



FOLKESTONE TOWN COUNCIL

Date of Publication: 19th May 2022

AGENDA

Meeting: **Planning Committee**
Date: **Thursday 26th May 2022**
Time: **7.00pm**
Place: **Town Council Offices, The Town Hall, 1-2 Guildhall Street, Folkestone.**

To: **The Planning Committee**
(All other Councillors for information only)

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. APPOINTMENT OF CHAIRMAN**
To appoint a Chairman of the Planning Committee for the 2022/23 municipal year.
- 3. APPOINTMENT OF VICE CHAIRMAN**
To appoint a Vice Chairman for the Committee for the 2022/23 municipal year.
- 4. DECLARATIONS OF INTEREST**
To receive any declarations of either personal or prejudicial interest that Members may wish to make.

3. MINUTES

To receive the Minutes of the meeting of the Planning Committee held on 28th April 2022 and authorise the Chairman of the Committee to sign them as a correct record.

4. REVIEW OF THE TERMS OF REFERENCE

In line with Councils adopted standing orders the Town Clerk has requested that members review the Terms of Reference for the Planning Committee. Any changes the Committee wish to make will need to be approved by Full Council at a future meeting.

5. PLANNING APPLICATIONS

(See attached list)

6. LATE PLANNING APPLICATIONS

To view any applications received since the preparation of the agenda.

7. PREMISES LICENCES

New premise licence application reference: PR202205-77746

Address: Pulp Fiction Wine Shop, 29 Rendezvous Street, CT20 1EY

Activities: Alcohol ON & OFF sales, premise has ground floor and basement retail space.

Last date for representations: 07/06/2022

8. PLANNING APPEALS & RECONSULTATIONS

Planning Appeal - AP-6529 - 21/0992/FH/PA

Houghton House, 16 Radnor Park Road, Folkestone, CT19 5AU

Planning Appeal - AP-6527 - 21/0777/FH

15 Manor Road, Folkestone, CT20 2RZ

Planning Appeal - AP-6537 - 21/1934/FH

Flat 5, 11 Clifton Crescent, Folkestone, CT20 2EL

Planning Appeal - AP-6536 - - 21/1954/FH

Flat 5, 11 Clifton Crescent, Folkestone, CT20 2EL

Planning Appeal - AP-6547 - 21/1991/FH

Flat 1, 11 Clifton Crescent, Folkestone, CT20 2EL

Planning Appeal - AP-6542 - 21/2004/FH

Garden Flat, 11 Clifton Crescent, Folkestone, CT20 2EL

Re-consultation - 22/0287/FH

7 Gainsborough Court, 22 Grimston Gardens, Folkestone, CT20 2UB

Re-consultation - 22/0362/FH

34 Foreland Avenue, Folkestone, CT19 6DU

Re-consultation - 22/0552/FH

318 Dover Road, Folkestone, CT19 6PA

9. Y19/0257/FH OTTERPOOL PARK - OUTLINE PLANNING APPLICATION

The Local Planning Authority has received updates and amendments to the above planning application. Attached is a consultation letter with further details.

10. NEW CROSSING POINT ON RISBOROUGH ROAD - FOLKESTONE

Attached are the proposed documents for a new pedestrian crossing, any views should be submitted to traffic.schemes@kent.gov.uk by 6th June quoting : 22-FH-LTP-43.

11. PROPOSED DIVERSION OF PUBLIC FOOTPATH HF13 (PART) FOLKESTONE

Attached is an extract from the Definitive Map of Public Rights of Way (Network Copy) showing Public Footpath HF13 in Folkestone and a larger scale map (1:1250) showing the proposed diversion. The application to divert part of Public Footpath HF13 has been made by Folkestone & Hythe District Council. Views on this proposal are requested by the 30th May 2022.

12. DATE OF NEXT MEETING

Thursday 30th June 2022

Folkestone Town Council

Minutes of the Planning Committee Meeting held on Thursday 28th April 2022 at the Town Council Offices, The Town Hall, 1-2 Guildhall Street, Folkestone.

PRESENT: Councillors Paul Bingham, Nicola Keen, Jackie Meade, Richard Wallace and Roger West.

OFFICERS PRESENT: Georgina Wilson (Executive Assistant)

1. APOLOGIES FOR ABSENCE

Apologies were received from Councillors Mary Lawes and Jonathan Graham.

2. DECLARATIONS OF INTEREST

There were no declarations of interest.

