



RAMSGATE TOWN COUNCIL

Minutes of the Planning and Environment Committee

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

Date: Wednesday 13 April 2016

Present: Councillors; Campbell, Connor, J Fairbrass, L Fairbrass, Falcon, Kennedy, Larkins, Leys, Martin and Piper.

Also in attendance; E. Richford – Assistant Town Clerk and D Williams – Technical Officer.

249 APOLOGIES

Apologies were received from Cllrs Shonk, Stummer-Schmertzling and Young.

250 DECLARATIONS OF INTEREST

None declared.

251 MINUTES

The minutes of the meeting held on 9 March 2016 (minutes 240 to 243) were agreed as a true record.

Proposed by: Councillor Campbell **Seconded by:** Councillor Piper.

RESOLVED

252 PLANNING APPLICATIONS

F/TH/16/0204 – 52 Bradley Road, CT12 6BN

Retention of garage to side elevation and change of use.

Proposed by Cllr Campbell, seconded by Cllr L Fairbrass that;

Ramsgate Town Council strongly objects to this application for a garage and change of use on the grounds that it is unsuitable in a residential area.

RESOLVED

FH/TH/16/0324 – 2 Grove Road, CT11 9SH

Retrospective planning application for replacement of steel windows with UPVC.

Proposed by Cllr Piper, seconded by Cllr Campbell that;

Ramsgate Town Council requires Thanet District Council to make judgement on this application.

RESOLVED

FH/TH/16/0112 – 7 Roman Road, CT12 6AS

Erection of two storey side extension.

Proposed by Cllr Campbell, seconded by Cllr Piper that;

Ramsgate Town Council has some concerns about the extension being overbearing and the potential loss of light and amenities of the adjacent bungalow.

RESOLVED

FH/TH/16/0325 – 1 Ellington Road, CT11 9SJ

Retrospective planning application to replace steel windows with UPVC.

Proposed by Cllr Piper seconded by Cllr Campbell that;

Ramsgate Town Council requires Thanet District Council to make judgement on this application.

RESOLVED

FH/TH/16/0210 – 9 Dane Park Road, CT11 7LS

Erection of single storey side and rear extension with rear facing rooflights.

Proposed by Cllr Campbell, seconded by Cllr Leys that;

Ramsgate Town Council considers this to be a more appropriate design than previously rejected by Thanet District Council.

RESOLVED

F/TH/16/0104 – 6 Albion Place, CT11 8HQ

Change of use of basement to self-contained flat, erection of 4-storey rear extension, following demolition of existing rear extension, and replacement of windows with double glazed timber sash windows.

Proposed by Cllr Piper, seconded by Cllr Campbell that;

Ramsgate Town Council raises no objection to this application.

RESOLVED

OL/TH/15/0956 – Land Adjacent Holy Trinity School 99, Dumpton Park Drive

Outline application for the erection of 28No. 3 to 5 bed dwellings with associated access from Cliffside Drive.

Proposed by Cllr Campbell, seconded by Cllr Piper that;

Ramsgate Town Council supports Broadstairs and St Peters Town Council in their opposition of the proposed development within the green wedge. The land should be for educational purposes only.

RESOLVED

TPO/TH/16/0133 – Belmont House, 2B Pegwell Road, CT11 0HU

1No Sycamore (T1) – Remove lower two branches overhanging garage roof, 1No Holm Oak (T28) – Crown reduce by 20%, 1No Holm Oak (T29) – Crown reduce by 20%, 1No Holm Oak (T32) – Crown reduce by 20%, 1No Holm Oak (T36) – Remove damaged limbs following removal of dead wood and Crown reduce by 20%, 1No Holm Oak (T37) – Crown reduce by 20%, 1No Beech (T8) – Fell, 1No Holm Oak (T6) – Remove lowest limb to re-balance and crown thin by 20%, 1No Holm Oak (T5) – Remove lowest limb to re-balance and crown thin by 20%.

Proposed by Cllr Campbell, seconded by Cllr Leys that;

Ramsgate Town Council considers this to be appropriate tree management.

RESOLVED

F/TH/16/0243 – 36 Donnahay Road, CT12 6RW

Change of use from dwelling to HMO (C4) use class.

Proposed by Cllr Campbell, seconded by Cllr Piper that;

Ramsgate Town Council considers a cul-de-sac environment to be an inappropriate location for this type of accommodation.

RESOLVED

F/TH/16/0383 – 79 High Street, CT11 9RJ

Change of use from offices to 2No. one bed self contained flats, 1No bedsit and 1No live/work unit, together with three storey rear extension, alterations to roof at rear and erection of 1No dormer window to rear.

Proposed by Cllr Campbell, seconded by Cllr L Fairbrass that;

Ramsgate Town Council raises no objection to this application and considers it to be part of the much needed regeneration of this area of Ramsgate.

RESOLVED

FH/TH/16/0196 – Public Conveniences, High Street, St Lawrence, CT11 0QH
Change of use from public conveniences to retail (A1).

Proposed by Cllr Leys, seconded by Cllr Campbell that;

Ramsgate Town Council strongly objects to this application on the grounds that it is inappropriately placed due to traffic consideration, lack of parking and concerns over access to maintain the property.

RESOLVED

**BELOW ARE PLANNING APPLICATIONS THAT WERE NOT CALLED IN FOR
CONSIDERATION OR HAVE NO COMMENT FROM RAMSGATE TOWN COUNCIL;**

FH/TH/16/0160 – 7 Nethercourt Hill, CT11 0RX
Making dropped kerb wider.

FH/TH/16/0330 – 17 Canterbury Road East, CT11 0JX
Erection of single storey rear extension.

FH/TH/16/0375 – 19 Montefiore Avenue, CT11 8BD
Erection of 3 storey rear extension, second floor extension within mansard roof, and porch to front elevation.

F/TH/16/0354 – Land Adjacent 47, Manston Road, CT11 0RN
Variation of condition 2 attached to planning permission F/TH/13/0780 for the erection of a detached pitched roof, two storey dwelling with 1no. lean-to-roof dormer window to rear slope with provision of associated car parking and formation of a vehicular access from Luton Avenue.

F/TH/16/0373 – Land At Junction with Hereson Road, Honeysuckle Road, Ramsgate
Variation of condition 6 attached to planning permission F/TH/11/0994 for the erection of 3no. 3-bed dwellings and 2no. 2-bed dwellings to allow the change in materials on the driveway to tarmac.

FH/TH/16/0349 – 54 Chilton Lane, CT11 0LQ
Erection of single storey rear extension.

F/TH/16/0244 – St. Lawrence College, College Road, Ramsgate
Variation of condition 2 to attach to planning permission F/TH/15/0141 for the change of use of agricultural land to sports field and formation of astro pitch, with flood lighting in association with the school, together with change of land level, to allow the formation of a practice hockey pitch with associated flood lighting.

TCA/TH/16/0389 – Land to the rear of Jacksons Wharf, York Street
To fell the Sycamore T1 to the rear of the property.

F/TH/16/0381 – 386 Margate Road, CT12 6SH
Variation of condition 2 attached to planning permission F/TH/13/0273 to increase the ridge height of the first floor rear extension and insertion of 2no. first floor obscure glazed windows to the side elevation.

F/TH/16/0365 – Headmasters House, St. Lawrence College, College Road
Erection of single storey rear extensions.

F/TH/16/0400 – Grupo Antolin Kent Ltd, Antolin Way, CT12 5FJ
Erection of 4No A3 retail units.

The Chairman closed the meeting at 7.55 pm.