

## Poynton - with - Worth Town Council

### Planning & Environment

Minutes of the Planning and Environment Committee held at 8pm on Monday 10th March 2014 at the Civic Hall, Poynton

Committee Members Present :- Councillor G. Bartos  
Councillor L.A. Clarke (C)  
Councillor C. A. Gorst  
Councillor S. Horsman  
Councillor Mrs J Sewart  
Councillor G King  
Councillor R.E.West (VC)

Also in Attendance :- Cllr Mrs J Saunders attended under SO 54, substituting for  
Cllr Mrs I Thornton-Maddocks

#### **95 Apologies for Absence**

Cllr Mrs I Thornton-Maddocks

#### **96 Declarations of Disclosable Pecuniary or Other Interests**

None declared

#### **97 To Approve Minutes of Meeting held on 3rd February 2014**

RESOLVED: That the minutes of the meeting held on 3rd February 2014 be approved as an accurate record, and signed by the Chairman (7-1abs)

#### **98 Applications Received to Date**

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98- 1	14/0647M	Plot Ref :-	Type :-	FULL
	Applicant Name :-	Hebden Mr and Mrs P	Date Received :-	03/03/2014
	Location :-	41 Brookfield Avenue Brookfield Avenue Poynton SK12 1JE	Date Returned :-	11/03/2014

Proposal : Demolition of existing single storey rear extension. New single storey rear extension.

Observations : RECOMMENDED: That there be no objection to this application (NC)

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98- 2	14/0737M	Plot Ref :-	Type :-	FULL
	Applicant Name :-	Mr and Mrs Giller M	Date Received :-	26/02/2014
	Location :-	9 Sutton Road Sutton Road Poynton SK12 1SU	Date Returned :-	11/03/2014

Proposal : Proposed two storey side extension

Observations : RECOMMENDED: That there be no objection to this application (NC)

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98- 3	14/0747M	Plot Ref :-	Type :-	FULL
	Applicant Name :-	Agro Mr and Mrs S	Date Received :-	24/02/2014
	Location :-	Compleat Angler South Park Drive Poynton SK12 1BN	Date Returned :-	11/03/2014

Proposal : Two storey rear extension and alterations to front elevation

Observations : RECOMMENDED: That there be no objection to this application (5 - 3 against)

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98- 4 14/0842M Plot Ref :- Type :- FULL  
Applicant Name :- Homer Miss M Date Received :- 03/03/2014  
Location :- 6 Furness Close Date Returned :- 11/03/2014  
Furness Close  
Poynton  
SK12 1QN  
Proposal : Single storey side/rear extension and garage conversion  
Observations : RECOMMENDED: That there be no objection to this application (NC)

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98- 5 14/0846M Plot Ref :- Type :- FULL  
Applicant Name :- Guest Mr and Mrs C Date Received :- 10/03/2014  
Location :- Glengarry Date Returned :- 11/03/2014  
Coppice Road  
Poynton  
SK12 1SP  
Proposal : Demolish existing detached garage and erect new single storey side extension to the side of semi- detached house to form integrated three car garage.  
Observations : RECOMMENDED: That there be no objection to this application (NC)

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98- 6 14/0884M Plot Ref :- Type :- FULL  
Applicant Name :- Shaw Mr S Date Received :- 05/03/2014  
Location :- 29 Barnaby Road Date Returned :- 11/03/2014  
Barnaby Road  
Poynton  
SK12 1LR  
Proposal : Proposed detached garage  
Observations : RECOMMENDED: That there be no objection to this application, subject to the limited permission AO7LP - Outbuilding incidental to dwelling (MBC Standard Conditions and Reasons for Refusal (NC))

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98- 7 14/0886M Plot Ref :- Type :- FULL  
Applicant Name :- Buckley Mr A Date Received :- 04/03/2014  
Location :- 10 Georges Road East Date Returned :- 11/03/2014  
Georges Road East  
Poynton  
SK12 1NP  
Proposal : Proposed single storey front extension  
Observations : RECOMMENDED: That there be no objection to this application (NC)