3. PLANNING COMMITTEE MEETING 31st March 2022

The Committee was asked to receive the Minutes of the meeting of the Planning Committee held on 31st March 2022 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 31st March 2022 be received and that the Chairman of the meeting be authorised to sign them as a correct record.

Proposed: Councillor Jackie Meade

Seconded: Councillor Nicola Keen

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

4. PLANNING APPLICATIONS

Cllrs noted the previous applications.

5. PLANNING APPLICATIONS

Application number	22/0589/FH
Location	31 Lucy Avenue
Proposal	Proposed two Storey Extension
Closing date	3.5.22
Comment	No objection

Application number	22/0287/FH
Location	7 Gainsborough Court, 22 Grimston Gardens
Proposal	Replacement of 2 windows
Closing date	11.5.22
Comment	No objection

Application number	22/0617/FH
Location	15 New Dover Road, Capel-Le-Ferne

Proposal	Proposed rear extension and front porch. Loft conversion with dormers on side elevations.
Closing date	5.5.22
Comment	No objection subject to neighbours' comments

Application number	22/0571/FH
Location	45 Coolinge Road
Proposal	Subdivision of maisonette into 2 separate flats
Closing date	12.5.22
Comment	No objection

6. LATE LIST

Application number	22/0325/FH
Location	West Park Farm North Retail Park, Park Farm Road
Proposal	Change of use from Class E to a flexible use for Class E or Class B8 (Storage or Distribution
Closing date	14.5.22
Comment	No objection

Application number	22/0635/FH
Location	10 Clifton Crescent
Proposal	External redecoration and repair of the building.
Closing date	26.5.22
Comment	Support – the Town Council support the consistent cream and similar colours and white woodwork in Clifton Crescent and other nearby Victorian roads.

7. PREMISES LICENCES

There were no premises licences to be considered.

8. DATE OF NEXT MEETING

26th May 2022

..... Chairman



FOLKESTONE TOWN COUNCIL

TERMS OF REFERENCE

Planning Committee

1. To exercise the Town Council's right under the Town and Country Planning Act 1990 to be notified of planning applications and Orders affecting the Folkestone Town area by:
 - a) Considering all such applications and Orders.
 - b) Attending site meetings arranged by the Committee or the Planning Authority.
 - c) Submitting comments direct to the Planning Authority, considering the Planning Authority's decisions or, where appropriate noting the date an application is referred to the Secretary of State.
 - d) Where appropriate, seek Section 106 or CIL agreements for new developments to encourage planning gain as a method of benefiting the community.
2. To consider all Enforcement Notices and Appeals in relation to planning applications in the Folkestone Town area and comment directly to the relevant authority as appropriate.
3. To consider and respond directly on all consultations relating to Local, Regional and Structure Plans.
4. To exercise the powers and duties of the Town Council on all Highways (Planning) matters.
5. To prepare and submit to the Town Council proposals for a transport strategy for Folkestone.
6. To exercise the interests of the Town Council in the consultation process under Section 5(3)(e) of the Licensing Act 2003 with regard to the formulation of a licensing policy for licensable activities (the sale by retail of alcohol, the provision of regulated entertainment and the provision of late night refreshment).
7. To exercise the interests of the Town Council in the consultation process under Section 158(e) of the Gambling Act 2005 with regard to the issue of licences.
8. To exercise the powers and interest of the Town Council on applications regarding Street Furniture and Occasional Theatre licences and Street Trading Consents.
9. To consider and make recommendations on issues concerning the Local Plan and plans for the Council and town future strategies.
10. To prepare budgetary forecasts, where necessary, on any of the above activities for inclusion in the Town Council's budget for the following financial year and submit these to the Finance and General Purposes Committee in the Autumn to calculate the precept for the ensuing year.
11. To consider and make recommendations to the Council on any changes to these terms of reference that might be required to enable the committee to adapt to changing circumstances and be better prepared to carry out its mission.

FOLKESTONE TOWN COUNCIL

Planning Applications for the meeting of the Planning Committee on Thursday 26th May 2022 at 7pm

