

Poynton - with - Worth Town Council

Planning & Environment

Minutes of a meeting of the Planning and Environment Committee held at 8pm on Monday 8th December 2014 at the Civic Hall, Poynton.

Committee Members Present :- Councillor L.A. Clarke (C)
Councillor C. A. Gorst
Councillor S. Horsman
Councillor Mrs J Sewart
Councillor G King
Councillor M C G Sewart
Councillor R.E.West (VC) (from 8.15pm to 8.35pm)

Also in Attendance :- Cllr Mrs R Horsman-Johnson attended under SO 56, as did Cllr P Hoyland (from 8.40pm)

68 Apologies for Absence

Apologies received from Cllrs G Bartos and Mrs I Thornton-Maddocks.

69 Declarations of Disclosable Pecuniary or Other Interests

Cllr L Clarke declared a non-pecuniary interest in Planning Application 14/5222M inasmuch as he has property interests nearby. He left the Chamber when this was considered and voted on.

All Members present declared a non-pecuniary interest in Planning Application 14/5436M on the basis that a former Town Councillor is a resident in the same road.

Cllr Mrs S Horsman declared a non-pecuniary interest in Planning Application 14/5458 as she lives nearby.

70 To Approve Minutes of Meeting held on 10th November 2014

RESOLVED: That the minutes of the meeting held on 10th November 2014 be approved as an accurate record, and signed by the Chairman (5-2abs).

71 Applications Received to Date

71- 1	14/5090M	Plot Ref :-	Type :-	FULL
	Applicant Name :-	Phillips Mr L	Date Received :-	20/11/2014
	Location :-	43 Woodside Lane Woodside Lane Poynton SK12 1BR	Date Returned :-	09/12/2014
	Proposal :	Dormer roof extension		
	Observations :	RECOMMENDED: That there be no objection to this application (NC)		

71- 2	14/5162M	Plot Ref :-	Type :-	FULL
	Applicant Name :-	Holmes Mr M	Date Received :-	26/11/2014
	Location :-	48 Woodside Lane Woodside Lane Poynton SK12 1BB	Date Returned :-	09/12/2014
	Proposal :	First floor extension over garage for disabled person		
	Observations :	RECOMMENDED: That there be no objection to this application (NC)		

71- 7	14/5402M	Plot Ref :-	Type :-	FULL
	Applicant Name :-	Scappaticci Mr B	Date Received :-	26/11/2014
	Location :-	288 London Road North London Road North Poynton SK12 1BZ	Date Returned :-	09/12/2014
	Proposal :	Replacement dwelling		
	Observations :	RECOMMENDED: That there be no objection to this application (NC)		

71- 8	14/5436M	Plot Ref :-	Type :-	FULL
	Applicant Name :-	Arlot Mr C	Date Received :-	28/11/2014
	Location :-	Benbecula Elm Beds Road Poynton SK12 1TG	Date Returned :-	09/12/2014
	Proposal :	Conversion of a large existing bungalow into two semi-detached homes, including demolition of existing garage, storey and a half extension to the rear and general renovation of elevations.		
	Observations :	RECOMMENDED: That there be no objection to this application, provided that officers are satisfied that it complies with conservation area regulations, and that it will pose no threat to the canal bank (NC)		

71- 9	14/5458M	Plot Ref :-	Type :-	FULL
	Applicant Name :-	Samuels Ms J	Date Received :-	03/12/2014
	Location :-	54 London Road South London Road South Poynton SK12 1LG	Date Returned :-	09/12/2014
	Proposal :	Demolition of the existing dwelling and construction of two pairs of semi-detached dwellings with associated parking and landscaping.		
	Observations :	Recommend refusal, on the basis of RO7RD - development unneighbourly, and RO3HW - Additional turning movements (Macclesfield BC - Standard Conditions and Reasons for Refusal - 2007). Members commented that the proposed dwelling was three storeys, rather than the two storey dwelling it replaces, that there was a risk of overlooking Clifford Road properties from the rear dormer window, that the car parking arrangement was tight and too crowded, and that it would seem that vehicles from parking spaces marked P4 on the plan would need to reverse onto the busy London Road South, close to the adjacent and busy Clifford Road junction. (5 - 2abs)		

72 Development of Woodford Aerodrome

RESOLVED: That the exchange of correspondence between the Head of Development Management at Stockport MBC and the Clerk of November 2014 be noted and received (NC)

73 Cheshire East Local Plan Strategy

The correspondence between the Development Plan Inspector and Cheshire East Council was noted,

as was a letter from the Deputy Leader of Cheshire East Council regarding the delay in the Local Plan Examination.

John Knight, who is advising the Town Council on the Local Plan and the Poynton Neighbourhood Plan was present, and brought Members up to date on the Local Plan process. Cheshire East needed to make as much progress as possible on the review of the Local Plan in the next six months, and Mr Knight thought there could be another three months after that before the examination resumed. Meanwhile it was important to make substantial progress on the Neighbourhood Plan.

There followed some debate about whether the Town Council should be taking any further action with Cheshire East on the Local Plan, and it was recommended that nothing further be done for the time being, although Mr Knight recommended that Poynton continues to monitor the situation carefully.

RESOLVED: That the correspondence be received, and that John Knight be thanked for his verbal update on the Local Plan Strategy (NC)

74 Poynton Neighbourhood Plan (PNP)

Robert Sabin and Sarah-Jane Gilmore of the PNP Steering Group were present, and briefed Members on the draft PNP Survey. John Knight said that the results of previous consultations would be relevant to the evidence base for the PNP. Members were asked to take copies of the Survey away to complete, and to provide any comments on it by Friday 12th December.

RESOLVED: That the draft survey be received, and members of the PNP Steering Group thanked for their attendance and briefing (NC)

75 Action taken under SO 51: Planning Applications

RESOLVED: That action taken under SO 51 on 24th November 2014 on three Poynton planning applications be noted (NC)

76 Air Quality Monitor

RESOLVED: That the continued delay in Cheshire East Council drafting a Service Level Agreement regarding the maintenance of the Monitor be noted, and the issue be included in the April 2015 meeting of the Planning and Environment Committee (NC)

The Meeting closed at : 9.25pm

Signed : _____ Chairman Date: _____

On behalf of :- Poynton - with - Worth Town Council