



RAMSGATE TOWN COUNCIL

Minutes of the Planning & Infrastructure Committee

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

Date: Wednesday 2nd July 2025 at 7pm.

Present: Councillors: Albon, Hetherington, Makinson (Chair), Nixey, and Shonk.

Also in attendance:

Mr D Williams, Marketing & Communications Officer

164/25

APOLOGIES

Apologies were received from Councillors Austin – Family Commitment and Wing – Personal Commitment.

165/25

DECLARATIONS OF INTEREST

There were no Declarations of Interest declared.

166/25

MINUTES

The Minutes of the ordinary Planning & Infrastructure Committee Meeting held on the 4th June 2025 (131/25 – 137/25) were received and considered.

RESOLUTION: The minutes were approved as a true record.

167/25

PLANNING APPLICATIONS

1. F/TH/25/0696 - 53 Royal Esplanade, CT11 0HH

Erection of 1No three storey 5-bed dwelling with basement level following demolition of existing dwelling (self-build).

RESOLUTION: Ramsgate Town Council makes no comment.

2. F/TH/25/0677 - 177 High Street, CT11 9TP

Change of use to flexible mixed-use comprising of Use Classes F1 (Learning and non-residential institutions) and Class E (d) (Indoor sport and recreation) (Retrospective).

RESOLUTION: Ramsgate Town Council supports the recreational use of the building for the community.

3. TPO/TH/25/0675 - 63 Goodwin Road, CT11 0JJ

TH/TPO/3(1984) - T1 - Holm oak – fell.

RESOLUTION: Ramsgate Town Council comments that every effort should be made to keep the tree, but understands the dilemma raised by residents, however the tree should be managed by pollarding and with root examination in order to be preserved in an appropriate manner.

Notes:

- Councillors' comments on planning applications, and the resulting resolutions, are based on the information available at the time of the meeting.
- A list of applications that were not called in for consideration can be found as an addendum to the official Minutes.

168/25

DATE & TIME OF NEXT MEETING

Wednesday 6th August 2025 at 7pm.

BELOW ARE PLANNING APPLICATIONS THAT HAVE NOT BEEN CALLED IN FOR CONSIDERATION:

- 1. L/TH/25/0523 - 11 Chapel Place, CT11 9RY**
Application for listed building consent for internal alterations and reconfiguration to include installation of new doors, walls and staircase and installation of doors and window to ground floor rear elevation (Retrospective).
- 2. FH/TH/25/0607 - 34 Queens Gate Road, CT11 7RG**
Erection of a single storey rear extension.
- 3. F/TH/25/0393 - 127 - 129 King Street, CT11 8PH**
Change of use on ground and basement floor level from commercial (Use Class E(a)) to dwellinghouse (Use Class C3) together with a second and third floor extension to provide 3No 1-bed and 1No 2-bed self-contained flats, including alterations to fenestration and erection of railings at front of site.
- 4. FH/TH/25/0382 - 33 Whitehall Road, CT12 6BZ**
Formation of vehicular access (retrospective).
- 5. TCA/TH/25/0608 - 15 Vale Square, CT11 9DF**
T1 - Holly - reduce tree by up to 2 metres in height and spread reshaping tree into a uniform shape - routine maintenance T2 - Sycamore – rear garden - repollard tree back to previous points - routine maintenance.
- 6. FH/TH/25/0640 - 254 Margate Road, CT12 6AH**
Formation of a vehicular access and hardstanding together with erection of a raised platform to the rear and alterations to fenestration including the addition of cladding.
- 7. L/TH/25/0591 - Flat 3, 6 Wellington Crescent, CT11 8JL**
Application for Listed Building Consent to remove a non-supporting internal stud wall.
- 8. FH/TH/25/0431 - 5 Vale Road, CT11 9LU**
Erection of a single storey rear extension following the removal of existing conservatory.
- 9. FH/TH/25/0357 - 6 Newington Road, CT11 0QX**
Formation of vehicular access and removal of front boundary wall.
- 10. FH/TH/25/0639 - 17 South Eastern Road, CT11 9TR**
Erection of a single storey rear extension following demolition of existing conservatory.

11. F/TH/25/0566 - 25 Wellington Crescent, CT11 8JD

Installation of sash windows to front basement and creation of light well, creation of enclosed bathrooms together with demolition of two front brick vaults to allow additional fire access.

12. L/TH/25/0567 - 25 Wellington Crescent, CT11 8JD

Application for Listed Building Consent for Installation of sash windows to front basement and creation of light well, creation of enclosed bathrooms together with demolition of two front brick vaults to allow additional fire access.

13. F/TH/25/0619 - Clarks, 30 Westwood Cross, Margate Road, CT10 2BF

Alterations to shopfront to facilitate sub-division of retail unit into 2no. use class E units.

14. FH/TH/25/0681 - 20 Spencer Square, CT11 9LA

Replacement of windows, insertion of doors to ground floor rear elevation, replacement of balcony roof and erection of boundary fencing together with demolition of rear extension.

15. L/TH/25/0682 - 20 Spencer Square, CT11 9LA

Application for Listed Building Consent for replacement of windows, insertion of doors to ground floor rear elevation, repointing, replacement of balcony roof, erection of boundary fencing, internal alterations and demolition of rear extension.