Application number	22/0325/FH
Location	West Park Farm North Retail Park, Park Farm Road, Folkestone, Kent, CT19 5FF
Proposal	Change of use from Class E to a flexible use for Class E or Class B8 (Storage or Distribution
Closing date	14/05/2022
Link to documents	Public Register Link
Application number	22/0655/FH
Location	9 Sutton Close, Folkestone, CT19 5LL
Proposal	Partial single storey ground extension with accompanying rooflights and windows and new rooflight on the principal elevation.
Closing date	18/05/2022
Link to documents	Public Register Link
Application number	22/0656/FH
Location	3 Broadview, Folkestone, CT20 3ES
Proposal	Erection of rear extension (sun room)
Closing date	18/05/2022
Link to documents	Public Register Link
Application number	22/0659/FH
Location	31 Firs Close, Folkestone, CT19 4HZ
Proposal	Erection of single storey flat roof extension with roof light.
Closing date	19/05/2022
Link to documents	Public Register Link
Application number	22/0648/FH
Location	15 Ashley Avenue, Folkestone, CT19 4PT
Proposal	Erection of single storey one bedroom annex with associated parking, bin and bike Storage
Closing Date	20/05/2022
Link to documents	Public Register Link
Application number	22/0713/FH/TCA
Location	Land At Marine Parade, Folkestone Sea Front, Folkestone, CT20 1PX
Proposal	Relocation of existing trees to within adjacent land to the east.
Closing date	25/05/2022
Link to documents	Public Register Link

Application number	22/0674/FH
Location	La Tavernatta, Leaside Court, Clifton Gardens, Folkestone, CT20 2ED
Proposal	Application to alter extract unit to rear of property with new extract unit
Closing date	26/05/2022
Link to documents	Public Register Link
Application number	22/0635/FH
Location	10 Clifton Crescent, Folkestone, CT20 2EW
Proposal:	External redecoration and repair of the building.
Closing date	26/05/2022
Link to documents	Public Register Link
Application number	22/0625/FH
Location	Plot C1- Former Rotunda Amusement Park, Marine Parade, Folkestone
Proposal	Reserved matters application relating to layout, access, scale and appearance, public open spaces, landscaping and play space of Plot C1 as approved under application ref. Y17/1099/SH namely for the erection of buildings between 4 and 8 storeys comprising 110 flats and townhouses, 2 commercial units, associated car and cycle parking, landscaping and plant.
Closing date	02/06/2022
Link to documents	Public Register Link
Application number	22/0628/FH
Location	111 Canterbury Road, Folkestone, CT19 5NR
Proposal	Application for formation of access onto highway by means of a dropped kerb onto a classified road with hardstanding for 2 vehicles.
Closing date	02/06/2022
Link to documents	Public Register Link

Dear Sir/Madam

TOWN AND COUNTRY PLANNING ACT 1990
NOTICE UNDER ARTICLE 15 AND 16 OF THE TOWN AND COUNTRY PLANNING
(DEVELOPMENT MANAGEMENT PROCEDURE) (ENGLAND) ORDER 2015 AND
REGULATION 19 OF THE TOWN AND COUNTRY PLANNING (ENVIRONMENTAL
IMPACT ASSESSMENT) REGULATIONS 2017 - APPLICATION FOR PLANNING
PERMISSION ACCOMPANIED BY AN ENVIRONMENTAL STATEMENT
THE PLANNING (LISTED BUILDINGS AND CONSERVATION AREAS) REGULATIONS
1990

Application Y19/0257/FH

No:

Location: LAND BOUNDED BY; THE M20 AND CHANNEL TUNNEL RAILWAY LINK (CTRL) TO THE NORTH; THE A20/STONE STREET AND SANDLING PARK TO THE EAST; HARRINGE LANE TO THE WEST, AND; ALDINGTON ROAD TO THE SOUTH

Development: AMENDED OUTLINE APPLICATION, WITH ALL MATTERS RESERVED, FOR A COMPREHENSIVE RESIDENTIAL LED MIXED USE DEVELOPMENT COMPRISING:

- UP TO 8,500 RESIDENTIAL HOMES INCLUDING MARKET AND AFFORDABLE HOMES; AGE RESTRICTED HOMES, ASSISTED LIVING HOMES, EXTRA CARE FACILITIES, CARE HOMES, SHELTERED HOUSING AND CARE VILLAGES;
- DEMOLITION OF IDENTIFIED EXISTING BUILDINGS;
- A RANGE OF COMMUNITY USES INCLUDING PRIMARY AND SECONDARY SCHOOLS, HEALTH CENTRES AND NURSERY FACILITIES;
- RETAIL AND RELATED USES;
- LEISURE FACILITIES;
- BUSINESS AND COMMERCIAL USES;
- OPEN SPACE AND PUBLIC REALM;
- NEW PLANTING AND LANDSCAPING, AND ECOLOGICAL ENHANCEMENT WORKS;
- SUSTAINABLE URBAN DRAINAGE SYSTEMS;
- UTILITY AND ENERGY FACILITIES AND INFRASTRUCTURE;
- WASTE AND WASTE WATER INFRASTRUCTURE AND MANAGEMENT FACILITIES;
- VEHICULAR BRIDGE LINKS;

