



Minutes of the Meeting of the Planning and Development Executive Committee of the Town Council

held at Bollington Town Hall
on Tuesday 21st September 2021 at 7pm

Present

Committee Members with Voting Rights:
Cllr John Stewart (JS), Cllr Ken Edwards (KE), Cllr Roland Edwards (RE), Cllr Helen Ellwood (HE), Cllr Sara Knowles (SN)
Julie Mason Town Clerk

Apologies for absence.

Cllr A Williams – annual leave.

Declarations of Members' interests.

There were none declared.

Public Forum

There were three people in the public gallery including Cllr M Fern and Cllr J Snowball. The developer from the Tesco/Bayleaf site had attended to explain the recent planning application number 21/3893M. He felt the Council had misunderstood the application due to the number of objections on the CE planning website. The variation of conditions was to remove the cobbles on the crossing due to damage/cost of replacement and noise. It was noted CE highways supported this decision. He felt the TC felt there was an indication he was removing the crossing on Grimshaw Lane which was not the case.

Comments were made on the recent meeting of the Transport and Travel Working Group from Cllr MF.

Cllr JS wished to express her objection to utilising weed killer through the town on hard surfaces.

1) To receive the Minutes of the Planning and Development Committee Meeting 17th August 2021

The minutes were agreed as a true record.

2) Updates from the minutes

There were no updates

3) To Receive the Resolutions made at the Council Meeting on September 7th on Applications with a deadline prior to this meeting.

▪ [21/3893M](#)

**127, WELLINGTON ROAD, BOLLINGTON, CHESHIRE, SK10 5HT
Variation of conditions 2 & 10 on approval 17/1891M.**

At the meeting of the Planning and Town Development Committee on 17th August the Council RESOLVED to object to the application because the proposals on drawings 45J and 45K have introduced modifications not part of the original proposals and are considered to be unsafe.

Amended plans have subsequently been submitted and the comments deadline moved to September 9th

The Council **RESOLVED** to object to the amended application

It was agreed that following comments made by the developer in the public forum time the Committee would submit a further comment to confirm the application was misleading and they had no objection to the removal of the cobbles but were strongly against an indication of removing the pedestrian crossing on Grimshaw Lane as it had been left off the drawings within the application.

▪ [21/4250M](#)

33A, GRIMSHAW LANE, BOLLINGTON, SK10 5PT

Singe storey infill rear extension Consultation deadline 15th September

The Council **RESOLVED** not to object to this application

▪ [21/4292M](#)

**30A, PALMERSTON STREET, BOLLINGTON, CHESHIRE, SK10 5PX
Demolition of a timber garage and the construction of a replacement stone garage** Consultation deadline 8th September

The Council **RESOLVED** not to object to this application

4) To receive the Decisions on Planning Applications and Notifications from Cheshire East Council:

The following Decisions were received and noted:

a) Planning permission **GRANTED** with Conditions:

▪ [20/5826M](#)

98, Shrigley Road, Bollington, Macclesfield, SK10 5RD

Demolition of existing flat roof uPVC porch and erection of new entrance porch with brick plinth and tiled, pitched roof. Conversion of existing garage to create separate utility area and home office.

Comments Deadline 3rd February

The Council **RESOLVED** not to object to this application

▪ [21/1963T](#)

1, FOXGLOVE CLOSE, BOLLINGTON, SK10 5DH Garage conversion and alterations.

The Council **RESOLVED** not to object to this application

▪ [21/2114M](#)

51, LEAT PLACE, BOLLINGTON, SK10 5DB

Single storey rear extension

The Council **RESOLVED** not to object to this application.

b) Planning decisions WITHDRAWN:

There were none

c) Planning decisions REFUSED

There were none

d) Appeals Notified:

There were none

5) To receive the Minutes of the Transport and Travel Meeting September 10th and to note the response to the CE bus consultation

Cllr J Weston had drafted a response to the CE bus consultation which had been submitted. Cllr MF had explained the minutes and the proposed plan of the utilising Speed Display Unit along the B5090 to track the speeds of traffic, this would commence in September and conclude in December. He wished to improve the SDU's that the Council were using and was due to investigate further with CE highways.

6) To receive an update on the Cheshire East Council Highways & Transport committee reference car parking charges held on 21st September from Cllr H Ellwood

Cllr HE had attended the CE Highways meeting that day at Macclesfield Town Hall with Cllr J Nicholas to speak against the proposed car parking charges on Poolbank car park. The result had been positive and the car parking proposals for Bollington had been refused.

The Chairman thanked Cllr HE for her efforts.

7) To receive a complaint about noise nuisance at the former Council Yard off Wellington Road

There had been a complaint submitted in reference to the site above.

Resolved the Chairman and the Clerk would visit the site and report back to the Committee.

8) Consultation to the CE Community Governance Review of Town and Parish Council Governance

The committee discussed the proposals in the draft minutes from the latest working group from Cllr Ken Edwards. The committee debated at the length the plans to contest the boundary change along the Silk Road, the inclusion of Ingersley Vale, Prestbury (certain areas across A523) and Higher Hurdsfield and the houses along Adlington Long Lane (only four houses). Cllr KE wished to write to the Chairman and the Clerk at Rainow PC to extending our jurisdiction over the IV settlement plus our objections to Macclesfield Town Council.

