



## **RAMSGATE TOWN COUNCIL**

### **Minutes of the Planning and Environment Committee**

**Venue:** The Council Chamber, The Custom House, Harbour Parade, Ramsgate.

**Date:** Wednesday 13 August 2014

**Present:** Councillors; Campbell, Doyle, Green (from 7.30 pm), E Green (from 7.30 pm), Huxley and Moore.

Also in attendance; E. Richford – Assistant Town Clerk.

105 **APOLOGIES**

Apologies were received from Cllr Shonk – holiday and Cllr Everitt – work commitment.

106 **DECLARATIONS OF INTEREST**

None declared.

107 **MINUTES**

The minutes of the meeting held on 9 July 2014 (minutes 070 to 078) were agreed as a true record.

**Proposed by:** Councillor Campbell

**Seconded by:** Councillor Doyle

**RESOLVED**

108 **NEIGHBOURHOOD PLANNING – PRESENTATION FROM THE NEIGHBOURHOOD PLANNING STEERING GROUP**

The committee received a presentation from Jenny Dawes and Sheila MacDonald of the steering group.

**Proposed by:** Councillor Campbell

**Seconded by:** Councillor Huxley

**Resolved** that Ramsgate Town Council adopt the Neighbourhood Plan for the Ramsgate area as a whole, with the accompanying justification as supplied by the steering group. The Town Clerk to be instructed to send the documentation to Jo Wadey, Planning Officer, TDC plus the relevant map, when received from the steering group.

109 **PLANNING APPLICATIONS**

**L/TH/14/0486 – 19 – 21 Harbour Street, CT11 8HA**

Application for Listed Building Consent for installation of new shop front, together with erection of internal partitions to ground floor.

Resolved that Ramsgate Town Council fully support the application.

**Proposed by:** Councillor Campbell                      **Seconded by:** Councillor E Green

**L/TH/14/0630 – 25 Chapel Place, CT11 9SB**

Application for Listed Building Consent for reinstating door within rear elevation and installing 2No. sun tunnels.

Resolved that Ramsgate Town Council makes no comment on the application.

**Proposed by:** Councillor Campbell                      **Seconded by:** Councillor Huxley

**F/TH/14/0564 – 26 Gilbert Road, CT11 7QR**

Erection of single storey rear extension.

Resolved that Ramsgate Town Council makes no comment on the application.

**Proposed by:** Councillor Campbell                      **Seconded by:** Councillor E Green

**F/TH/14/0557 – 1 Artillery Row, West Cliff Road**

Retrospective application for retention of shed to front garden.

Resolved that Ramsgate Town Council objects to the application as it is considered detrimental to the street scene.

**Proposed by:** Councillor Campbell                      **Seconded by:** Councillor D Green

**F/TH/14/0627 – 6 Cannon Road, CT11 9SG**

Erection of detached garage accessed from Chapel Place Lane.

Resolved that Ramsgate Town Council makes no comment on the application.

**Proposed by:** Councillor Huxley                      **Seconded by:** Councillor Doyle

**F/TH/14/0393 – 93 West Cliff Road, CT11 9NS**

Installation of windows to rear elevation to replace existing doors.

Resolved that Ramsgate Town Council makes no comment on the application.

**Proposed by:** Councillor Campbell                      **Seconded by:** Councillor Huxley

**F/TH/14/0635 – Land adjacent 30 and 32 High Street and 9 Cavendish Street**

Erection of two dwellings and change of use of existing building to 10 flats, 2<sup>nd</sup> floor extension to rear and erection of 3<sup>rd</sup> floor and alteration of windows to front and rear elevations without compliance with condition 2 of planning permission F/TH/12/0765 to allow alteration of design and materials.

Resolved that Ramsgate Town Council strongly objects to the application on the grounds that it considers it typical of a developer to come back with a downgrade from the original application which was acceptable in a conservation area.

**Proposed by:** Councillor Campbell

**Seconded by:** Councillor Huxley

**L/TH/14/0611 – Cliff Tops, 2 Paragon, CT11 9JX**

Application for Listed Building Consent for demolition of ground and first floor rear extensions, installation of windows, installation of two satellite dishes and internal alterations.

Resolved that Ramsgate Town Council gives guarded support to this application with Conservation Officer advice and input. Concerns are raised with the installation of satellite dishes which should not be visible from the highway.

**Proposed by:** Councillor Campbell

**Seconded by:** Councillor Green

**F/TH/14/0678 20 Marlborough Road, CT11 9BU**

Erection of two storey side and rear extension following demolition of existing garage.

Resolved that Ramsgate Town Council objects to this application raising concerns of over development, cramped development and potential over looking.

**Proposed by:** Councillor Campbell

**Seconded by:** Councillor Huxley

**F/TH/14/0599 – 1 Chatham Place, CT11 7PT**

Change of use and conversion to 6No. one bedroom and 2No. two bedroom flats.

Resolved that Ramsgate Town Council strongly objects to this application raising concerns of over development, cramped development and the proliferation of one bedroom flats in Ramsgate.

**Proposed by:** Councillor Huxley

**Seconded by:** Councillor Green

**F/TH/14/0660 – 69-73 King Street, CT11 8NX**

Change of use from retail to 3No. 3 bed flats, 9No. 2 bed flats and 1No. 1 bed flat.

Resolved that Ramsgate Town Council raises concerns of over development and lack of amenity space.

**Proposed by:** Councillor E Green

**Seconded by:** Councillor Campbell

Cllr D Green abstained.

**F/TH/14/0529 – 34 Sandwood Road, CT11 7DH**

Erection of 5m high boundary fence.

Resolved that Ramsgate Town Council strongly objects to this application on the grounds that it is out of keeping for the area, will not solve an anti social behaviour issue and is disproportionate for a neighbourly dispute.

**Proposed by:** Councillor Moore

**Seconded by:** Councillor Campbell

**F/TH/14/0628 – 29 King Street, CT11 8NP**

Change of use of first and second floors to 2No. 2 bed flats, retail and storage at ground and basement together with external alterations.

Resolved that Ramsgate Town Council raises no objection to this application.

**Proposed by:** Councillor Moore

**Seconded by:** Councillor Green

**F/TH/14/0646 – 42 High Street, CT11 9AG**

Change of use of retail shop to restaurant and hot food takeaway, and change of use and conversion of the first floor into 2No. 1 bed flats, and the second floor into 1No. 2 bed flat.

Resolved that Ramsgate Town Council considers this application to be over development and raises concerns of over provision of takeaways in the area.

**Proposed by:** Councillor Campbell

**Seconded by:** Councillor Huxley

110 **A TOWN PLAN FOR RAMSGATE**

Cllr Huxley provided an updated action plan for consideration and following debate it was agreed that Cllr Huxley would make some amendments to the document before it was passed to the technical Officer to be sent out for a six week consultation period, from around 22 August 2014, via the website, Facebook, Twitter, the press and email.

The comments from the consultation will be received by the Technical Officer, collated and brought back to a meeting after the six week consultation period, around 6 October 2014; date to be confirmed.

The Town Plan will not contain actions which the Town Council cannot complete but these issues would be identified and the appropriate authority (for example KCC) will be advised and provided with the arguments to encourage them to deal with the issues.

The Chairman closed the meeting at 8.40 pm.