- UNDERCROFT, SURFACE AND MULTI-STOREY CAR PARKING;
- CREATION OF NEW VEHICULAR AND PEDESTRIAN ACCESSES INTO THE SITE, AND CREATION OF A NEW VEHICULAR, PEDESTRIAN AND CYCLE NETWORK WITHIN THE SITE;
- IMPROVEMENTS TO THE EXISTING HIGHWAY AND LOCAL ROAD NETWORK;
- LIGHTING;
- ENGINEERING WORKS, INFRASTRUCTURE AND ASSOCIATED FACILITIES;
- TOGETHER WITH INTERIM WORKS OR TEMPORARY STRUCTURES REQUIRED BY THE DEVELOPMENT AND OTHER ASSOCIATED WORKS INCLUDING TEMPORARY MEANWHILE USES.

National Grid Ref: E: 611200 N: 136500

I have received the above amended application. The applicant has produced an accessible Guide to the Planning Application which explains the changes to the application and can be found via the website address below. You can view the full updated application documents on the Council website at:
<https://www.folkestone-hythe.gov.uk/otterpoolpark>

You can make comments online by inputting the application reference (Y19/0257/FH) at:
<https://searchplanapps.folkestone-hythe.gov.uk/online-applications/>

Alternatively, you can send observations to the following email address:
otterpool.applications@folkestone-hythe.gov.uk

Please make any comments by **Friday 24th June 2022**. Failure to respond to this date may jeopardise the chances of your comments being considered in determining this application. If you have made comments previously these remain valid and will be taken into account. Any further comments on updated or amended information will also be added to existing comments.

Please include the application reference and your name and postal address as we cannot consider anonymous representations. The Council is obliged to make any letters/emails of representation on planning related applications available to the public and your name and comments will be viewable online.

Due to the volume of comments expected an automated acknowledgement will be sent and we will aim to upload comments to the public file on the Council's website within two working days of receipt. It will not be possible to respond to individual comments or send out any individual notifications relating to matters such as amended or additional information, relevant committee dates or the final decision on the application. Updates on the application will be provided at:
<https://www.folkestone-hythe.gov.uk/otterpoolpark>

Under the provisions of the General Data Protection Regulations 2018 all comments on applications will be held for 3 years.

The case officer dealing with this application is James Farrar. Please send all enquiries/comments to otterpool.applications@folkestone-hythe.gov.uk

Yours faithfully



Llywelyn Lloyd
 Chief Planning Officer

DOCUMENTS on DEPOSIT



**These documents should remain
available for public inspection until
Monday 6 June 2022**

In the District of Folkestone & Hythe

**THE KENT COUNTY COUNCIL
(RISBOROUGH LANE, FOLKESTONE, FOLKESTONE & HYTHE)
(PEDESTRIAN CROSSING)**

Road Traffic Regulation Act 1984

Please return to:

Traffic Management Team

Kent County Council

Highways, Transportation & Waste

Ashford Highway Depot

Javelin Way

Ashford

TN24 8AD

PUBLIC NOTICE

**Kent
County
Council**
kent.gov.uk



In the District of Folkestone & Hythe

**KENT COUNTY COUNCIL
(RISBOROUGH LANE, FOLKESTONE, FOLKESTONE & HYTHE)
(PEDESTRIAN CROSSING)
ROAD TRAFFIC REGULATION ACT 1984**

NOTICE is hereby given that KENT COUNTY COUNCIL, in exercise of its powers under Section 23 of the Road Traffic Regulation Act 1984 (as amended), intends to remove some waiting restrictions to install a pedestrian crossing as described in column 1 of Schedule 1 hereto, at the location as described in column 2 of the said Schedule.

A plan showing the locations of the proposed pedestrian crossings may be inspected during normal office hours at Kent Highways, Transportation & Waste, Ashford Highway Depot, Henwood Industrial Estate, Unit 4 Javelin Way, Ashford, Kent TN24 8AD by appointment booked through traffic.schemes@kent.gov.uk from the 13 May 2022 or viewed online at www.kent.gov.uk/highwaysconsultations until 12 noon on Monday 6 June 2022. If you require further information on the proposed scheme, please contact Kent Highways and Transportation at the above address or at traffic.schemes@kent.gov.uk quoting scheme ref:22-FH-LTP-43. Works will commence during the 2022 summer holidays.

