



Date: 15th April 2026

You are summoned to a meeting of the Planning and Environment Committee to be held at the Civic Hall on Monday 20th April 2026 at 8pm.

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 30th March 2026.
6. To receive and consider the action log for 2025-2026.
7. To receive and consider a verbal update from the Cheshire East Councillors on the committee.
8. To receive and consider the Brownfield Land Register toolkit from CPRE The Countryside Charity.
9. To receive and consider the draft property disposal form for Network Rail land at 16-18 Lostock Road, Poynton SK12 1LL.
10. To note the actions taken under S051:
 - to write to Tim Roca MP regarding the Lostock Hall Farm application, the definition of towns/villages and the issue of flood security.
 - for the Chair to attend the Cheshire East Northern Planning Committee meeting on 22nd April 2026 in regard to planning application 25/4766PIP Coppice Road.
11. To receive and consider an email from Cheshire East regarding the removal of Poynton from the list of mobile HWRS mobile sites.

12. To receive and consider a verbal report from the Chair on the frequency of Royal Mail post delivery in Poynton.
13. To receive and consider a report from the Clerk on the quotations received for the Neighbourhood plan /Green/Grey belt reviews.
14. To receive a report from the Chair on the state of repair of the listed building Lostock Hall Farmhouse, Poynton.
15. To receive and consider a report from the Chair and the Clerk on Adlington New Town Task & Finish Group.
16. To receive and consider the email response from enforcement regarding the TPO contravention on Lady's Incline.
17. To receive and consider the report from the Chair on planning application 26/1305/EIA, EIA Screening Opinion on a proposed residential and employment development on land north of Adlington Business Park, Poynton.
18. To receive a report on the following Cheshire East planning applications and to agree a response:

Application: 26/0946/VOC

Location: 48 Brookside Avenue, Poynton SK12 1PW

Proposal: Variation of condition of condition 3 on approval 25/4281/HOUS.

Application: 26/1029/CLPUD

Location: 14 Pickwick Road, Poynton SK12 1LD

Proposal: Certificate of proposed lawful development for a single storey rear extension.

Application: 26/1026/HOUS

Location: 28 Oakfield Road. Poynton SK12 1AS

Proposal: Proposed single storey front and side extension.

Application: 26/1082/HOUS

Location: 105 Chester Road, Poynton SK12 1HJ

Proposal: Double and single storey rear extension.

Application: 26/1014/PIP

Location: Land adjacent to Mill Hill Hollow and Woodford Road Junction, Poynton SK12 1EJ

Application: 26/1210/HOUS

Location: 23 Grebe Close, Poynton, SK12 1HU

Proposal: Erection of a two-storey rear extension, roof alterations including rear dormer, installation of a new front window to bedroom, and formation of a new garage door within an existing window opening.

Application: 26/1183/PRIOR-1A

Location: 23 Grebe Close, Poynton, SK12 1HU

Proposal: Prior Approval for a proposed single-storey rear extension, extending 5.00m beyond the rear wall, maximum height of 3.00m and eaves height of 2.80m.

Application: 26/1328/HOUS

Location: 181 Chester Road, Poynton, SK12 1DS

Proposal: Proposed Ground Floor single storey extension to the side and rear of the property.

Application: 26/1079/HOUS

Location: 43 Anglesey Drive, Poynton, Stockport, Cheshire East, SK12 1BU

Proposal: Proposed new front porch. Proposed ground floor single storey extension.

Proposed ground floor single storey extension to the rear of the property with walk on balcony roof. Proposed ground floor single storey side extension. Proposed changes to the existing external elevations.

Application: 25/4746/HOUS

Location: 2 West Park Avenue, Poynton, SK12 1DX

Proposal: Removal of existing part, rear extension and construction of part single storey and part double storey rear extension, with internal modifications. (Revised plans)

19. Communication messages.