

Planning and Highways Regulation Committee
27th March 2025

DEVELOPMENT APPLICATIONS

Report of the Deputy Chief Executive

ITEM 1

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| Application Reference | DC/091485 |
| Location: | Dairyground Farm, Lytham Drive, Bramhall, Stockport, SK7 2JX. |
| PROPOSAL: | Outline planning application for the demolition of existing buildings and structures and the erection of up to 60 dwellings (including 50% affordable housing) with public open space, landscaping and vehicular access point from Lytham Drive. All matters reserved. |
| Type Of Application: | Outline Application |

ITEM 2

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| Application Reference | DC/093768 |
| Location: | Stockport Rugby Union Football Club to South Of Jacksons Lane Hazel Grove Stockport SK7 3AN |
| PROPOSAL: | Hybrid planning application comprising: a) Application for full planning permission for the provision of an Artificial Grass Pitch (AGP) and extensions and enhancements to the club house; and b) Application for outline planning permission for the erection of: - up to 60 new residential homes including 10% all affordable supported housing (Use Class C3); - a residential care facility (Use Class C2), for up to 75 beds; and - an extra care facility (age restricted 55+ years) (Use Class C3) for 70 all affordable units; together with landscaping and open space, with all matters reserved. |
| Type Of Application: | Outline Application |

INFORMATION

These applications need to be considered against the provisions of the Human Rights Act 1998. Under Article 6, the applicants [and those third parties, including local residents, who have made representations] have the right to a fair hearing and to this end the Committee must give full consideration to their comments.

Article 8 and Protocol 1 Article 1 confer(s) a right of respect for a person's home, other land and business assets. In taking account of all material considerations, including Council policy as set out in the Unitary Development Plan, the Head of Development and Control has concluded that some rights conferred by these Articles on the applicant(s)/objectors/residents and other occupiers and owners of nearby land that might be affected may be interfered with but that that interference is in accordance with the law and justified by being in the public interest and on the basis of the planning merits of the development proposal. He believes that any restriction on these rights posed by approval of the application is proportionate to the wider benefits of approval and that such a decision falls within the margin of discretion afforded to the Council under the Town and Country Planning Acts.

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