SCHEDULE 1

Type of Pedestrian Crossing	Location
1. Zebra	Risborough Lane, Folkestone, Folkestone & Hythe – at its junction with Church Road in a southerly direction.

Simon Jones

Corporate Director Growth, Environment and Transport

Highway improvement in your area

Risborough Road, Folkestone



What we plan to do

Kent County Council are planning to install a zebra crossing on Risborough Lane, east of the junction with Church Road. This will provide a safe crossing point to help accessibility to local amenities and encourage sustainable travel. Please see a plan of what we are going to do on the next page.

When we plan to carry out the work and how long it will take

The work will take around **2-3 weeks** to complete, commencing during the School Summer holidays (excluding weekends). The works will be carried out in phases – the first phase will be under traffic lights, during the day, between the hours of **7am and 7pm**. The second phase will be under a road closure, during the night, for 4 nights, between the hours of **8pm and 5am**. We will update you once we have a confirmed start date.

This type of work can be affected by bad weather, so if it is not possible for us to carry it out at this time, we will arrange a new date and let you know via a letter drop to your home. We will also put up signs along the road, before we start, showing the date we plan to start work.

How will we carry out the works and how it will affect you

When the road is close the diversion route will be:

Alma Road – Royal Military Avenue – Kings Road – Oaks Road and vice versa.

Why are we doing this work?

Kent County Council are installing this crossing to assist safer pedestrian movements across a busy carriageway. The scheme will seek to encourage slower vehicle speeds and assist in improving road safety in the vicinity of the shops and schools. This scheme is being funded by the Local Transport Plan (LTP) block allocation for 2022/23. We have a legal duty to produce a LTP to demonstrate to Kent's residents and local businesses our strategies and priorities to make sure transport is playing its part in making Kent a great place to live, work and do business. Our current LTP can be found on our website www.kent.gov.uk.

How you can help us

We need your help to make sure the work is done as quickly as possible and to the best possible quality, without causing you too much inconvenience. **If your vehicle is usually parked on the carriageway, please make sure you park it somewhere else** away from the site whilst the works are carried out.

For your safety and the safety of our workforce, please drive carefully and slowly through the roadworks.

How to contact us?

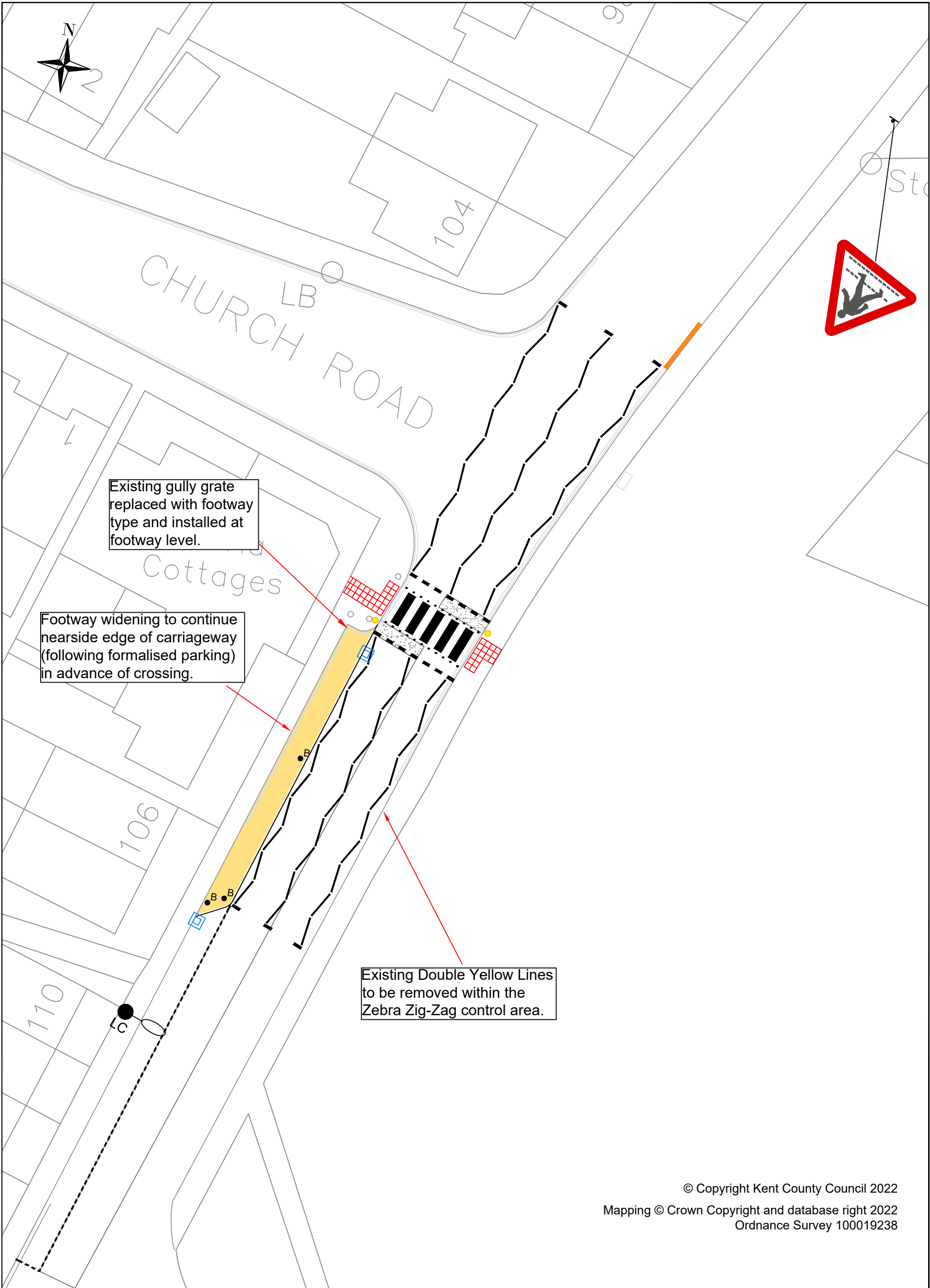
For further information or to find out more about what we do please visit our website www.kent.gov.uk/highways where you can also report a fault on any of our roads across Kent. You can find us on Twitter @KentHighways. You can also view our diversion/permit details at www.one.network. Alternatively, you can call us on **03000 41 81 81**.


