

Minutes of the Handforth Parish Council
Planning and Environment Committee held on 20th
August 2014, 7:00 pm at Handforth Youth Centre.

Present: Cllr Fox (Chair of the Planning and Environment Committee.)
Cllr Thompson
Cllr Tolver

Also present Mr J Brooks, Parish Clerk and one member of the public.

14/18/1 To receive apologies for absence.
No apologies were received, but it was noted that Cllr Chapman has resigned from the P & E committee

14/18/2 To note declarations of Members' Interests-none.

14/18/3 Open Forum- A query was received regarding the increase in the number of dwelling in application 14/2230M, the care/retirement village off Coppice Way. Cllr Fox responded, noting that not only had the overall number of units increased, but the mix of apartments and bungalows had changed.

14/18/4 To approve the minutes of the Planning and Environment meeting of the 6th August 2014.
Cllr Thompson proposed, seconded by Cllr Fox that the minutes for the meeting on the 6th August 2014 be approved and signed,

Motion carried: 2 for, 1 abstention.

14/18/5 To consider planning application 14/2230M, land south of Coppice Way, Handforth, proposed care/retirement village.
Cllr Fox proposed, seconded by Cllr Thompson that this planning application be opposed and the following comments be sent to Cheshire East Council.
Councillors considered that the application form was poorly completed and lacked even basic information that would help them make an informed decision.

They noted that the original application was granted on appeal on the basis that it offered a particularly supportive type of care/accommodation including a 58 bedroomed residential care home; this application is more akin to a residential

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housing development and therefore the underlying initial justification for approval has been lost. There was concern about an increase in the number of units and a reduction in the size of the care facility.

In addition further concerns were raised:

There is insufficient parking for residents, staff and visitors.

There will be greater pressures on the existing infrastructure, particularly medical care within Handforth

The greater density of accommodation will increase noise and light pollution levels, which could have a direct effect on wildlife in the area, particularly bats.

Should this application be approved there will be a loss of affordable homes in the development, councillors hoped that any s106 payments could be used in a similar way to those received from the McCarthy Stone development in Handforth, namely to provide affordable homes.

Resolved: unanimously.

14/18/6 To consider planning application 14/3472M, 104 Wilmslow Road, Handforth.

A proposal from Cllr Tolver to support this application failed due to lack of a councillor to second the motion.

Cllr Thompson, seconded by Cllr Fox proposed that the Committee oppose this planning application.

Motion Carried: 2 for, 1 against.

14/18/7 To consider planning application 14/3395M, Bolshaw Road, Heald Green.

Councillors expressed concern about the lack of consultation with neighbours. Given the scale of the development residents of Clay Lane and Bolshaw Farm Lane should have been made aware of the proposals within this planning application. Councillors also question whether adequate justification has been given to warrant releasing land from the Green Belt.

Cllr Thompson, seconded by Cllr Fox proposed that the Committee oppose this planning application.

Resolved: unanimously.

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14/18/8 To consider planning application 14/3704M 32 Grangeway, Handforth.
Cllr
Thompson proposed, seconded by Cllr Fox that this application be supported.
Resolved: unanimously.

14/18/9 To consider planning application 14/3803M, Unit E4 Countess Avenue, Handforth.

Cllr Thompson proposed, seconded by Cllr Tolver that this application be supported.
Resolved: unanimously.

14/18/10 To consider planning application 14/3562M, 13 Hallwood Road, Handforth.

Cllr Fox proposed, seconded by Cllr Thompson that this application be supported.
Resolved: unanimously.

The meeting closed at 8:03 pm

Chair.....

Date.....