

100
YEARS



Campaign to Protect
Rural England
Cheshire

Planning Services
Stockport Metropolitan Borough Council,
Town Hall,
Edward Street,
Stockport, SK1 3XE.

23 July, 2026

Dear Sir or Madam,

RE. DC/096927: OUTLINE PLANNING APPLICATION BY JAG WOODFORD & RUSSELL LDP FOR UP TO 395 HOMES & A 72-UNIT CARE FACILITY ON LAND TO THE SOUTH OF CHESTER ROAD, WOODFORD

The Campaign to Protect Rural England (CPRE) objects to this planning application.

In making this submission, CPRE would like to re-iterate the grave concerns we expressed in our recent comments on an outline planning application – DC/098620 for 455 houses on land at Upper Swineseye Farm south of Chester Road Woodford – that the Green Belt between Stockport and Cheshire East is seriously ‘under attack’. This is occurring from both sides of the local authority boundaries as we made clear in our submission in June to Cheshire East Council in respect of an environmental impact assessment scoping report (26/0803/EIA) on land at Lostock Hall Farm, Poynton proposed by Lovell Strategic Land for a housing estate of up to 500 dwellings. Meanwhile, Stockport is currently dealing with a full planning application on behalf of Bellway Homes for 134 dwellings on land associated with Mill Bank Farm, Hazel Grove (DC/097985).

CPRE commends the overarching ‘brownfield first’ approach taken by Stockport B.C. and its town centre regeneration projects. We do not condone the proposed Green Belt allocations in the Draft Local Plan – as we made clear in our consultation response last year: <https://www.cprecheshire.org.uk/news/cpre-cheshire-response-to-2025-stockport-local-plan-consultation/>.

We are aware that both the JAG Woodford/Russell LDP application and the Bellway Homes one are on land which Stockport is minded, in its Draft Local Plan, to remove from Green Belt. But we urge them not to do so. Hazel Grove, Bramhall and Woodford are in danger of merging imperceptibly with Poynton. This is contrary to three of the five Green Belt purposes – checking the unrestricted sprawl of large built-up areas, preventing neighbouring towns from merging into one another and assisting in safeguarding the countryside from encroachment.

We do not agree that the land associated with the JAG Woodford/ Russell LDP application or that associated with the Bellway application constitute Grey Belt and would point out that both would result in the loss of agricultural land, some of it designated as 3a.

CPRE urges Stockport Borough Council to refuse this outline planning application.

Your sincerely,

LILLIAN BURNS

On behalf of CPRE Cheshire Branch

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