

Folkestone Town Council



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AGENDA

Meeting: **Planning Committee**
Date: **Thursday 10th October 2019**
Time: **7.00pm**
Place: **Town Council Offices, The Town Hall, 1-2 Guildhall Street, Folkestone.**

To: **The Planning Committee**
(All other Councillors for information via the website)

YOU ARE HEREBY SUMMONED to attend a meeting of the Planning Committee on the date and at the time and place shown above to transact the business shown on the agenda below. The meeting will be open to the press and public.

Any member who wishes to have information on any matter arising on the agenda which is not fully covered in these papers is requested to give notice prior to the meeting to the Town Mayor, Chairman of the Committee or Town Clerk.

Jennifer Childs
Town Clerk

1. **APOLOGIES FOR ABSENCE**
To receive and approve any apologies for absence.
2. **DECLARATIONS OF INTEREST**
To receive any declarations of either personal or prejudicial interest that Members may wish to make.
3. **PLANNING COMMITTEE MEETING – 19th September 2019**
To receive the Minutes of the meeting of the Planning Committee held on 19th September 2019 and authorise the Chairman of the Committee to sign them as a correct record.



4. **APPLICATIONS FOR PLANNING CONSENT, APPEALS, PLANS TO DEVELOPMENT CONTROL COMMITTEE AND LICENSING**
(See attached list)
5. **LATE PLANNING APPLICATIONS**
To view any applications received since the preparation of the agenda.
6. **PREMISES LICENCES**
7. **UPDATE ON PREVIOUS OBJECTIONS**
A nomination is required for a twin hatted Councillor to be responsible for updating this Committee on decisions made by the District Council's Planning and Licensing Committee.
8. **PLANNING COMMITTEE POLICY ON ENVIRONMENT AND GREEN ISSUES**
9. **AGENDA ITEMS FOR NEXT MEETING**
10. **DATE OF NEXT MEETING**
Thursday 31st October 2019

Folkestone Town Council

Minutes of the Planning Committee Meeting held on Thursday 19th September 2019 at the Town Council Offices, The Town Hall, 1-2 Guildhall Street, Folkestone.

PRESENT: Councillors Ann Berry, Jonathan Graham, Mary Lawes, Jackie Meade, Belinda Walker (arrived 19.10) and Richard Wallace (Chair).

OFFICER PRESENT: Liz Timmins (Marketing and Communications Officer)

1. APOLOGIES FOR ABSENCE

Apologies were received from Councillor David Horton.

2. DECLARATIONS OF INTEREST

There were no declarations of interest.

3. PLANNING COMMITTEE MEETING 29th August 2019

The Committee was asked to receive the Minutes of the meeting of the Planning Committee held on 29th August 2019 and to authorise the Chairman of the Committee to sign them as a correct record.

RESOLVED: That the Minutes of the meeting of the Planning Committee held on 29th August 2019 be received and that the Chairman of the meeting be authorised to sign them as a correct record.

Proposed: Councillor Richard Wallace

Seconded: Councillor Jackie Meade

Voting: F:5, Ag:0, Ab: 0

4. APPLICATIONS FOR PLANNING CONSENT, APPEALS, PLANS TO DEVELOPMENT CONTROL COMMITTEE AND LICENSING

Application number	Y9/0755/FH
Location	48 – 66 Sandgate Road (Debenhams)
Proposal	Installation of replacement external staircase to north-west elevation
Closing date	8 th October 2019
FHDC Officer	Katy Claw
Comment	No objection

Application number	Y19/0813/FH
Location	40 Queen Street
Proposal	Erection of infill residential dwelling and retention of existing off-street parking
Closing date	27 th September 2019
FHDC Officer	Adam Tomaszewski
Comment	Object – Local Councillors felt that the site was too restricted for what was being inserted despite the

given plans. The Committee therefore objects. Though an extension to the existing dwelling would be acceptable. The road is not accessible by modern standards therefore building would be problematic.

