

Macclesfield Town Council Planning Committee Minutes

Minutes of the meeting held on Wednesday 11th June 2025 at 7pm at Macclesfield Town Hall.

As per our Council Strategy 2024-2027, Macclesfield Town Council Planning Committee will conserve, celebrate and promote Macclesfield's heritage.

Macclesfield Town Council Strategy 2024-2027 can be found here: [Strategy](#)

In attendance

Cllr Mike Hutchison

Cllr James Barber-Chadwick

Cllr Sandy Livingstone

Cllr Sam Hale

1. Apologies for Absence

No apologies for absence

2. Declarations of Interest

Cllr Livingstone declared an interest in application number 25/1590/FUL as it is proposed by Onward Homes for which he works

3. Public Participation

CEC Cllr Liz Braithwaite as well as several other members of the public were in attendance to observe the meeting and some to speak.

Chair brought Application 23/2967M to the front so as not to delay members of public.

All public speakers outlined their objections to the proposed development, with focus specifically on parking, increased traffic, noise and disruption to the quiet residential area.

Speakers also mentioned previous objections that had been lodged from bodies such as Sport England and the Town Council.

Cllr Braithwaite specifically mentioned incorrect information such as the 20MPH limit mentioned by the developers. It was also identified that it was a blue light route and the emergency services had not been consulted.

Speakers were in agreement that there is a requirement for a facility for the youth of the town, however this is not the right location due to access.

4. Minutes of the Planning Committee Meeting held on 7th May 2025

Resolved: The draft minutes were approved as a true record of the meeting

5. Matters Arising from the Minutes

No matters arising

6. Observations on Planning Applications

The planning authority has been informed of the date of this meeting, and any delays in responses have been relayed.

The Planning Committee considers all applications it is notified of and returns comments to the Local Planning Authority (Cheshire East Council) unless it has no objections.

Application Number: [25/1019/FUL](#)

Proposal: Proposed new rear extension and new accommodation block at Upton Grange Care Home , in order to bring the premises residential accommodation up to modern living standards in order to allow the care home to function to its full potential

Location: Upton Grange, 214 Prestbury Road, Macclesfield, Cheshire East, SK10 4AA

No comment, CEC to check objections raised on the portal

Application Number: [25/1221/HOUS](#)

Proposal: Erection of extensions to the front and rear elevations

Location: 15 Hall Close, Tytherington, Macclesfield, SK10 2HH

No comment, CEC to check objections raised on the portal

Application Number: [25/1077/FUL](#)

Proposal: Roofing over of existing cattle loafing area and enlargement of existing slurry tank

Location: Higher Blakelow Farm Longden Lane, Macclesfield, Cheshire East, SK11 0AF

No comment

Application Number: [25/0122/HOUS](#)

Proposal: Addition of car port to west side of garage. Greenhouse in garden on east side of polytunnel.

Location: 5 Blakelow Gardens, Macclesfield, Cheshire East, SK11 7EE

No comment

Application Number: [25/0807/FUL](#)

Proposal: Proposed Partial Demolition and Formation of 2No Flats with Landscaped Courtyard

Location: The Cave, 91 - 95 Mill Street, Macclesfield, Cheshire East, SK11 6NN

Macclesfield Town Council would like it noting that there is insufficient detail regarding the plans on the portal to make an informed decision

Application Number: [25/0806/FUL](#)

Proposal: Proposed Partial Demolition and Change of use from Public House to 2 No Retail Units

Location: The Cave, 91 - 95 Mill Street, Macclesfield, Cheshire East, SK11 6NN

Macclesfield Town Council would like it noting that there is insufficient detail regarding the plans on the portal to make an informed decision

Application Number: [25/1464/CLPUD](#)

Proposal: Certificate of lawful development for proposed single storey rear extension.

Location: 18 Birch Avenue, Macclesfield, Cheshire East, SK10 3NU

Macclesfield Town Council would like it noting that this proposal has already been approved

Application Number: [25/1329/FUL](#)

Proposal: Proposed erection of two roller shutter doors to enclose the covered corner area of the branch

Location: Natwest, 2 Chestergate, Macclesfield, Cheshire East, SK11 6BA

No Comment

Application Number: [23/2967M](#)

Proposal: Redevelopment of the existing old sports pitch to provide a new youth centre, including a pavilion, recreational sports area, MUGA and gardening area, with associated parking and service access.

Location: Fermain Academy Beswick Street, Macclesfield, Cheshire East, SK11 8JF

Resolved: Object

Please see comments under section 3. Macclesfield Town Council retain their previous objections

Application Number: [25/1507/FUL](#)

Proposal: Earthworks to excavate existing soil, separate hardcore, stones and rocks from existing soil, then respread the soil on the land.

