



## **RAMSGATE TOWN COUNCIL**

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

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

**Date:** Wednesday 13 November 2019.

**Present:** Councillors; Albon, Campbell, Green, Hetherington, Huxley, Makinson, Moore, Nixey, L Piper, S Piper.

Also in attendance; E Richford – Deputy Town Clerk and D Williams – Digital Communications and Marketing Officer.

156 **APOLOGIES**

Apologies were received from Cllrs; Ara, Crittenden, Rusiecki and Young.

157 **DECLARATIONS OF INTEREST**

Cllr Nixey declared a non-pecuniary interest in Item 4, application 7.

158 **MINUTES**

**Proposed by:** Councillor Campbell      **Seconded by:** Councillor Makinson that;

The minutes of the meeting held on 09 October 2019 (minutes 121 to 126) be agreed as a true record.

**RESOLVED**

### **VARIATION OF AGENDA**

Committee agreed to bring Item 5 – Town Clerk’s Report forward to before Item 4 – Planning Applications as the subject was of interest to members of the public in attendance.

159 **TOWN CLERK’S REPORT**

The Committee received a verbal report from Cllr Green who had attend a meeting with RSP Manston Airport. Cllr Green had completed a questionnaire which was considered by the committee and would be sent on behalf of the Council in relation to the Design Principles.

The committee congratulated Cllr Green, on behalf of the Council, for the work he had put in.

**Proposed by:** Councillor Campbell      **Seconded by:** Councillor Knight that;

The questionnaire completed by Cllr Green and considered by the committee should be submitted to RSP.

RESOLVED

Note; Both Cllrs Stuart and Lynda Piper wished it to be recorded in the minutes that they strongly object to the document being used as the comments of Ramsgate Town Council.

160      **PLANNING APPLICATIONS**

**F/TH/19/0566 – 5-7 Allenby Road, CT12 6BB**

Erection of 1No 2 storey building containing 2No 1 bed and 2No 2bed flats.

**Proposed by:** Councillor Campbell      **Seconded by:** Councillor Piper that;

Ramsgate Town Council reemphasises its previous comment of 9 January 2019, that;

Ramsgate Town Council raises no objection in principle to this application but has concerns about overcrowding.

RESOLVED

**F/TH/19/0644 – Land and Buildings on the North Side of, Boundary Road**

Erection of 2no. 4-storey blocks and conversion of existing building to provide 63no. one and two bedroom self-contained flats, and erection of 7no. 3-storey dwellings, with associated access, parking and amenity space.

**Proposed by:** Councillor Campbell      **Seconded by:** Councillor Piper that;

Ramsgate Town Council supports the amended application.

RESOLVED

**OL/TH/19/1162 – Newington County Primary Infants School, Melbourne Avenue**

Outline application for the erection of 58No. dwellings including access and layout.

**Proposed by:** Councillor Campbell      **Seconded by:** Councillor Knight that;

Ramsgate Town Council supports the application in principle as long as a suitable contribution is made to recreational space.

RESOLVED

**TPO/TH/19/1282 – 23 St Lawrence Chase, CT11 0RD**

TH/TPO/11(1998) – 1No Black Poplar – Fell

**Proposed by:** Councillor Campbell **Seconded by:** Councillor Green that;

Ramsgate Town Council opposes the felling of the tree and subject to a report by the Arboriculture Officer the applicant should consider other options including pollarding.

RESOLVED

**FH/TH/19/1311 – 90 College Road, CT11 7AB**

Erection of a two storey rear extension together with the installation of french doors and window within the side elevation at ground and first floor levels.

**Proposed by:** Councillor Campbell **Seconded by:** Councillor Piper that;

Ramsgate Town Council raises no objection to the application.

RESOLVED

**F/TH/19/1327 – Unit 4, Princes Road**

Change of use from industrial unit (use class B1) to veterinary surgery (use class D1) together with alterations to roof, fenestration and associated parking.

**Proposed by:** Councillor Campbell **Seconded by:** Councillor Wing that;

Ramsgate Town Council wholeheartedly supports the application.

RESOLVED

**FH/TH/19/1361 – 21 Winterstoke Crescent, CT11 8AH**

Erection of First Floor Extension and two storey front side and rear side extensions with alterations to materials.

**Proposed by:** Councillor Campbell **Seconded by:** Councillor Wing that;

Ramsgate Town Council raises concerns over the impact of the current design on the street scene.

RESOLVED

**FH/TH/19/1374 – 25 Upper Dumpton Park Road, CT11 7PE**

Erection of first floor rear extension together with erection of dormer window to rear and 2No roof lights to front roof slope.

**Proposed by:** Councillor Campbell **Seconded by:** Councillor Green that;

Ramsgate Town Council requests that the Planning Officer considers the neighbours loss of light in habitable rooms. RESOLVED

**TCA/TH/19/1394 – 1 to 6 Albion Mews, CT11 8HH**

1No Lime – Fell

**Proposed by:** Councillor Campbell **Seconded by:** Councillor Nixey that;

Ramsgate Town Council opposes the removal of the tree and subject to a report by the Arboriculture Officer the applicant should consider other options including pollarding.

RESOLVED

**F/TH/19/1389 – 20 – 26 Albion Place, CT11 8HQ**

Erection of 5 storey building with basement to accommodate 12No. 2 bed self-contained flats and 1No. 5 bed single dwelling, and erection of 4 storey 5 bed single dwelling with basement with existing front façade retained at 20 Albion Place, following demolition of existing 4 storey building with basement 21-26 Albion Place and partial demolition of 20 Albion Place, together with external alterations to 20 Albion Place including insertion of window to third floor front elevation, alterations and extension to roof and alterations to parking arrangement at rear.