Application number	Y19/0814/FH
Location	7 The Old High Street
Proposal	Section 73 application to vary condition 3 of planning permission Y16/1125/SH (change of use from retail to mixed use of retail, drinking establishment and exhibition space) to vary the opening times in line with the premises licence opening hours
Closing date	2 nd October 2019
FHDC Officer	Louise Daniels
Comment	Object – the Committee objects unless closing time is midnight or earlier.

Application number	Y19/0839/FH
Location	Land adjoining Telecommunications Centre Stanley Road
Proposal	Erection of a pair of semi-detached dwellings and the erection of a three-storey building to accommodate 9 flats following demolition of an existing office building together with the provision of car parking
Closing date	7 th October 2019
FHDC Officer	Louise Daniels
Comment	Object – no objection on principle but the new second floor rear windows may overlook existing properties too much. The Committee therefore objects pending more detail.

Application number	Y19/0898/FH
Location	Unit A West Park Farm North Retail Park Park Farm Road
Proposal	Retrospective advertisement consent to replace existing “Carpet Right” signage with illuminated signs for Puregym
Closing date	24 th September 2019
FHDC Officer	Piran Cooper
Comment	No objection

Application number	Y19/0920/FH
Location	Church and Dwight UK Ltd Bowles Well Gardens

Proposal	Installation of cladding to the central office block along with the construction of a decking area to the canteen
Closing date	30 th September 2019
FHDC Officer	Isabelle Hills
Comment	No objection – Provided the cladding is up to new fire regulations and is not a glaringly bright colour.
Application number	Y19/0933/FH
Location	18 & 19 Stanley Court Shearway Road Shearway Business Park
Proposal	Proposed alterations to front & rear elevations to allow for additional windows
Closing date	23 rd September 2019
FHDC Officer	Danielle Wilkins
Comment	No objection
Application number	Y19/0959/FH
Location	52 Morehall Avenue
Proposal	Retrospective application for erection of wooden wheelie bin shelter and separate wooden shelter
Closing date	3 rd October 2019
FHDC Officer	Katy Claw
Comment	No objection – No official objection but the Committee felt the sheds were intrusive at the front.
Application number	Y19/0975/FH
Location	40 Wear Bay Crescent
Proposal	Certificate of lawful development (existing) for a rear conservatory
Closing date	23 rd September 2019
FHDC Officer	Isabelle Hills
Comment	No objection
Application number	Y19/0976/FH
Location	Highview School Moat Farm Road
Proposal	Determination as to whether the prior approval of the Local Planning Authority is required for the demolition of vacant school & associated mobile classrooms
Closing date	30 th September 2019
FHDC Officer	Adam Tomaszewski
Comment	No objection

Application number	Y19/0986/FH
Location	65 Weymouth Road
Proposal	The existing shrub and shingle front garden to be replaced with blocked paving for off road vehicle. Dropped kerb to facilitate access to off road vehicle parking on paved driveway
Closing date	4 th October 2019
FHDC Officer	Isabelle Hills
Comment	No objection
Application number	Y19/0997/FH
Location	Flat A 14 Connaught Road
Proposal	Subdivide an existing maisonette into two self-contained flats with independent access. (Resubmission of existing Y18/1390/FH)
Closing date	7 th October 2019
FHDC Officer	Isabelle Hills
Comment	Object – the Chair to contact the Planning Officer to see if there any relevant changes.
Application number	Y19/0998/FH
Location	21 Cherry Garden Lane
Proposal	Re-pollard back to previous pollarding points of a weeping willow subject of tree preservation order no 10 of 2011
Closing date	7 th October 2019
FHDC Officer	Jo Daniels
Comment	No objection
Application number	Y19/1001/FH
Location	2 Cliff Road
Proposal	Erection of new detached dwelling with associated garden and parking. Resubmission of Y18/1105/SH
Closing date	4 th October 2019
FHDC Officer	Danielle Wilkins
Comment	Object – the majority of the Committee felt that the character of the area would be affected by back land development.
Application number	Y19/1002/FH
Location	13 Biggins Wood Road
Proposal	Erection of new two storey house adjoining 13 Biggins Wood Road including demolition of existing extension