Location: Beech Hall School Beech Hall Drive, Macclesfield, Cheshire East, SK10 2EG

Macclesfield Town Council ask the CEC Planning Officer to confirm there are no issues with flood risk or with Network Rail

Application Number: [25/1346/HOUS](#)

Proposal: Erection of Single Storey Rear Extension and Associated Arrangement of Windows on the Rear Elevation

Location: 23 Pownall Street, Macclesfield, Cheshire East, SK10 1DF

No Comment

Application Number: [25/1519/HOUS](#)

Proposal: Erection of single storey side extension and single storey porch front extension.

Location: 13 Regent Avenue, Macclesfield, Cheshire East, SK11 8JP

No Comment

Application Number: [25/1623/CLPUD](#)

Proposal: Certificate of proposed lawful use to add 1-storey rear extension, 1.9m out from the existing rear wall.

Location: 35 Westbrook Drive, Macclesfield, Cheshire East, SK10 3AQ

No comment

Application Number: [25/1590/FUL](#)

Proposal: Car park alterations including increasing the number of parking spaces from four to seven, installing new ramps, upgrading paving, new fences and an additional patio area.

Location: 20 - 22 Nixon Street, Macclesfield, Cheshire East, SK11 8DP

Cllr Livingstone removed himself from the room. No comment

Application Number: [25/1586/FUL](#)

Proposal: Installation of 1no. scissor lift pod within existing service yard at Sainsbury's store.

Location: Sainsburys Supermarkets Limited, 61 Cumberland Street, Macclesfield, Cheshire East, SK10 1BJ

No comment

Application Number: [25/1640/HOUS](#)

Proposal: Erection of single storey side extension.

Location: 21 Brocklehurst Way, Macclesfield, Cheshire East, SK10 2HY

No comment

Application Number: [25/1474/VOC](#)

Proposal: Variation of condition 2 on approvals 22/2973M

Location: 1, Mount Pleasant Prestbury Road, Macclesfield, Cheshire East, SK10 3BZ

CEC Planning Officer to check the variations.

Application Number: [25/1471/FUL](#)

Proposal: Proposed double storey rear extension to extant building with associated works.

Location: Macclesfield Day Nursery, 142 Chester Road, Macclesfield, Cheshire East, SK11 8PT

Macclesfield Town Council would like it noting that there is insufficient detail regarding the plans on the portal to make an informed decision.

Application Number: [25/1698/FUL](#)

Proposal: Telephony hut and associated infrastructure

Location: Astrazeneca Charter Way, Macclesfield, Cheshire East, SK10 2NA

No Comment

Application Number: [25/1407/HOUS](#)

Proposal: A Single Storey rear extension, a side first floor extension over the existing garage with a two storey extension to the front and rear and a single storey porch extension.

Location: 14 Kentwell Drive, Macclesfield, Cheshire East, SK10 2TR

No Comment

Application Number: [25/1538/VOC](#)

Proposal: Variation of condition 2 on approved application 24/0683M: Listed Building Consent for internal alterations including addition of downstairs WC and compliant staircase and replacement of existing degraded single glazing and PVC gutter with heritage standard specification.

Location: 33a, Brunswick Terrace Brunswick Street, Macclesfield, Cheshire East, SK10 1ER

CEC Planning Officer to check the variations

Application Number: [25/1603/CLPUD](#)

Proposal: Certificate of proposed lawful use for proposed single storey rear extension.

Location: 30 Birkdale Close, Macclesfield, Cheshire East, SK10 2UA

No Comment

Application Number: [25/1788/HOUS](#)

Proposal: Erection of single storey side and rear extension and demolition of existing side and rear extension.

Location: 44 Tytherington Drive, Macclesfield, Cheshire East, SK10 2HJ

No Comment

Application Number: [25/1729/FUL](#)

Proposal: Change of use of land to equestrian, including the erection of 2 stable buildings, associated for the keeping of horses together with associated vehicular access track, an area of hardstanding and fencing.

Location: Land to the North of Chelford Road, Macclesfield

Resolved: Object

Macclesfield Town Council retain their previous objections

Application Number: [25/1820/HOUS](#)

Proposal: Erection of single storey rear extension

Location: 4 Cornock Place, Macclesfield, Cheshire East, SK10 2ZE

No comment

Application Number: [25/1816/HOUS](#)

Proposal: Demolition of existing side and rear extensions and erection of two storey side extension and single storey rear extensions

Location: 34 Ivy Lane, Macclesfield, Cheshire East, SK11 8NR

No comment

Application Number: [25/1785/FUL](#)

Proposal: Proposed change of use of scaffolders yard and ancillary office to car sales

Location: G H Scaffolding Ltd 11 Samuel Street, Macclesfield, SK11 6UW

No comment

Application Number: [25/1855/HOUS](#)

Proposal: Demolition of existing conservatory and raised decking, erection of new single storey rear extension and new raised decking.

Location: 277 Oxford Road, Macclesfield, Cheshire East, SK11 8JZ

No comment

7. Date/Time and Place of Next Meeting

The next Planning Committee meeting will take place on 16th July 2025 at 7pm, at Macclesfield Town Hall.

Chair: Cllr Mike Hutchison

Clerk: Abigail Sherratt

Time meeting ended: 19:49