Resolved the committee supported the Working Group's proposals.

9) To note the response from BTC on the Consultation on the Draft Sustainable urban Drainage Systems Supplementary Planning Document ('SuDS SPD')

Cllr KE had drafted a response to the consultation, and it had been submitted on Monday 20th September. The Chairman thanked Cllr KE for his efforts.

10) To receive the S106 monies allocation report from Cheshire East - Clerk to update members on progress to date

The Clerk had circulated the unutilised S106 monies for Bollington, Cllr J Nicolas and the Clerk had held two meetings with Ruth Morgan and George Broughton from ANSA to discuss the funds. There were monies for different areas within the town. There needed to be feasible capital proposals presented to CE to gain the funds.

Resolved £633.00 would be allocated to improve the War Memorial Gardens.

Resolved the Working Group and relevant organisations would be asked to propose a capital plan to utilise the monies to bring to the Committee for approval.

11) To receive an update on the site visit with the Environment Agency, Cllr J Weston and the Clerk following the complaints of discharge into the River Dean.

The Clerk gave an update on the recent site visit with the EA at a house on Market Place which was suffering from the effluent being discharged in the River Dean. It had been concluded it was not down to activities at Tullis Russell. It was highly likely to be sewage and the EA were investigating. BTC were supporting but obviously had no powers to enforce anything at this stage.

12) To approve a Councillor, to attend the Tullis Russell site following a site visit from a CE Enforcement Officer and the involvement of the CE Ward Cllr following the complaints of noise outside working hours.

The Clerk had reported this to planning enforcement in May and despite chasing they had been no communication. Cllr J Nicholas had become involved, and it seemed CE Planning had closed it down, but the EA needed to take responsibility.

Resolved Cllr JS and the Clerk would visit the site.

13) To receive an update on the site visit with Cllr R Edwards and the Clerk with Mr S Halewood CE Highways Officer and consider the request from a resident install a bollard outside Aqueduct Cottage.

Mr S Halewood had reported the following.

Hurst Lane is on the unlit signs programme for 2021-22.

The programme is waiting to be approved, after which it will be one of the first jobs to be done. He will let you know when we get approval to start of the programme.

Resolved the Clerk would gain a price for purchasing a bollard and fitting costs outside Aqueduct Cottage. CE Highways advise would also be sought.

14) To receive a verbal report from Cllr J Stewart on the Bollington Initiative Trust proposals at the old school on Water Street for a Family Hub.

There was a debate on the practicalities and financial obligations on supporting this project. There were concerns on the location and the car parking issues.

Resolved the committee supported the proposals of a family hub but were not in a position to support financially at this stage.

15) To receive the section 211 Notifications about proposed tree work;

The following notifications were received:

- [21/4196T](#)
Mount Hall Nursing Home, Flash Lane, Bollington, Macclesfield, SK10 5AQ
Tree works to Beech trees
- [21/4219T](#)
25B, ADLINGTON ROAD, BOLLINGTON, CHESHIRE, SK10 5JT
Removal of conifers
- [21/4266T](#)
40, WATERWHEEL WAY, BOLLINGTON, SK10 5DQ
x3 Sycamores- Prune- Pollard the 3 sycamores to a height of 10 metres.

16) To make observations on Planning Applications currently on deposit:

- [21/4569M](#)
24, DEAN WAY, BOLLINGTON, SK10 5DW
Addition of solar panels to roof on south facing elevation
Consultation deadline 29th September
The Council RESOLVED No Objection
- [21/4636M](#)
4, THE DRIVE, BOLLINGTON, MACCLESFIELD, CHESHIRE, SK10 5DP
Two raised timber decked areas including all balustrades on both decked areas in the rear garden.
Consultation deadline 29th September

The Council **RESOLVED** No Objection

21/4711D

33, Water Street, BOLLINGTON, BOLLINGTON, SK10 5PA

Discharge of condition 8 of app 18/4048M - Division of single residential dwelling into two residential dwellings including first floor rear extension.

Consultation deadline 4th October

The Council RESOLVED No Objection

▪ **21/4726M**

8, FOXGLOVE CLOSE, BOLLINGTON, MACCLESFIELD, SK10 5DH

Single storey extension to the rear.

Consultation deadline 13th October

The Council RESOLVED No Comment due to no response from the Conservation Officer.

17)To consider the budget request from Planning & Town Development Committee for 2022/23

- Ashbrook Road junction - £5,000 submission to grass it over and maintenance costs.
- Weeds and upkeep of the Town - £750 for an extra weed kill on the pavements
- Gritting in the town – deferred until a figure was submitted for the Transport and Travel WG
- Highway consultations – deferred until the Clerk gained further information.
- Neighbourhood Plan revisit - deferred until the Clerk gained further information.
- PROW - £1,000

18)To note the date of the next Planning and Town Development Committee Meeting:

Tuesday 19th October 2021 at 7.00pm at Bollington Town Hall.

Signed..... Date: 19th October 2021

Meeting Closed at 9.20pm