We often ask residents to fill in a short feedback survey on line at www.kent.gov.uk/roadworkssurvey.

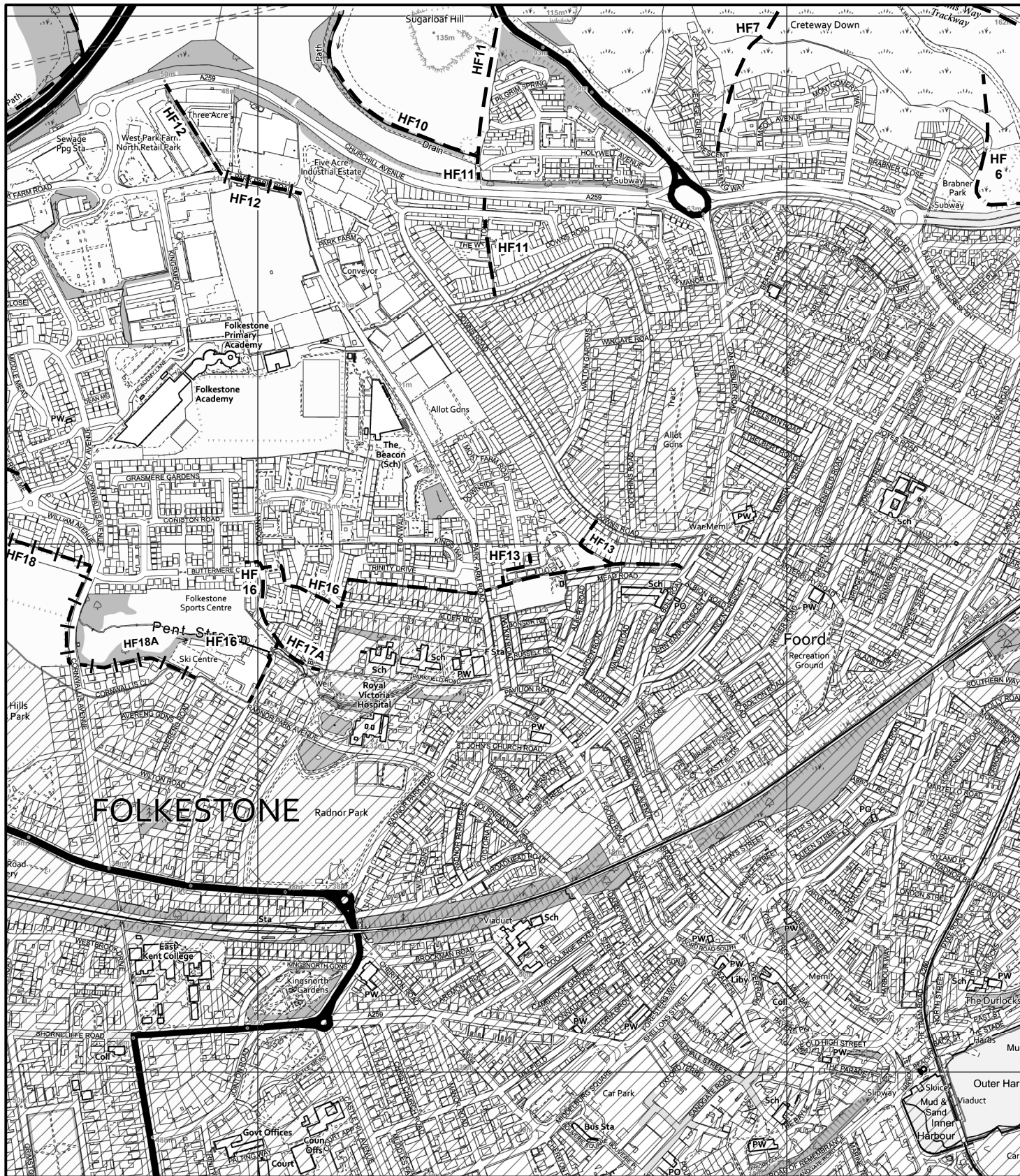
WARNING – Beware Bogus Callers

Kent County Council Highways, Transportation and Waste do not allow works to be carried out on

private properties. If anyone says they are working for us or our specialist contractors and offer to carry out any work for cash, they should be treated with caution. We advise you to contact Citizen's Advice on 03444 111 444 (Monday to Friday 9.00am to 5.00pm)

