



Civic Hall, off Park Lane, Poynton, Cheshire, SK12 1RB

Date: 26th June 2024

You are summoned to a meeting of the Town Council's Planning and Environment Committee to be held at 8.00pm on Monday 1st July 2024 at the Civic Hall, Poynton, SK12 1RB.

Yours faithfully,

Haf Barlow
Town Clerk

Agenda

1. To note if anyone attending, or present, at the meeting is making, or intends to make, an audio recording or film of the meeting.
2. Questions from members of the public.
3. Apologies for absence.
4. Declarations of disclosable pecuniary or other interests.
5. To approve the minutes of the Planning & Environment Committee meeting on 10th June 2024.
6. To receive and consider the action log for 2024-2025.
7. To consider if a Freedom of Information request should be submitted to Cheshire East to establish the identity of the industry experts used to assess the management and operation of HWRCs in Cheshire East and to obtain a copy of their report.
8. To consider and agree the remit of Planning & Environment Committee.
9. To consider if there are any local projects or development sites that would meet the priorities within the financial contributions in lieu of affordable houses (commuted sums) policy and be suitable for commuted sum funding.
10. To note the email from Cheshire East Council in relation to the Community Infrastructure Levy payment for March 2024.
11. To receive and consider the correspondence received regarding 23/0927M Land adjacent to Squirrels Chase, 35B Lostock Hall Road, Poynton SK12 1AD.
12. To approve the actions taken under S051 regarding the Town Councils submission re the New Cheshire East Local Plan.
13. To receive and consider the response from Tesco regarding the free bus service to Handforth Dean.

14. To consider the following planning applications:

Application: 24/2030M

Location: 288 Park Lane, Poynton SK12 1RQ

Proposal: Reserved matters application for appearance, landscaping and scale following Outline approval 20/2252M for a detached single storey bungalow.

Application: 24/2148M

Location: 42 Oak Grove, Poynton SK12 1AE

Proposal: Demolish existing rear timber conservatory and side car port. Build flat roof side and rear extension.

Application: 24/2062M

Location: 31 Gloucester Road, Poynton SK12 1JJ

Proposal: Attached double garage.

Application: 24/2117M

Location: 49 Oak Grove, Poynton SK12 1AD

Proposal: Front single storey extension and alteration to rear/side door & window.

Application: 24/2009M

Location: 53 Coppice Road, Poynton SK12 1SL

Proposal: Lawful development certificate for proposed existing building to be demolished is a garage/workshop the proposed replacement building will create a smaller workshop set further back from the existing garage line to create more space for a vehicle and internally create the addition of a small garden room for the resident to sit in, in the finer months. The development is lawful as it meets the criteria set out in the permitted development rights for detached buildings with the residential curtilage. There is to be no provision for sleeping accommodation and is not going to be built to a dwelling standard in terms of U value.

Application: 24/2074M

Location: 16 Barclay Road, Poynton, SK12 1YY

Proposal: Single storey rear extension.

Application: 24/2060M

Location: 1 Marley Road, Poynton SK12 1LY

Proposal: Demolition of existing outbuilding and a proposed single story side extension and internal alterations.

Application: 24/2249M

Location: 3 Lady's Close, Poynton SK12 1AN

Proposal: Two storey side extension to detached dwelling.

Application: 24/2298M

Location: The Hunting Lodge, Coppice Road, Poynton SK12 1SP

Proposal: Additional porch amendment to main entrance only to approved application 21/1432M (alteration to the roof structure and elevations of the existing dwelling house).

Planning Appeals

Application: 22/3680M (Planning Appeal)

Location: Elms Bed Caravan Park, Elms Bed Road, Poynton SK12 1TG

Proposal: Change of use from class A (to include camping, and touring caravans) to mixed use A & C (to include camping, touring and static caravans).

Application: 23/0927M

Location: Land adjacent to Squirrel's Chase, 33B Lostock Hall Road, Poynton SK12 1DP.

Proposal: This application seeks full planning permission for the erection of two detached properties and associated access and landscape works on land to the east of Squirrel's Chase at Lostock Hall Road, Poynton SK12 1DP.

15. Communication messages.