

Knutsford Town Council

Town Clerk: Adam Keppel-Green

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Minutes of the meeting of the Planning Committee held 26th January 2026 in the Lower Council Chamber

PL25/137 PRESENT

Councillors McCulloch, Gray, Hartley, Johnson, Lowe, and Mears.

B Allen (*Deputy Town Clerk*).

PL25/138 APOLOGIES FOR ABSENCE

Apologies were received from Cllrs Coan and Dalzell (health)

PL25/139 DECLARATIONS OF MEMBERS' INTERESTS

No member declared an interest in any item.

PL25/140 PUBLIC PARTICIPATION

No members of the public were present.

PL25/141 CONFIRMATION OF PREVIOUS MINUTES

It was **RESOLVED**¹ to approve the minutes of the meeting held on 15th January 2026.

PL25/142 PLANNING APPLICATIONS

It was **RESOLVED** submit the comments detailed below.

PL25/143 TREE APPLICATIONS

It was **RESOLVED** to raise no objections, subject to neighbour comments, to application [26/0028/TPO](#) - 16 Delmar Road

PL25/144 LICENSING APPLICATIONS

It was **RESOLVED** to raise no objections, to the premises licence application for Smokehouse and Cellar

¹ Cllr Johnson voted against this resolution.

PL25/145 PLANNING DECISIONS

The latest planning decisions were noted.

PL25/146 DATE OF NEXT MEETING

It was noted that the next meeting would be held on Monday 16th February 2026 at 6pm.

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PLANNING APPLICATION COMMENTS

Application Ref	Address	Application Detail	Town Council Comment
26/0079/NMA	Land North Of Parkgate Industrial Estate, Parkgate Lane,	Non-Material Amendment to approval 18/2996M for change of house type on development	The council raises no objections.
26/0054/EIA	Land West Of Manchester Road	EIA Screening Request	The council raises no objections, subject to neighbour comments.
26/0040/HOUS	3 Marcliff Grove,	Removal of existing canopy and construction of new entrance porch, modification of existing hipped roof to single storey rear extension to lean to roof.	The council raises no objections, subject to neighbour comments.
25/4872/HOUS	44 Ashworth Park,	Side extension over garage and single storey rear extension	The council raises no objections, subject to neighbour comments.
25/4901/DSC	Encompass Utilities Ltd, 129 King Street,	Discharge of Condition 8 on 24/1847M - Listed Building Consent for Proposed demolition of 1980s rear brick extension, and the erection of new extension with shop frontage on old buildings footprint. Internal alterations and improvements to all floors. Change in use of building from office use E(c)(ii), to mixed office E(c)ii and retail E(a) use.	The council raises no objections, subject to neighbour comments.
25/4843/DSC	Encompass Utilities Ltd, 129 King Street,	Discharge of condition 8 on 24/1846M - Proposed demolition of 1980s rear brick extension, and the erection of new extension with shop frontage on old buildings footprint. Internal alterations and improvements to all floors. Change in use of building from office use E(c)(ii), to mixed office E(c)ii and retail E(a) use.	The council raises no objections, subject to neighbour comments.
26/0137/HOUS	Russet House, 10 Leycester Road	Replacement gates	The council raises no objections, subject to neighbour comments.
25/4853/HOUS	5 Mereheath Lane	Two storey side extension, single storey rear extension and front porch	The council raises no objections, subject to neighbour comments.