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

Ramsgate Town Council supports the redevelopment of a disused site in Ramsgate.

RESOLVED

Note; Cllr Wing abstained.

**F/TH/19/1390 – 27 Albion Road, CT11 8DJ**

Change of use from guesthouse to 4No 1-bed and 1No 2-bed self-contained flats together with extensions and alterations to roof, erection of a two storey rear extension following demolition of existing, alteration to fenestration and demolition of existing single storey rear extension.

**Proposed by:** Councillor Campbell **Seconded by:** Councillor L Piper that;

Ramsgate Town Council considers this to be overdevelopment in an already congested area.

RESOLVED

**L/TH/19/1414 – 3 Nelson Crescent, CT11 9JF**

Application for Listed Building Consent to remove external wall to the rear of the property separating an alley from the garden space to allow for rear parking access, in accordance with the neighbouring properties.

**Proposed by:** Councillor Campbell **Seconded by:** Councillor Piper that;

Ramsgate Town Council raises no objection to the application. RESOLVED

**F/TH/19/1458 – 23 Wellington Crescent, CT11 8JD**

Change of use from a two bed flat (Use Class C3) to a four bed short term hostel for the homeless (Sui Generis).

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

Ramsgate Town Council opposes the application if there is a lack of support and network of services but supports if these are provided.

**RESOLVED**

Note; Cllr Green abstained.

**BELOW ARE PLANNING APPLICATIONS WERE NOT CALLED IN FOR CONSIDERATION AND THEREFORE RAMSGATE TOWN COUNCIL MAKES NO COMMENT;**

**F/TH/19/0208 – 140 High Street, CT11 9TY**

Change of use from Public House (Use Class A4) to single dwelling (Use Class C3).

**F/TH/19/1217 – Ramsgate Care Centre, 66 – 68 Boundary Road**

Erection of single storey rear extension together with alterations to car parking to provide an additional 5 spaces.

**L/TH/19/1246 – 63 Plains of Waterloo, CT11 8JE**

Application for Listed Building Consent for removal of internal walls within basement together with replacement of external doors with bi fold doors to rear elevation.

**FH/TH/19/1271 – 125 Crescent Road, CT11 9RE**

Erection of a single storey rear extension with brushed brass effect cladding, alterations to roof including hip to gable and erection of rear roof extension with brushed brass effect cladding and terraced area with glass balustrade fencing, insertion of door with brass cladding balustrade to first floor rear elevation together with installation of roof lights and solar hot panel to front elevation.

**L/TH/19/1284 – 23 Wellington Crescent, CT11 8JD**

Application for Listed Building Consent for internal alterations.

**FH/TH/19/1317 – 31 Albert Street, CT11 9HD**

Erection of balcony and replacement of window with bifolding doors to rear at ground floor, replacement of window with bifolding door and enlargement of window to rear within the basement and replacement of door with window within the side elevation at basement level.

**F/TH/19/1334 – Day Nursery, 2 Southwood Road**

Change of use from day nursery (use class D1) to 4bed residential dwelling (C3) together with alterations to fenestration and alterations to front façade.

**FH/TH/19/1337 – Barletta, Beaufort Avenue**

Erection of a single storey side extension.

**F/TH/19/1296 – 26 South Eastern Road, CT11 9QF**

Change of use from single dwelling (Use Class C3) to house in multiple occupation (Use Class C4).

**F/TH/19/1428 – East Kent Arms, 27 Chatham Street**

Installation of replacement timber windows and doors.

**A/TH/19/1434 – 23 Westwood Cross, Margate Road**

Erection and display of 1No externally illuminated feature entrance sign and 1No non illuminated double sided freestanding banner sign.

**TCA/TH/19/1436 – 54 West Cliff Road, CT11 9NT**

1No Pyracantha (T1) – Reduce to 2m

1No Beech (T2) - Reduce on the lower, bulbous sections by approx.. 2m and crown thin by 15%, crown raise by 1.5m targeting branches no greater than 75mm diameter.

1No Holmoak (T3) – Crown raise by 1m, reduce in height by 1.5m and reduced in width by up to 1m using drop-crotching techniques.

1No Oak (T4) – Removal of 1 of the stems on the twin stemmed Oak, and crown lift to a height of 2m.

1No Prunus (T5) – Fell.

2No. Limes (T6 and T7) – re-pollard.

**FH/TH/19/1446 – 48 Denmark Road, CT11 7NJ**

Erection of single storey rear extension following demolition of existing together with alterations to fenestration.

**F/TH/19/1150 – 17 Upper Dumpton Park Road, CT11 7PE**

Variation of condition 2 for approved planning permission 'F/TH/17/1112 for Erection of 3No three storey dwellings' for alterations to roof form.

**F/TH/19/1213 – 47 Grange Road, CT11 9LR**

Change of use from single dwelling to 1no. 1-bed self-contained flat and 1no. 6-bed dwelling together with replacement of existing timber windows with UPVC and alterations to fenestration.

**A/TH/19/1384 – Monsoon, Westwood Cross, Margate Road**

Erection and display of 1no. internally illuminated fascia sign and 1no. non-illuminated hanging sign.

**F/TH/19/1429 – 4 Truro Road, CT11 8DB**

Installation of replacement windows.

The Chairman closed the meeting at 8.15 pm.