

MINUTES OF THE PLANNING & ENVIRONMENT COMMITTEE MEETING HELD AT 7.15PM ON MONDAY 14TH MAY 2018 AT THE CIVIC HALL, POYNTON.

PRESENT

Chairman: Cllr L A Clarke

Cllrs: M Beanland, C Gorst, T Holbrook, Mrs S Horsman and L Podmore

298. Recording of meeting

The Deputy Clerk confirmed that the meeting is recorded for the purposes of minute taking and the recording is deleted when draft minutes are produced.

There were no other declarations of a recording of the meeting.

299. Questions from members of the public

There were no questions from members of the public.

300. Apologies for absence

Cllrs I Hollingworth and M Sewart.

301. Declarations of disclosable pecuniary or other interests

None.

302. Approve minutes of meeting held on 30th April 2018

RESOLVED: That the minutes of the Planning and Environment Committee meeting held on 30th April 2018 are approved (4 for, 2 abstentions)

303. To receive and consider the notification of appeal from Cheshire East Council dated 3rd May 2018 in relation to application 17/3504M, Anson Engine Museum, Anson Road, Poynton, SK12 1TE

The Town Council had no objection to the planning application.

RESOLVED: That the notification of appeal is received, that the Deputy Clerk prepare a response reiterating that the Town Council has no objection to this planning application (NC)

304. To receive and consider the correspondence from Emma Hughes, A6MARR Project Team at Stockport Council, dated 2nd May 2018, regarding the new access road on Woodford Road

The email confirms that the A6MARR project team are currently in discussion with Cheshire East regarding what planning permission is required for the access road.

RESOLVED: That the correspondence is received but the item is included on the agenda for the P&E meeting which will take place on 11th June 2018. The Clerk to seek an update from the A6 MARR Project Team for the meeting (NC)

305. To agree a response to the Cheshire East Council Supply of Household Recycling and Waste Bins Consultation

The committee considered the draft response to the Cheshire East Council Supply of Household Recycling and Waste Bins Consultation. The Town Council agreed the response subject to the following amendments:

- That the Town Council strongly agree that the charge should be less for smaller residual bins
- That the Town Council tend to agree that a charge from the supply of bins should be introduced
- Developers should pay for bins for new houses

RESOLVED: That the Town Council prepare a response to the Cheshire East Council Supply of Household Recycling and Waste Bins Consultation as set out (NC)

306. Planning applications received to date

1. Planning applications received to date:

Application No:18/1826M &18/2093M

Location: 21, Mill Hill Avenue, Poynton, SK12 1EQ

Applicants Name: Mr Stuart McLachrie

Proposal:

- Variation of condition 2 on application17/5014M – two storey side extension, single storey rear and front extension, off street parking formed and graded lawn area
- Variation of condition 4 on application17/5014M – two storey side extension, single storey rear and front extension, off street parking formed and graded lawn area

RESOLVED: No objection (NC)

Application No:18/1866M

Location: 12, Meadway, Poynton, SK12 1DZ

Applicants Name: Mr & Mrs D Walker

Proposal: Demolition of rear conservatory and detached garage. Construction of a single storey side and rear extension with dormer extension to first floor above.

RESOLVED: No objection (NC)

Application No: 18/2114M

Location: 1 Chestnut Drive, Poynton, SK12 1QG

Applicants Name: Mr Mark Rayner

Proposal: Single storey front extension to dwelling house.

RESOLVED: No objection (NC)

Application No: 18/2122M

Location: 21 Coppice Road, Poynton SK12 1SL

Applicants Name: Mr Neil Bowker

Proposal: Replacement of existing pitched conservatory roof with solid flat roof. Replacement of conservatory windows and door. Additional small window into bathroom.

RESOLVED: No objection (NC)

Application No:18/2136M

Location: 2 Wincle Avenue, Poynton, SK12 1SZ

Applicants Name: Mr & Mrs Tomlinson

Proposal: First floor side extension.

RESOLVED: No objection (NC)

Application No:18/2167M

Location: 2 Towers Road, Poynton, SK121DH

Applicants Name: Ms Louise Henstock

Proposal: First floor extension, two storey front extension, two storey side extension front open porch and new vehicle access.

RESOLVED: The Town Council is concerned that the application is on a very considerable scale. The plans do not show how much taller the proposed extension is than the existing property, but the increase must be considerable. It is out of character with neighbouring properties on Towers Close. Furthermore, the property borders the Green Belt and the Town Council is concerned that this might be an obtrusive development when viewed from the Green Belt (NC)

Application No:18/2175M
Location: Ground Floor, Sovereign House, Queensway Poynton
Applicants Name: Mr Sanjay Shah
Proposal: Change of use of ground floor from class A1 retail to 3 No Class C3 apartments, alterations to external appearance at ground floor level and the addition of a balcony at first floor level.

RESOLVED: No objection (NC)

Application No:18/2176M
Location: 60, Mallard Crescent, Poynton SK12 1HT
Applicants Name: Miss Fiona Bolland
Proposal: Single storey side and rear extension

RESOLVED: No objection (NC)

Application No: 18/2215M
Location: 52 Nickleby Road, Poynton, SK12 1LE
Applicants Name: Mr J Thatcher
Proposal: Demolition of conservatory and replacement with single storey rear extension, replacing flat roof with pitched over garage and new front porch

RESOLVED: No objection (NC)

It was proposed that an additional planning application 17/5004M is added to the agenda under Standing Order 19. Notice of amended plans was received after the meeting papers had been sent out and the date for responses is before the next scheduled Planning and Environment Committee meeting on the 11th June 2018.

RESOLVED: That planning application 17/5004M added to the agenda (NC)

Cllr Gorst declared an interest in this item and withdrew from the meeting

307. Application No 17/5004M, location: 2 & 4 London Road South, Poynton SK12 1NJ, proposal: The construction of 4 no. new town houses on the land to the rear of nos 2 & 4 London Road South

RESOLVED: That the Town Council recommends refusal on the same grounds as previously set out. In addition, placing the bin store next to number 4 is grossly antisocial and unhealthy for the inhabitants of number 4. The Town Council also suspect that the area set out for the bins will not be large enough (NC)

It was proposed that an additional item was added to the agenda under Standing Order 19 relating to correspondence received from Hourigan Connolly which was received after the meeting papers had been sent out.

RESOLVED: That the item is added to the agenda (NC)

308. To receive and consider the correspondence received from Beverly Moss, Associate, Hourigan Connolly dated 9th May 2018.

Hourigan Connolly are land agents representing the Trustees of Mr Hunt and Mr Fryers in respect of land at Sprink Farm and land to the east of Waterloo Road and have made representations to the Neighbourhood Plan. The correspondence suggests a meeting with the Town Council to discuss their representations and the potential of the Waterloo Site to deliver housing in Poynton.

RESOLVED: The Town Council would like to thank Hourigan Connolly for their correspondence and their kind offer to meet representatives of the Town Council. The Town Council politely declines the invitation as it does not believe that any further housing in Poynton is required that cannot be delivered through brownfield sites (NC)

309. Consider and agree any communication messages arising from this meeting

RESOLVED: There were no communication message arising from this meeting (NC)

Meeting end time: 8.00pm