Closing date	7 th October 2019
FHDC Officer	Isabelle Hills
Comment	No objection
Application number	Y19/1004/FH
Location	3 Stanley Court Shearway Road Shearway Business Park
Proposal	Replacement of roller shutter door with glazed screen
Closing date	27 th September 2019
FHDC Officer	Isabelle Hills
Comment	No objection
Application number	Y19/1006/FH
Location	201 Sandgate Road
Proposal	To fell 1x cedar atlanatica
Closing date	2 nd October 2019
FHDC Officer	Jo Daniels
Comment	Object – the Committee doesn’t like mature trees removed in this area. It objects unless the Tree Officer approves with good reason.
Application number	Y19/1009/FH
Location	4 Ryland Place
Proposal	Change of use of ground floor from dwelling house (class C3) to retail (class A1)
Closing date	7 th October 2019
FHDC Officer	Adam Tomaszewski
Comment	Object – the Committee feels that this is a very difficult road for a shop nowadays because of heavy traffic and limited parking. Councillor Mary Lawes wanted to be noted objecting.
Application number	Y19/1010/FH
Location	20 – 22 Stanley Court Shearway Road Shearway Business Park
Proposal	Amendments to external elevations including additional windows and replacement of roller shutters with glazed screens and doors, units 20 to 22
Closing date	27 th September 2019
FHDC Officer	Danielle Wilkins
Comment	No objection

Application number	Y19/1023/FH
Location	Cordova Court Sandgate Road
Proposal	Works to trees in conservation area. Re-pollard 6 x sycamore trees back to previous pruning point
Closing date	2 nd October 2019
FHDC Officer	Jo Daniels
Comment	No objection
Application number	Y19/1025/FH
Location	Augusta Gardens Sandgate Road
Proposal	T1 reduction of 3 branches to mature beech. T2 reduction and raise 4 overhanging branches to oak. T3 reduction of yew to curb line. T4 raise selective branches of oak effecting height clearance over bus stop. T5 raise selective branches of yew obscuring road sign
Closing date	2 nd October 2019
FHDC Officer	Jo Daniels
Comment	No objection
Application number	Y19/1026/FH
Location	278 Dover Road
Proposal	Erection of single storey extension and front porch
Closing date	2 nd October 2019
FHDC Officer	Danielle Wilkins
Comment	No objection
Application number	Y19/1029/FH
Location	Plamil House Bowles Well Gardens
Proposal	Erection of new small link between two existing buildings
Closing date	2 nd October 2019
FHDC Officer	Adam Tomaszewski
Comment	No objection
Application number	Y19/1030/FH
Location	Flat 3 29 Cheriton Gardens
Proposal	Replacement windows and installation of conservation roof light
Closing date	2 nd October 2019
FHDC Officer	Isabelle Hills

Comment	No objection – The Committee understands the neighbours concerns over the sewerage but there is no planning objection.
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No objection – The Committee understands the neighbours concerns over the sewerage but there is no planning objection.

AMENDED

Application number	Y18/1588/FH
Location	34 Rendezvous Street
Proposal	Change of use from a retail shop (class A1 use) to a mixed-use class to provide a retail shop and bar (class A1/A4 use)
Closing date	8 th October 2019
FHDC Officer	Louise Daniels
Comment	Noted

5. PREMISES LICENCE

No premises licence applications had been received.

6. UPDATE ON PREVIOUS OBJECTIONS

Three Hills Running Track – It was thought that the Folkestone Running Club has been stated as the applicant on the planning application. The Chairman, Councillor Richard Wallace, will clarify this at the next Planning Committee meeting on 10th October 2019.

7. FHDC PLACES AND LOCAL PLAN AMENDMENT

This was noted.

8. AGENDA ITEMS FOR NEXT MEETING

Planning Committee Policy on Environment and Green issues.