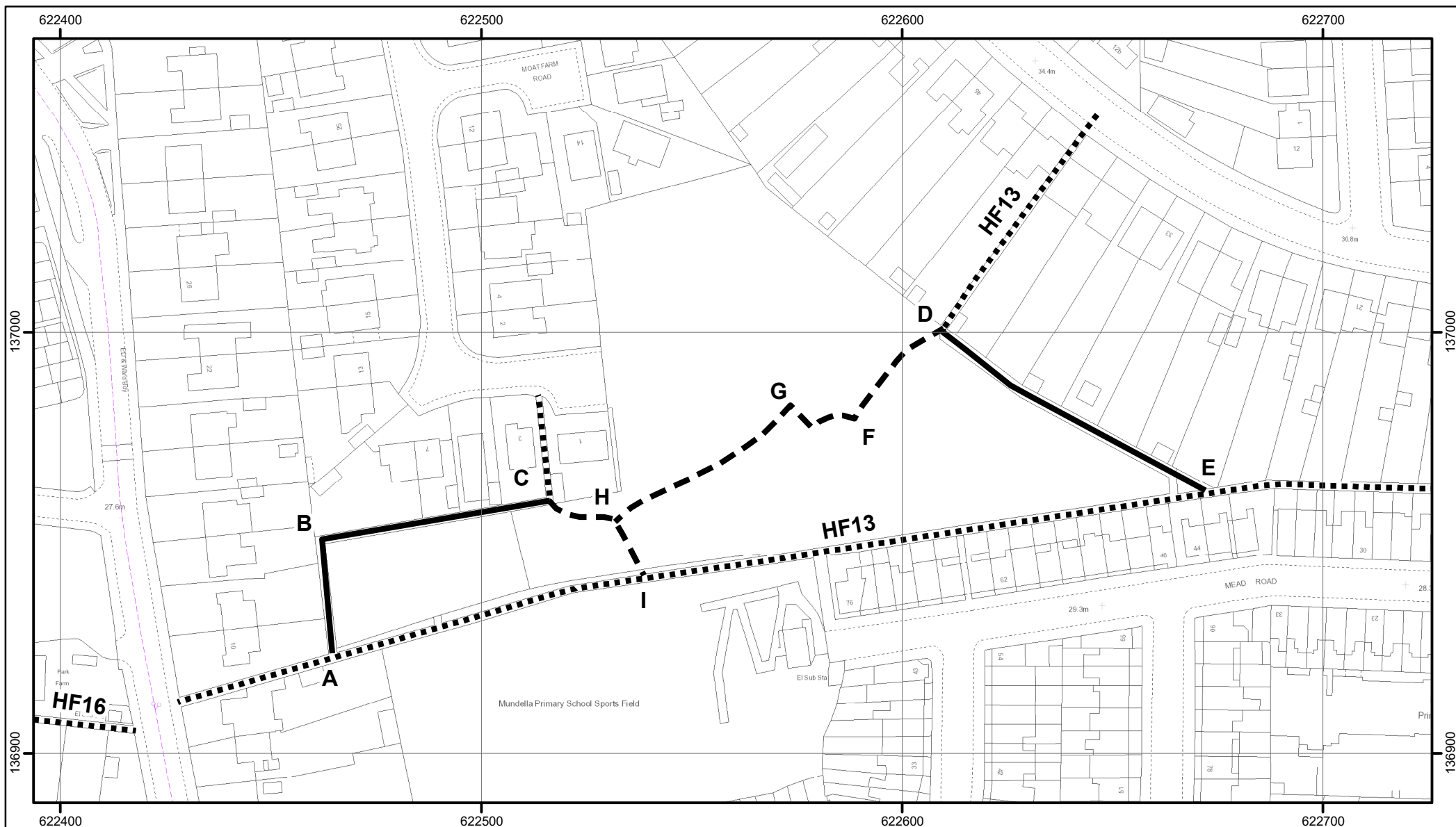


0	06/04/2022	First issue	DRB			Project PROPOSED ZEBRA CROSSING RISBOROUGH LANE, FOLKESTONE	Drawing status FOR CONSTRUCTION			
Rev	Revision Date	Purpose of revision	Drawn	Check'd	App'd		Scale	1:250 at A3	Do not scale	
<div><div>Kent County Council Ashford Highway Depot Henwood Industrial Estate Ashford TN24 8AD Tel: 03000 418181</div></div>						Drawing title	Drawing number		Rev	
						DETAIL DESIGN		22-FH-LTP-0043-101		0
						This drawing is not to be used in whole or part other than for the intended purpose and project as defined on this drawing. Refer to the contract for full terms and conditions.				



<p> Footpath Bridleway Restricted Byway Byway Open to All Traffic Point path number or status changes Boundary of area covered by 1:2500 scale Network Map Area covered by 1:2500 scale Network Map </p>	<p align="center"> EXTRACT OF THE WORKING COPY OF THE DEFINITIVE MAP OF PUBLIC RIGHTS OF WAY FOR THE COUNTY OF KENT </p> <p align="center"> © Crown Copyright and database right 2013. Ordnance Survey 100019238 </p> <p align="center"> FOR REFERENCE ONLY – NO FURTHER COPIES MAY BE MADE </p> <p align="center"> Unauthorised reproduction infringes Crown Copyright and may lead to prosecution or civil proceedings. </p> <p align="center"> Produced by the KCC Public Rights of Way and Access Service </p>	<p> Created by: MRT Checked by: Issue Date: 25/04/2022 Reference: PROW/HF13/1679 </p>	<p align="center"> N 1:10,000 </p>
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0 Kilometres 0.5 1
