

[REDACTED]

From: [REDACTED]
Sent: 12 February 2026 17:43
To: Planning Comments (SMDC)
Subject: Comment Received from Public Access

[REDACTED]

Application Reference No. : SMD/2025/0440 Site Address: Land adjacent to Wayfield House Rownall Road
Werrington Staffordshire ST9 0JB Comments by: Christine Alcock

From:
6
Hollow Lane
Cheddleton
LEEK
Staffordshire
ST13 7HP

Phone: [REDACTED]

Email: [REDACTED]

Submission: Objection

Comments: The land was previously held in trust by the Cheddleton Cautionary Lands Trust. This land was rented by Cheddleton Parish Council from the mid 80s until early 2000s for the purpose of dog walking and leisure. The CCLT sold the land in late 2006 to someone who is closely connected to the current owner for a small sum. In order to sell land, that is in trust for the Freeholders of Cheddleton Parish, the CCLT have to gain permission from the Charities Commission before doing so. Result enquiries with the Charities Commission confirm that no records exist for permission being requested or granted for the sale in 2006. The requirement to gain permission is stated in the governance document that was drawn up by the Trustees in 1911 and the clerk of the CCLT has confirmed, this governance record has not been changed. Clarification on the legitimacy and value of the land should be sought before permission is granted. Please take this into consideration.

Also, please note that the Case Officer Report attached to SMD/2025/0440 actually relates to SMD/2022/0465 so the findings of the Case Officer are not transparent to the public.

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