

Southern Planning Committee

Agenda

Date: Wednesday 22nd October 2025
Time: 10.30 am
Venue: Council Chamber, Municipal Buildings, Earle Street,
Crewe CW1 2BJ

Please note that members of the public are requested to check the Council's website the week the Southern Planning Committee meeting is due to take place as Officers produce updates for some or all of the applications prior to the commencement of the meeting and after the agenda has been published

The agenda is divided into 2 parts. Part 1 is taken in the presence of the public and press. Part 2 items will be considered in the absence of the public and press for the reasons indicated on the agenda and at the top of each report.

It should be noted that Part 1 items of Cheshire East Council decision making meetings are audio recorded, and the recordings will be uploaded to the Council's website

PART 1 – MATTERS TO BE CONSIDERED WITH THE PUBLIC AND PRESS PRESENT

1. Apologies for Absence

To receive apologies for absence.

2. Declarations of Interest/Pre Determination

To provide an opportunity for Members and Officers to declare any disclosable pecuniary interests, other registerable interests, and non-registerable interests in any item on the agenda and for Members to declare if they have pre-determined any item on the agenda.

For requests for further information

Contact: Rachel Graves

E-Mail: rachel.graves@cheshireeast.gov.uk

To register to speak on an application please email: Speakingatplanning@cheshireeast.gov.uk

3. **Minutes of Previous Meeting (Pages 3 - 6)**

To approve the minutes of the meeting held on 10 September 2025.

4. **Public Speaking**

A total period of 5 minutes is allocated for each of the planning applications for the following:

- Ward Councillors who are not members of the Planning Committee
- The relevant Town/Parish Council

A total period of 3 minutes is allocated for each of the planning applications for the following:

- Members who are not members of the planning committee and are not the Ward Member
- Objectors
- Supporters
- Applicants

5. **25/0835/VOC - LAND NORTH OF SYDNEY ROAD, CREWE: Variation of condition 1 on approval 21/1098N (Pages 7 - 18)**

To consider the above planning application.

6. **24/5227/FUL - BEVAN HOUSE AND JOHN SNOW HOUSE, BARONY COURT, NANTWICH - Conversion of offices to residential apartments, consequent internal alterations, cycle and bin storage provision, parking, amenity and access arrangements. (Pages 19 - 38)**

To consider the above planning application.

7. **25/0303/LBC - BEVAN HOUSE AND JOHN SNOW HOUSE, BARONY COURT, NANTWICH - Listed Building consent for the Conversion of offices to residential apartments, consequent internal alterations, cycle and bin storage provision, parking, amenity and access arrangements (Pages 39 - 46)**

To consider the above planning application.

8. **25/1396/OUT - LAND SOUTH OF HASSALL ROAD, WINTERLEY: Outline application for the phased development of up to 3 residential self-build, custom-build or open market dwellings in with the primary access point being defined, with associated infrastructure and ancillary facilities (Pages 47 - 66)**

To consider the above planning application.

THERE ARE NO PART 2 ITEMS

Membership: Councillors J Bratherton (Chair), L Buchanan, A Burton, D Edwardes, R Fletcher, A Gage (Vice-Chair), A Kolker, R Morris, M Muldoon, J Wray and B Wye