 0 Miles 0.25 0.5

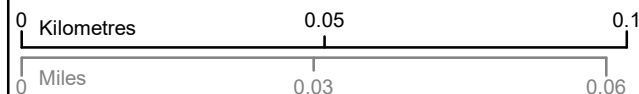


Key

- Route to be diverted
- New length of route
- Unaffected Routes

Highways Act 1980
Wildlife and Countryside Act 1981
The Kent County Council
(Public Footpath HF13 (Part), Folkestone)
Public Path Diversion and Definitive Map and
Statement Modification Order 2022

Public Rights of Way and Access Service



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Created by: MRT Checked by: Reference: PROW/HF13/1679

N
1:1,250



**KENT COUNTY COUNCIL – PROW AND ACCESS SERVICE
DIVERSIONS AND EXTINGUISHMENTS OF PUBLIC RIGHTS OF WAY**

Please insert name and contact details here

Proposal to divert part of Public Footpath HF13, Folkestone at (our ref: PROW/HF13/1679)

This consultation expires on 30 May 2022

I should be grateful if you would kindly complete the following and return it to me as soon as possible:

☐ I agree the proposed diversion is in the applicants interest

☐ I do not agree because

.....

.....

.....

☐ I agree the proposed diversion is not substantially less convenient to the public

☐ I do not agree because

.....

.....

.....

☐ I agree that the proposed diversion would not negatively impact upon public enjoyment of the route

☐ I do not agree because

.....

.....

.....

☐ I agree that the new point of termination will not be substantially less convenient to the public

☐ I do not agree because

.....

.....

.....

PLEASE RETURN TO:
Michael Tonkin
PROW and Access Service
Kent County Council
Invicta House
County Hall
Maidstone
Kent ME14 1XX