



RAMSGATE TOWN COUNCIL

Minutes of the Planning & Infrastructure Committee

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

Date: Wednesday 11th May 2022 at 7pm

Present: Councillors; Albon (in Chair), Ara, Austin, Crittenden (arrived Item 4(ii), Green, Hetherington (arrived Item 4(i), Makinson, Moore, Nixey, Wing and Young.

Also in attendance;

Miss E Richford – Deputy Town Clerk / Finance Officer (Minutes)

Mr D Williams - Digital Communications and Marketing Officer

099/22 APOLOGIES

Apologies were received from Cllrs Huxley (family matter) L Piper and S Piper (family matter). No apologies received from Cllrs Knight or Rusiecki.

RESOLUTION: To approve the apologies for absence.

100/22 DECLARATIONS OF INTEREST

There were no declaration of Interest made.

101/22 MINUTES

The Minutes of the ordinary Planning & Infrastructure Committee Meeting held on the 13th April 2022 (minutes 075/22 – 080/22) were received and considered.

RESOLUTION: The Minutes were approved as a true & accurate record of the meeting.

102/22 PLANNING APPLICATIONS

(i) F/TH/22/0336 – 44 – 46 High Street, CT11 9AG

Change of use from commercial premises to 4 residential apartments together with the erection of a rear extension and alterations to the fenestration.

RESOLUTION: Ramsgate Town Council repeats its comment of 9th June 2021 in that it is not against the application in principle, but as it is in the Conservation Area hopes that TDC will address the quality of what is on offer especially waste storage and the pressure on parking in the area.

(ii) F/TH/22/0512 – 1 Trafalgar Mews, Royal Road, CT11 9LH

Installation of UPVC sash windows following removal of existing timber windows to front elevation.

RESOLUTION: Ramsgate Town Council objects to UPVC in the Conservation Area until TDC has updated its policy.

(iii) F/TH/22/0510 – 70 London Road, CT11 0DP

Erection of a first-floor extension to rear and side of dwelling following demolition of existing garage and previous ground floor extension.

RESOLUTION: Ramsgate Town Council raises no objection to the application.

(iv) F/TH/22/0519 – 23 Donnahay Road, CT12 6RW

Erection of a single story front extension with conversion of existing garage to habitable accommodation together with erection of a single storey rear extension following demolition of conservatory.

RESOLUTION: Ramsgate Town Council raises no objection to the application but expresses concern over no natural light in the lounge and dining areas.

(v) F/TH/22/0596 – Workshop, 21 Hibernia Street

Change of use from commercial workshop and 2No flats to 6No 1-bed and 2No 2-bed flats together with erection of first and second floor extensions, 4no dormer windows to rear, replacement of windows and roof tiles and alterations to fenestration.

RESOLUTION: Ramsgate Town Council congratulates the applicant on the appearance of the development which is in keeping with the area but expresses concern that this is overdevelopment and the pressure on parking in the area along with strong concerns over the size of Flat 1 which sadly is the minimum space permitted.

(vi) F/TH/22/0529 – 20 - 24 Harbour Street, CT11 8HA

Part change of use from retail unit (use Class E) to 1No 2 bedroom flat (use Class C3).

RESOLUTION: Ramsgate Town Council congratulates the applicant who has taken into consideration environmental and insulation issues for the property but has strong concerns that core retail space is to be lost and what is left has no staff welfare facilities.

BELOW ARE PLANNING APPLICATIONS WHICH WERE NOT CALLED IN FOR CONSIDERATION;

FH/TH/22/0441 – 22 Mallory Close, CT12 6TW

Erection of a single storey side extension together with first floor rear extension.

FH/TH/22/0452 – 24 Winterstoke Crescent, CT11 8AH

Erection of a single storey rear extension, two storey rear extension, and loft conversion.

L/TH/22/0466 – 14A Addington Street, CT11 9JL

Application for Listed Building Consent for replacement of 3 complete box sash windows with like for like due to excessive rot together with replacement of 2 sash units to front box sash window.

OL/TH/22/0474 – Ramsgate Veterinary Surgery, 154 High Street

Outline application for the change of use from veterinary surgery to 1No 4-bed dwelling with all matters reversed.

F/TH/22/0484 – The Corporation Of St Lawrence College, College Road, CT11 7AE

Extension to the rear of the building to accommodate a new lift and circulation core to facilitate the relocation of the Junior School.

TCA/TH/22/0524 – Room 1, 18 Nelson Crescent, CT11 9JF
1No Sycamore (T1) – Fell

FH/TH/22/0526 – 25 Quetta Road, CT12 6NG

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

F/TH/22/0540 – 95 High Street, CT11 9RH

Change of use from Retail (Use Class E) to Tattoo Studio (Sui Generis).

F/TH/22/0546 – 67 Crescent Road, CT11 9QY

Change of use from 4No self-contained flats to 1No dwelling.

A/TH/22/0563 – Westwood Cross Shopping Centre, Westwood Cross, Margate Road

Erection and display of 4No internally illuminated totem signs.

F/TH/22/0574 – St Lawrence Tavern, High Street, St Lawrence, CT11 0QP

Erection of new timber pergola to outside seating area.

FH/TH/22/0589 – 31 Nethercourt Gardens, CT11 0RY

Erection of a single storey side and rear extension following demolition of existing conservatory.

F/TH/22/0444 – Land At Eurokent Business Park, Ozengell Place, CT12 6FH

Erection of a drive-thru jet wash centre with associated facility building incorporating retail use with associated parking, plant room and refuse storage.

FH/TH/22/0543 – 27 Bellevue Road, CT11 8JT

Erection of a two storey rear extension together with alterations to fenestration.

FH/TH/22/0571 – 7 Pinewood Close, CT12 6DH

Erection of a single storey rear extension.

FH/TH/22/0576 – 20 Herbert Road, CT11 0AS

Erection of 1No dormer window and 1No juliet balcony to rear with 2No rooflights to front roof slope to facilitate loft conversion.

FH/TH/22/0588 – 42 Bloomsbury Road, CT11 0AQ

Retrospective application for the erection of a single storey side and rear extension.

FH/TH/22/0595 – 151 Pegwell Road, CT11 0LY

Erection of a two storey side extension.

TPO/TH/22/0601 – Car Park, W W Martin Ltd, Dane Park Road

TH/TPO/5(1989) - 1No Holm Oak (T1)- Crown reduce in height and radius by 3m and crown lift to 5m.

FH/TH/22/0605 – 5 St. James Avenue, CT12 6DG

Erection of a two Storey side extension together with single storey rear extension.

FH/TH/22/0626 – 102 Dumpton Park Drive, CT11 8BA

Erection of a single storey rear extension following demolition of existing store.

F/TH/22/0612 – 15A Hardres Street, CT11 8QD

Increase in height of 3rd floor ceiling together with the raising of roof and chimney heights facilitating a mansard roof with rear dormer and rooflight with associated internal works to create extra bedroom in loft space.

103/22 DATE & TIME OF NEXT MEETING

1st June 2022 at 7pm was noted.

DRAFT