9. DATE OF NEXT MEETING

Thursday 10th October 2019

..... **Chairman**
10th October 2019

FOLKESTONE TOWN COUNCIL

Planning Applications for the meeting of the Planning Committee on Thursday 10th October 2019 at 7pm

Application number	Y19/0014/PA
Location	1-3 Risborough Lane
Proposal	Determination as to whether the prior approval of the local Planning Authority is required under class M of the Town and Country planning (general permitted development) (England) order 2015 for the change of use from shop (class A1) to a residential use (class C3)
Closing date	15 th October 2019
FHDC Officer	Isabelle Hills

Application number	Y19/0802/FH
Location	Flat E 199 Sandgate Road
Proposal	Retrospective application for removal of chimney
Closing date	23 rd October 2019
FHDC Officer	Katy Claw

Application number	Y19/0832/FH
Location	Flat 3 3 Grimston Avenue
Proposal	Installation of replacement windows to first floor flat. Resubmission of planning application Y18/1412/FH
Closing date	22 nd October 2019
FHDC Officer	Katy Claw

Application number	Y19/0870/FH
Location	The Leas Club The Leas
Proposal	Dismantling, associated structural works and re-construction of both front extensions, including the refurbishment of the existing shop fronts
Closing date	16 th October 2019
FHDC Officer	Piran Cooper

Application number	Y19/0871/FH
Location	1-3 Risborough Lane
Proposal	Conversion of lower ground floor storage area plus single storey rear extension and form a studio apartment
Closing date	16 th October 2019
FHDC Officer	Katy Claw

Application number	Y19/0964/FH
Location	Royal Standard 60 Canterbury Road

Proposal	Conversion of pub (C4) to 2 x 3 bed residential dwellings and 3 x 1 bed flats (C3)
Closing date	18 th October 2019
FHDC Officer	Louise Daniels
Application number	Y19/0968/FH
Location	Flat 2 48 Earls Avenue
Proposal	Replacement of the existing single glazed crittle front elevation bay window, 5no. side windows, 1no, rear window and garden door with double glazed UPVC windows
Closing date	15 th October 2019
FHDC Officer	Isabelle Hills
Application number	Y19/0974/FH
Location	Flat 4 12 Radnor Park Avenue
Proposal	Subdivision of lower ground floor flat into one flat and one bed-sit. Erection of single storey rear extension. Addressing refusal of 18/1323
Closing date	10 th October 2019
FHDC Officer	Louise Daniels
Application number	Y19/1045/FH
Location	The Samuel Peto 23 Rendezvous Street
Proposal	Listed buildings consent for restoration of existing gate piers on front elevation
Closing date	10 th October 2019
FHDC Officer	Katy Claw
Application number	Y19/1056/FH
Location	11a Church Street
Proposal	Listed building consent for the conversion of office building to form 2 self-contained offices on the ground floor and 1 self-contained flat at first floor level
Closing date	9 th October 2019
FHDC Officer	Louise Daniels
Application number	Y19/1073/FH
Location	Land opposite 38 Bouverie Road West Bouverie Road West
Proposal	Reduction back to kerb line of selected overhanging branches of a holm oak situated within a conservation to provide clearance over adjoining parking bays
Closing date	23 rd October 2019
FHDC Officer	Jo Daniels
Application number	Y19/1112/FH
Location	Martello Court Martello Road

Proposal	Crown reduction and crown raise of a lime subject of tree preservation order no 8 of 1999
Closing date	24 th October 2019
FHDC Officer	Jo Daniels
Application number	Y19/1115/FH
Location	6-8 Clifton Crescent
Proposal	Felling of a Japanese acer situated within a conservation area
Closing date	23 rd October 2019
FHDC Officer	Jo Daniels

APPEAL

Application number	Y16/0184/CM
Location	Flat C 6 Earls Avenue
Proposal	
Closing date	22 nd October 2019
FHDC Officer	Llywelyn Lloyd