

# Poynton - with - Worth Town Council

## Planning & Environment

Minutes of a meeting of the Planning and Environment Committee held at 7pm on Monday 13th April 2015 at the Civic Hall, Poynton.

Committee Members Present :- Councillor L.A. Clarke (C)  
Councillor C. A. Gorst  
Councillor S. Horsman  
Councillor Mrs J Sewart

Also in Attendance :- Cllr I Hollingworth substituted for  
Cllr G King under SO 54.

### **105 Apologies for Absence**

Apologies were received from Cllrs. G Bartos, G King, M C G Sewart, Mrs I Thornton-Maddocks and R E West. Cllr I Hollingworth substituted for Cllr King under SO 54.

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

Cllr I Hollingworth declared a non-pecuniary interest in application 15/1163M, given that the property in question is in close proximity to Cllr Hollingworth's residence. Cllr Hollingworth left the room when this application was being considered.

Cllr Mrs J Sewart declared a non-pecuniary interest in application 15/1585M, since she thought she might be acquainted with the applicant. Cllr Sewart abstained on the vote.

### **107 To Approve Minutes of Meeting held on 9th March 2015**

RESOLVED: That the minutes of the meeting held on 9th March 2015 be approved as an accurate record, and signed by the Chairman (3 - 2abs).

### **108 Applications Received to Date**

108- 1	15/0890M	Plot Ref :-	Type :-	FULL
	Applicant Name :-	Heath Mr P	Date Received :-	25/03/2015
	Location :-	3 Hepley Road Hepley Road Poynton SK12 1RX	Date Returned :-	14/04/2015
	Proposal :	Advertisement hoarding.		
	Observations :	RECOMMENDED: No objection (NC)		

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108- 2	15/1099M	Plot Ref :-	Type :-	FULL
	Applicant Name :-	Hill Mr G	Date Received :-	23/03/2015
	Location :-	239 Coppice Road Coppice Road Poynton SK12 1SL	Date Returned :-	14/04/2015
	Proposal :	Proposed habitable ground and first floor side extension.		
	Observations :	Recommend refusal, based on RO3RD - cramped development, and RO5RD - inadequate space around buildings (MBC Standard Conditions and Reasons for Refusal, 2007) (NC)		

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108- 3 15/1105M Plot Ref :- Type :- FULL  
Applicant Name :- Swain Mr and Mrs D Date Received :- 16/03/2015  
Location :- 175 Dickens Lane Date Returned :- 14/04/2015  
Dickens Lane  
Poynton  
SK12 1NZ  
Proposal : Two storey rear extension.  
Observations : RECOMMENDED: No objection (NC)

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108- 4 15/1163M Plot Ref :- Type :- FULL  
Applicant Name :- Noden Mr C Date Received :- 17/03/2015  
Location :- Colby Date Returned :- 14/04/2015  
The Coppice  
Poynton  
SK12 1SR  
Proposal : Proposed side extensions.  
Observations : RECOMMENDED: No objection (NC)

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108- 5 15/1216M Plot Ref :- Type :- FULL  
Applicant Name :- Worthington, Mrs E Date Received :- 26/03/2015  
Location :- Winterfell Date Returned :- 14/04/2015  
14 Anglesey Drive  
Poynton  
SK12 1BT  
Proposal : New boundary wall, gates and access drive.  
Observations : RECOMMENDED: No objection, provided officers are satisfied there will be no disruption to traffic or pedestrians while vehicles are waiting to enter the property, and that the proposed boundary wall and gates are not out of character with other properties in the area (NC).

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108- 6 15/1343M Plot Ref :- Type :- FULL  
Applicant Name :- Lee Mr and Mrs S Date Received :- 26/03/2015  
Location :- 97 Dickens Lane Date Returned :- 14/04/2015  
Dickens Lane  
Poynton  
SK12 1NT  
Proposal : One and two storey rear extension, canopy roof to porch.  
Observations : RECOMMENDED: No objection (NC)

