



HANDFORTH TOWN COUNCIL

Here for the whole community

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Meeting of Handforth Town Council

Planning & Environment Committee

To: Cllrs Wendy Fogarty, Luke Harrison, Peter Moore, Susan Moore, Chris Samson & Roger Small (Chair of the Planning & Environment Committee).

Cc: Cllrs Beryl Chapman, Philippa Ewing, Tim Royle, Cynthia Samson & Caroline Sheridan

Members of the Planning & Environment Committee are summoned to attend a meeting on Tuesday 08th September 2026 at 2:00pm. At the Youth Centre, Old Road, Handforth.

Agenda

- 26/20/1 To receive apologies for absence.
- 26/20/2 To note Declarations of interest and requests for dispensation to discuss or discuss and vote on a matter in which a member or co-opted Member has a Disclosable Pecuniary or non-pecuniary interest (DPI).
- 26/20/3 Open Forum- Comment and questions concerning items on this agenda may be put to the Council by the public during this period. Matters which, in the Chair's view require debate and/or a discussion will be referred to the next Committee/Council meeting, as appropriate. The Public Forum is restricted to 15 minutes unless the Chair allows otherwise.
- 26/20/4 To approve and sign the minutes of the Planning & Environment Committee meeting of the 14th July 2026.
- 26/20/5 To consider planning application **26/2489/HOUS**, Single Storey Rear Extension. 42 School Road, Handforth.
- 26/20/6 To consider planning application **26/2366/VOC**, Variation of conditions, Outline Conditions: 3, 4, 5, 6, 7, 8, 9, 10, 12, 13, 14, 15, 16, 18, 19, 20, 24, 31, 32, 34, 38, 39, 42, 43, 45, 46, 47, 55, 56, 62, 65, 66, 68, 71, Full Conditions: 2, 4, 8, 9, 10, 14, 18, 20, 21, 22, 23, 24, 25, 28, 29, 30, 31, 32, 33, 34, 35, 36 on 19/0623M - Hybrid planning application proposing a new mixed-use settlement for the Garden Village at Handforth. It comprises two parts: (1) Outline planning application, including: demolition works (unspecified); around 1500 new homes (class C3); new employment uses (class B1 & B2); new mixed-use local (village) centre (classes A1-A5 inclusive, B1(a), C1, C2, C3, D1 & D2); new green infrastructure; and

associated infrastructure. All detailed matters (appearance, means of access, landscaping, layout & scale) reserved for subsequent approval. (2) Full planning application for initial preparation and infrastructure works (IPIW), including: ground remediation, re-profiling and preparation works; highway works; drainage works; utilities works; replacement A34 bridge works: green infrastructure works; and other associated infrastructure. Land East Of The A34 And South Of A555, Handforth.

- 26/20/7 To consider planning application **26/0672/PRIOR-14J**, Prior approval for solar PV installation to be conducted on the roof areas specified within the attached layouts. The system size will be 175.95 kWp with a total panel count of 345 x 510Wp. The planned system will use an appropriate roof mounting fixture mechanism. The installation will not exceed 0.2m in height from the existing plane of the roof. The panels will be fitted flush to the roof. PETS AT HOME Epsom Avenue, Handforth.
- 26/20/8 To consider planning application **26/2859/HOUS**, Proposed Outbuilding & Boundary Treatment - Retrospective. 165 Wilmslow Road, Handforth.
- 26/20/9 To consider planning application, **26/1038/FUL**. Extension of existing covered dining area to span across the frontage, insert ground floor side window, and part render/tile elevations. 116 Wilmslow Road, Handforth.
- 26/20/10 To consider any other planning application received by the Town Council, outside of the deadline for publication of the HTC agenda, which in the view of the Chair of the Planning Committee can be discussed and agreed.

Close of meeting.

Cllr Roger Small
Chair of the HTC Planning & Environment Committee
01st September 2026