



RAMSGATE TOWN COUNCIL

Minutes of the Planning & Infrastructure Committee

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

Date: Wednesday 8th December 2021 at 7pm

Present: Councillors; Austin, Crittenden, Green, Huxley, Knight, Makinson (Chair), Moore, Nixey and Young.

Also in attendance;

Miss E Richford (Minutes) – Deputy Town Clerk

Mr D Williams - Digital Communications and Marketing Officer

163/21 APOLOGIES

Apologies were received from Cllrs Ara – work commitment, Hetherington – work commitment.

RESOLUTION: To approve the apologies for absence.

Apologies from Cllrs L Piper (family commitment) and S Piper (unwell) were sent before the meeting started but not picked up until after the meeting.

164/21 DECLARATIONS OF INTEREST

There were no declarations of interest or dispensations recorded.

165/21 MINUTES

The Minutes of the ordinary Planning & Infrastructure Committee Meeting held on the 10th November 2021 were received and considered.

RESOLUTION: The Minutes were approved as accurate and signed.

166/21 RAMSGATE CONSERVATION AREA PUBLIC CONSULTATION

The committee considered the Council's response to Thanet District Council's "Ramsgate Conservation Area" public consultation. Details of which can be found on TDC's website at; <https://www.thanet.gov.uk/launching-the-ramsgate-conservation-area-public-consultation/>

RESOLUTION: RTC welcomes the very thorough report. Concerns are raised about delivery due to understaffing at TDC. RTC would like to be part of the implementation, particularly Cllrs whose wards are within the conservation area along with local volunteers which RTC can assist in organising. Cllrs to forward any further comments to the Deputy Town Clerk. Deputy Town Clerk to request the cost of printed copies of the document.

167/21 HIGHWAYS IMPROVEMENT PLAN

The committee receive the updated Highways Improvement Plan and a report from Miss L Fidler, Town Clerk, with various Recommendations for consideration.

RESOLUTIONS:

- (i) **Column H of document to show progress on reported items.**
- (ii) **Priority 2 - Effingham Street – request for one-way working – not considered as a priority but to remain within the document.**
- (iii) **Signage – add Harbour Parade – no-through road sign at junction with Madeira Walk – reason; no access to beach.**
- (iv) **Double Yellow Lines – Winterstoke Crescent/Winterstoke Way – amend; KCC to consider the issues at junction and decide on best way to deal with them.**
- (v) **Working Group to be formed to look at the resident requests as detailed in the report before inclusion in the document. Residents to be written to and advised that their requests are being considered.**
- (vi) **Residents requests in relation to Harbour Parade – matter to be raised with TDC for consideration alongside/within the Future High Street Fund and Levelling Up Fund projects.**
- (vii) **Working Group to consider which roads should be included in a 20mph zone.**
- (viii) **Mr Borough to be asked to look at signage in the town centre generally, considering potential better placement of signage.**
- (ix) **Allow Mr Borough to report back on his work, and the working group to come up with an initial proposal for the 20mph zone and then consider what the HIP priority for 2022/2023 should be at a subsequent committee meeting.**
- (x) **Poundland to be sent a letter raising concerns over the deliveries to the front of the shop by large vehicles.**

168/21 SOUTHERN WATER – LETTER

The committee considered the response from Southern Water in relation to wastewater releases affecting Thanet.

RESOLUTION: A further letter to be sent to Southern Water and placed on the RTC website, advising that their reply is considered to be extremely inefficient and unsatisfactory and to raise concerns about the provision of water supply to new builds in Ramsgate. Craig McKinlay MP to be copied in.

169/21 PLANNING APPLICATIONS

F/TH/21/1622 – 10 Cliff Street, CT11 9HS

Erection of a four storey building incorporating five, two-bed apartments and three, three-bed apartments with associated parking following the demolition of the existing garage/workshop and ancillary accommodation.

RESOLUTION: RTC objects to the application due to the number and size of the proposed flats.

F/TH/21/1696 – 49A Harbour Parade, CT11 8LJ

Variation of condition 2 of planning consent F/TH/17/1748 'Retrospective change of use from hairdressers (use class A1) to restaurant and takeaway (use class A3/A5)' to allow extended opening hours to 4am.

RESOLUTION: RTC objects to the extended hours to 4 am on the grounds that this would cause further disturbance to residents.

A/TH/21/1778 – Advertising Right Opposite 349, Margate Road, CT12 6SY
Erection and display of 2x freestanding digital 48-sheet (6m x 3m) advertisements replacing 5x freestanding poster and paste 48-sheet (6m x 3m) advertisements.
RESOLUTION: RTC supports the 80 second change over of advertisements.
Anything less would be considered as too distracting to drivers.

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

R/TH/21/1662 – Beerlings Farm, Haine Road, CT12 5AG
Application for the reserved matters of development of OL/TH/17/1657 for the approval of Access, Appearance, Landscaping, Layout and Scale 'Outline application for the erection of 14no. dwellings, and the change of use, conversion and extension of existing buildings to 3no. dwellings, with consideration of access, layout and scale'.

FH/TH/21/1670 – 21 Thanet Road, CT11 8EN
Retrospective application for the erection of a fence measuring between 3m and 2.5m in height to rear boundary with no. 23 and raised decking (0.55m above existing ground level).

FH/TH/21/1713 – 84 Cecilia Road, CT11 7EA
Erection of a first floor side extension with loft access, together with a retrospective application for conversion of the existing garage to a habitable room.