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108- 11 15/1501M Plot Ref :- Type :- FULL  
Applicant Name :- Cassidy, Mr and Mrs P and N Date Received :- 01/04/2015  
Location :- 8 Fir Close Date Returned :- 14/04/2015  
Fir Close  
Poynton  
SK12 1PD  
Proposal : Part replacement of existing single storey rear extension and new two storey rear extension, with associated internal alterations to single family dwelling.  
Observations : RECOMMENDED: No objection, provided that officers were satisfied that the development would not lead to a lack of privacy for adjacent properties (NC)

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108- 12 15/1578M Plot Ref :- Type :- FULL  
Applicant Name :- Thirde Mr S Date Received :- 08/04/2015  
Location :- 22 Hazelbadge Road Date Returned :- 14/04/2015  
Hazelbadge Road  
Poynton  
SK12 1LY  
Proposal : Proposed two storey side and rear extension and detached double garage.  
Observations : RECOMMENDED; No objection (NC)

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108- 13 15/1585M Plot Ref :- Type :- FULL  
Applicant Name :- Athorn Mr N Date Received :- 10/04/2015  
Location :- 14 Trafalgar Avenue Date Returned :- 14/04/2015  
Trafalgar Avenue  
Poynton  
SK12 1RU  
Proposal : Side and rear extension.  
Observations : RECOMMENDED: No objection, , provided officers are satisfied that the proposed development is not unneighbourly (4 - 1abs)

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**109 Poynton Neighbourhood Plan**

Members considered the appointment of a Town Council representative as Project Manager and Chairman of the Poynton Neighbourhood Plan Steering Group, to replace the late Cllr Hoyland, and to review the remit of the Town Council's Neighbourhood Plan Working Group.

RESOLVED: That Cllr Mrs J Sewart continues to act as the Town Council's interim representative; that the Clerk continues to act as interim Chairman; and that these positions and the remit of the Working Group are reviewed following the Annual Town Council meeting on 18th May 2015. (NC)

**110 Poynton's Air Quality Monitor**

RESOLVED: That the exchange of e-mails with Cheshire East on this issue are received, and that the Clerk continues to pursue the reactivation of the Monitor in order for the Town Council to receive regular data output from it (NC)

**111 Planning Appeal: 14/2084M - 44 Chester Road**

RESOLVED: That the Clerk writes to the Planning Inspectorate in support of Cheshire East's refusal to

grant planning permission, restating the reasons originally cited by the Town Council (NC)

**112 Sewerage Infrastructure: Coppice Road and Dickens Lane**

This issue had recently been brought to the attention of the Committee in connection with a planning application. The Chairman understood that there was only a 4" pipeline at the top of Coppice Road that needed to cope with both sewerage and waste water, and that there was a similar situation on Dickens Lane.

RESOLVED: That the Clerk approaches Cheshire East to ask if the infrastructure in question is suitable/adequate, and whether the cost of installing of new infrastructure fell to developers, and that United Utilities are also contacted, asking for their comments of the apparent inability of this infrastructure to cope (NC)

**113 Action taken under SO 51 regarding Planning Applications**

RESOLVED: That action taken under SO 51 on various dates in March 2015, regarding six planning applications, is noted (NC)

**114 Cheshire East Local Plan Strategy: Update**

RESOLVED: That the correspondence be received (NC)

**115 "Residents First - Sustainable Planning"**

RESOLVED: That the CE booklet of above title be received (NC)

**116 LAP/Former BAE Systems Woodford Site Working Group**

Members considered a report from Cllr Mrs J Sewart concerning a meeting of the above group held on 2nd April 2015. Since then Adlington PC had proposed an informal meeting with Poynton Councillors to discuss issues of common interest regarding the former BAE Systems site at Woodford in the context of neighbourhood planning.

RESOLVED: That the report be received and the proposals contained in it be approved, that the Working Group be re-formed after the elections, and that Cllr Mrs Sewart respond to Adlington's invitation in support of a meeting, but that this should take place after the election (NC)

**117 New Street Naming Proposal**

Members considered a proposal for a new street name - Lyme View Close - serving the site of 147 London Road South.

RESOLVED: That the Clerk respond to Cheshire East, stating that the Town Council has no objection in principle to the name, but that it could cause confusion with Lyme View Marina and Lyme Road, and suggesting Westminster Close as a possible alternative (NC)

The Meeting closed at : 8.10pm

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

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