ALSAGER TOWN COUNCIL

PLANNING, ENVIRONMENT AND COMMUNITY COMMITTEE

MINUTES OF MEETING HELD IN ALSAGER CIVIC

ON TUESDAY 15 SEPTEMBER 2026

Present:
Councillor S Butterfield (Chair)
Councillor M Unett (Vice Chair)
Councillor R Fletcher
Councillor R Kain
Councillor D Longhurst
Councillor S Ovenden
Councillor R McCarthy (arrived late)
Councillor S Helliwell

Non Members of the Committee:- Councillor P Hubbard (Town Mayor) and Councillor P Williams.

J Mason (Town Clerk)

1 Member of the Press
0 Members of the Public

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PEC26/81 Apologies for Absence

There were no apologies received from Councillors.

PEC26/82 Non Attendance

There were no members who did not give their apologies but it was noted there was a vacancy on the Committee.

PEC26/83 Declarations of Interest

Councillor R Kain declared his interest as a member of Cheshire East Council and the Ward Councillor for Central Ward.

Councillor R Fletcher declared his interest as a member of Cheshire East Council and the Chair of the Audit & Governance Committee at Cheshire East Council.

Councillor D Longhurst declared his interest as the Chair of the Cedars Patient Participation Group.

Councillor S Helliwell declared her interest as the Chair of Animals in Need.

PEC26/84 Minutes of the Previous Meeting

The Minutes of the Meeting dated 25 August 2026, were referred to and it was: -

Resolved: That, the Minutes of the Meeting of the Planning, Environment and Community Committee dated 25 August 2026 were confirmed as a correct record and signed by the Chair.

PEC26/85 Matters Arising

Further to Min Ref PEC26/70 dated 25 August 2026, Councillor D Longhurst wished it to be noted the report had now been received from Cheshire Wildlife Trust and was on the agenda for the next meeting of the Environment and Open Spaces Working Group on 16 September 2026.

PEC26/86 Public Participation

Councillor P Williams welcomed the presence of the SID on Church Road and noted the figure of 30% of traffic was exceeding the speed limit. This has now resulted in PCSO Oli Branfield carrying out Trucam speed checks. He also wished to discuss reports of anti-social behaviour on the vacant warehouse site on Crewe Road, it was noted that there had been a members enquiry from Councillor R Fletcher to Cheshire East but he felt the Town Council could take more actions.

Resolved: That, the Town Clerk would endeavour to identify the land owner and send a letter to make the owner aware of the anti-social behaviour and if they could make the site more secure.

PEC26/87 Planning Applications

The Planning, Environment and Community Committee considered Planning Applications registered with Cheshire East Council as follows:

1. Week ending 28/08/26
2. Week ending 04/09/26
3. Week ending 11/09/26

Councillor R McCarthy arrived at the meeting.

The Chair explained that 26/32313/EIA Manor View, Land Off Dunnocksfold Road, Alsager would be considered under the Pre Planning Protocol where a meeting with the developers had been organised for 6 October 2026 at 3.30 pm hence the deadline had now been extended until 8 October following approval from Cheshire East Planning Department. He encouraged members to read the sections he identified.

Resolved: That, the Planning, Environment and Community Committee's formal comments on all applications registered with Cheshire East Council up to week ending 11/09/26 be forwarded to the Planning Officer, Cheshire East Council. (Appendix A).

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PEC26/88 Decisions List

The Chair referred to the circulated decisions list as received from the Planning Authority, Cheshire East Council up to week commencing 07/09/26.

Resolved: That, the Decisions List be received and noted.

The meeting commenced at 6:30 p.m. and concluded at 6:58 p.m.

Signed by Councillor S Butterfield
Chair

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ALSAGER TOWN COUNCIL – Planning Committee 15 September 2026 – Registered List **Appendix A**

Comments from Alsager Town Council on Planning Applications registered with Cheshire East Council up to week ending Friday 11 September 2026.

Application number:	Full development description	Main Location	Applicants Name	Registered Date	Comment
26/3044/HOUS	Proposed car port with games room above	106 Lawton Road, Alsager, Stoke On Trent, Cheshire East, ST7 2DE	Mr M. Jones	20-08-2026	To consider SUDs and the Tree Officer to monitor actions on tree protection advise on the three trees.
26/3094/HOUS	Demolition of existing conservatory and erection of proposed rear extension, creation of first floor inc. raised roof profile and dormer windows.	15 Hall Drive, Alsager, Stoke On Trent, Cheshire East, ST7 2UD	Mr and Mrs Mathews	25-08-2026	No comment.
26/3126/FUL	Change of use from Class E (Commercial, Business and Service) to Sui Generis use as a dog grooming salon.	20B Lawton Road , Alsager, Stoke On Trent, ST7 2AF	Miss Sian Edwards	26-08-2026	No comment.
26/3005/FUL	Change of use of the first-floor residential accommodation (Use Class C3) to commercial, business and service use (Use Class E).	First Floor Flat, 5 Crewe Road, Alsager, Stoke On Trent, Cheshire East, ST7 2EW	Anchors (Get Set Glo Ltd)	17-08-2026	Disabled access should be considered under the Equality Act 2010, otherwise no comment.
26/3212/HOUS	Ground floor rear extension.	12 Ashdale Close, Alsager, Stoke On Trent, Cheshire East, ST7 2EN	Mr and Mrs C Kirby	03-09-2026	No comment.

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Application number:	Full development description:	Main Location	Applicants Name	Registered Date	Comment
26/3062/TPO	T01 Common Beech - Reduce lateral branches on west side of crown by approximately 1.5 - 2m to reduce away from neighbouring Oak tree. Reduce lowest lateral limbs over garden by 1.5 - 2m to reduce excessive shading. T02 Common Beech - Reduce lateral limbs over garden by 1.5 - 2m to reduce excessive shading. T03 Common Beech - Reduce lateral limbs over garden by 1.5 - 2m to reduce excessive shading. Target prune: lowest subsiding limb back to stem, south aspect, circa 80mm diameter. T04 Common Beech - Reduce lateral limbs over garden by 1.5 - 2m to reduce excessive shading. T05 Common Beech - Reduce lateral limbs over garden by 1.5 - 2m to reduce excessive shading	5 Leycroft Drive, Alsager, Stoke On Trent, Cheshire East, ST7 2XN	Mrs Beverly Steel	21-08-2026	The Town Council will support the Ecological Inspection report.

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