley Fold Edgeley Stockport SK3 9RG  
1 – 5 (odd) Edgeley Fold Edgeley Stockport SK39RG  
1 – 39 (odd) Madras Road Edgeley Stockport SK3 9RE  
2 – 36 (even) Bombay Road Edgeley Stockport SK3 9RF  
3 – 21 (odd) Bombay Road Edgeley Stockport SK3 9RF  
2 – 44 (even) Mountfield Road Edgeley Stockport SK3 9RR  
1 – 27 (odd) Mountfield Road Edgeley Stockport SK3 9RR

## SCHEDULE 2

1. The enlargement, improvement or other alteration to a dwellinghouse, where any part of the enlargement, improvement or alteration would front a relevant location, being development comprised within Class A of Part 1 of Schedule 2 of the Town and Country Planning (General Permitted Development) Order 1995 and not being development within any other Part or Class.
2. Any other alteration to the roof of a dwellinghouse, where the alteration would be to a roof slope which fronts a relevant location, being development comprised within Class C of Part 1 of Schedule 2 of the Town and Country Planning (General Permitted Development) Order 1995 and not being development within any other Part or Class.

3. The erection or construction of a porch outside any external door of a dwellinghouse, where the external door in question fronts a relevant location, being development comprised within Class D of Part 1 of Schedule 2 of the Town and Country Planning (General Permitted Development) Order 1995 and not being development within any other Part or Class.
4. The provision within the curtilage of a dwellinghouse of any building or enclosure, swimming or other pool required for a purpose incidental to the enjoyment of the dwellinghouse as such, or the maintenance, improvement or other alteration of such a building or enclosure, where the building or enclosure, swimming or other pool to be provided would front a relevant location, or where the part of the building or enclosure maintained, improved or altered would front a relevant location, being development comprised with Class E of Part 1 of Schedule 2 of the Town and Country Planning (General Permitted Development) Order 1995 and not being development within any other Part or Class.
5. The provision within the curtilage of a dwellinghouse of a hard surface for any purpose incidental for any purpose incidental to the enjoyment of the dwellinghouse as such, where the hard surface would front a relevant location, being development comprised within Class F of Part 1 of Schedule 2 of the Town and Country Planning (General Permitted Development) Order 1995 and not being development within any other Part or Class.
6. The installation, alteration or replacement of a satellite antenna [a microwave antenna] on a dwellinghouse or within the curtilage of a dwellinghouse, where the part of the building or other structure on which the antenna is to be installed, altered or replaced fronts a relevant location, being development comprised within Class H of Part 1 of Schedule 2 of the Town and Country Planning (General Permitted Development) Order 1995 and not being development within any other Part or Class.
7. The erection, alteration or removal of a chimney on a dwellinghouse or on a building within the curtilage of a dwellinghouse, being development comprised within Part 1 of Schedule 2 of the Town and Country Planning (General Permitted Development) Order 1995 and not being development within any other Part or Class.
8. The erection, construction, maintenance, improvement or alteration of a gate, fence, wall or other means of enclosure would be within the curtilage of a dwellinghouse and would front a relevant location, being development comprised within Class A of Part 2 of Schedule 1 of the Town and Country Planning (General Permitted Development) Order 1995 and not being development within any other Part or Class.

9. The painting of the exterior of any part, which fronts a relevant location, of (i) a dwellinghouse; or (ii) any building or enclosure within the curtilage of a dwellinghouse, being development comprised within Class C of Part 2 of Schedule 1 of the Town and Country Planning (General Permitted Development) Order 1995 and not being development within any other Part or Class.
10. Any building operation consisting of the demolition of the whole or any part of any gate, fence, wall or other means of enclosure, where the gate, fence, wall or other means of enclosure is within the curtilage of a dwellinghouse and fronts a relevant location, being development comprised within Class B of Part 31 of Schedule 1 of the Town and Country Planning (General Permitted Development) Order 1995 and not being development within any other Part or Class.

**“Relevant Location” referred to above means a highway, waterway or open space.**

THE COMMON SEAL of THE )  
METROPOLITAN BOROUGH COUNCIL )  
OF STOCKPORT was hereunto affixed this )  
8<sup>th</sup> day of April 2010 )  
in the presence of:-

*Steve Clegg*  
Deputy Mayor



*B. H.*  
Council Solicitor