FH/TH/21/1721 – 25 Princes Avenue, CT12 6DW
Erection of a single storey rear extension following demolition of existing.

F/TH/19/0323 – Land On The North Side Of, Stirling Way, Ramsgate
Erection of 23no. 2 storey dwellings and a 3-storey building accommodating 15No. self-contained flats together with associated parking and landscaping.

FH/TH/21/1367 – 2 Admiralty House, 134 Grange Road, CT11 9PT
Installation of UPVC windows and doors replacing existing timber windows and doors.

L/TH/21/1710 – 2 Admiralty House, 134 Grange Road, CT11 9PT
Application for Listed Building Consent for installation of UPVC windows and doors replacing existing timber windows and doors to rear.

L/TH/21/1595 – 57 Plains Of Waterloo CT11 8JE
Application for Listed Building Consent for demolition of single storey rear extension together with installation of uPVC doors replacing existing timber door

TPO/TH/21/1762 – 6 Westcliff Terrace Mansions, CT11 0JD
1No Lime (T1) – Crown raise by 4m; 7No Elm (T3, T5, T7, T11, T12, T13, T14) - Fell
1No Oak (T4) – Crown Raise 20% Reduction, Deadwood and remove Crossing Branches; 3No Sycamore (T6, T8, T10) – Fell; 1No Lime (T9) – Crown raise by 2m

FH/TH/21/1767 – 49 Bursill Crescent, CT12 6HA
Erection of a single storey side and rear extension together with steps to rear elevation.

F/TH/21/1600 – W W Martin Ltd, Dane Park Road, CT11 7LT

Erection of single storey infill extension with replacement door to northwest elevation, raising roof parapet together with alterations to fenestration to rear elevations and replacement external staircase following demolition of existing.

FH/TH/21/1739 – 20 St Andrews Road, CT11 7EQ

Erection of single storey rear extension together with erection of front and rear dormers.

F/TH/21/1740 – 100 - 114 Harbour Parade, CT11 8LP

Installation of 3No retractable awnings to front elevation.

FH/TH/21/1741 – 88 South Eastern Road, CT11 9QD

Erection of single storey rear extension with alterations to fenestration and addition of vertical timber cladding, erection of dormer to rear roof slope with 2No rooflights to front roof slope together with change of use of garage to habitable space following removal of walls and garage door and installation of window.

F/TH/21/1763 – 7, 11 & 15 Westcliff Terrace Mansions, CT11 0JD

Retrospective application for replacement window at basement level, replacement and repair to part of balustrading to the rear, installation of door entry systems to front doors and proposed boiler flues together.

F/TH/21/1764 – 7, 11 & 15 Westcliff Terrace Mansions, CT11 0JD

Retrospective application for Listed Building Consent for replacement window at basement level, replacement and repair to part of balustrading to the rear, installation of door entry systems to front doors and proposed boiler flues together with internal alterations including the insertion of internal partitions to create en-suite bathrooms to third floor flats.

L/TH/21/1535 – Numbers 4 To 15 And 19 To 23 Royal Crescent, St Augustines Road

Application for Listed Building Consent for repairs and redecoration of external elevations, roofs, drainage goods, boundary and retaining walls and replacement Flat entrance doors. Repairs and damp treatment to basements.

FH/TH/21/1729 – 11 Park Road, CT11 7QN

Erection of a single storey rear extension.

FH/TH/21/1773 – 5 Charles Road, CT11 7JL

Erection of a single storey side and rear extension, alterations to roof from hip to gable together with erection of rear dormer with 2No roof lights to front roof slope.

F/TH/21/1779 – 2 Southwood Road, CT11 0AA

Variation of condition 2 of planning permission F/TH/21/0354 'for the change of use from 1No 3bed dwelling to 4No 1bed and 1No 3bed self-contained flats, together with the erection of a two storey rear extension, second floor roof extension, 3No rear dormers, removal of shopfront, replacement of windows and roof tiles and alterations to fenestration following demolition of existing single storey rear extension' to allow alterations to roof.

F/TH/21/1780 – 61 Ellington Road, CT11 9SX

Erection of 1No bedroom dwelling together with bin and bike store parking and associated landscaping to front.

FH/TH/21/1807 – 38 Vale Road, CT11 9LT

Retrospective installation of railings around perimeter of existing first floor flat roof to rear of dwelling to provide balcony.

FH/TH/21/1815 – 11 St Lawrence Avenue, CT11 0JA

Erection of a single storey side/rear extension following demolition of existing garage.

170/21 CONFIDENTIAL MATTERS

(i) EXCLUSION OF THE PUBLIC & PRESS

It was recommended that under the Public Bodies (Admission to Meetings) Act 1960 (as extended by s.100 of the Local Government Act 1972), the public and accredited representatives of newspapers be excluded from the meeting for the following items of business on the grounds that they involve the likely disclosure of exempt information as defined in Part 1 of Schedule 12A of the Local Government Act 1972 by virtue of the paragraph specified against the item.

RESOLUTION: That the press and public be excluded for the following items of business.

(ii) BUDGET

The committee considered a written report from Miss Eileen Richford, Deputy Town Clerk, regarding the budget for the next financial year. Councillors were asked to consider the recommendations contained therein.

RESOLUTION: The Planning and Infrastructure budget recommendations to the Finance and General Purposes Committee are: 1. The budget for the Ramsgate Neighbourhood Plan is the remaining balance of the current financial year's budget. 2. £15,000.00 is allocated to the Highways Improvement Plan.

171/21 DATE & TIME OF NEXT MEETING

12th January 2022 at 7pm