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98- 8 14/0924M Plot Ref :- Type :- FULL  
Applicant Name :- Brundrett Mr M Date Received :- 10/03/2014  
Location :- 4 Park Avenue Date Returned :- 11/03/2014  
Park Avenue  
Poynton  
SK12 1QY  
Proposal : First floor extension.  
Observations : RECOMMENDED: That there be no objection to this application (NC)

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**99 Poynton Neighbourhood Plan**

RESOLVED: That this item be brought forward on the agenda, given that Cllr P Hoyland, who wished to speak to it, needed to leave early to attend another meeting (NC)

Cllr Hoyland informed members that the scope of the Neighbourhood Plan was the boundary of Poynton with Worth.

Cllr Clarke said that Woodford Neighbourhood Forum, with the support of the Woodford Community Council, had objected to the planning application submitted by Harrow Estates for the development of the former BAE Systems site at Woodford. Cllr Hoyland suggested that the Town Council expresses its support for this stance, and endorse these objections.

RESOLVED: That the Clerk's written brief on the Poynton Neighbourhood Plan (NP) be received; that delegated authority is given to the NP Steering Group to approve the leaflet to be issued with the April edition of the Poynton Post; that the paper detailing objections to the Harrow Estates planning application be received; and that the Clerk responds to Stockport Council, fully endorsing the objections, and in particular those listed as 1, 3, 4 and 6 in the paper, in view of their impact on Poynton (NC)

There followed some discussion about the composition of the NP Steering Group. Cllr Clarke said this was a matter for the Planning and Environment Committee. Cllr Mrs Saunders thought that current workload would support the case for co-option onto the Steering Group, and gave the example of John Knight as having already been co-opted. Cllr Mrs Sewart countered that Mr Knight's role was as professional adviser to the Group. Cllr Clarke asked that no decision be taken at this meeting, but that it be discussed at the next. Cllr Gorst said that others would be able to join as volunteers via the leaflet, while Cllr Mrs Sewart said that focus groups could split up most of the work between them.

**100 Vernon School Flooding**

After some debate about the merits of calling a meeting of Nickleby Road residents to discuss flooding issues in the vicinity of the Vernon Primary School playing field, it was agreed that this should only be arranged if further complaints were received.

RESOLVED: That a meeting with Nickleby Road residents should only be arranged if evidence emerged of further problems caused by flooding (NC)

**101 Planning Appeal: Four Oaks, The Coppice**

RESOLVED: That this appeal be noted (NC)

**102 Brookfield Hydro site**

Some members had recently attended a public exhibition concerning the proposed development of the above site, and they described the developer's intentions to the Chairman. A large food retail outlet and four individual retail units are planned. Cllr Mrs Saunders asked if we could limit the number of takeaways in the village. Cllr West agreed, but said it was the owner of the site who was applying for planning permission, not a commercial undertaking, so we were not able to prejudge. Cllr Gorst said the present site was an eyesore, and it was in our interest to ensure it was not replaced by another. Cllr Clarke said that a lot of shopping precincts had worn badly, and that we should hope for something that will wear better. Cllr King said that this redevelopment would place pressure on other retail areas, notably Queensway.

RESOLVED: To receive the verbal report (NC)

**103 To note action taken under SO 51**

RESOLVED: That action taken under SO51 with regard to planning applications 13/5052M, 14/0358M and 14/0572M be noted (NC)

**104 E-mail notification of Planning Applications**

The Clerk had circulated an e-mail from Cheshire East Planning explaining that from 1st April 2014 all planning applications would be submitted in electronic format, with no further paper plans supplied. Cllr Clarke noted that the quality of such plans had been poor in a previous exercise. Cllr West said that technology had improved since then, and he welcomed this initiative. Planning Committees and the Strategic Planning Board all used projected plans.

RESOLVED: That the Clerk liaises with Cheshire East regarding this change (NC)

**105 Campaign to Protect Rural England (CPRE)**

RESOLVED: That the Town Council renews its CPRE subscription for a further year (NC)

The Meeting closed at : 9pm

Signed : \_\_\_\_\_ Chairman Date: \_\_\_\_\_

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