



Town Council Offices
Maison Dieu House
Biggin Street
Dover
CT16 1DW

DATE OF ISSUE:
10th October 2018

DOVER TOWN COUNCIL

Dear Councillor,

NOTICE IS HEREBY GIVEN THAT a meeting of the PLANNING COMMITTEE will be held at the Town Council Offices on Monday, 15th October 2018 at 6 p.m. when the business shown on the agenda below will be transacted.

Any member of the public who requires further information or has any special requirements in respect of this meeting please contact Allison Burton, Town Clerk, on 01304 242625.

Allison Burton
TOWN CLERK

The Press and Public are welcome to attend.

AGENDA

1. APOLOGIES FOR ABSENCE

Prior to a meeting, Councillors' apologies with a reason for absence from that meeting should be submitted to the clerk

2. DECLARATIONS OF INTEREST

To receive any declarations of disclosable pecuniary and/or other interests as required by law

(Guidance for Councillors concerning disclosable pecuniary and/or other interests is attached for your information).

3. MINUTES

To approve the minutes of the meeting of the Planning Committee held on 10th September 2018 (copy attached).

4. COMMITTEE BUDGET

To consider the latest out-turn against the Committee's 2018/19 budget (copy attached).

5. DETERMINED PLANNING CONSENTS

To note the decisions of Dover District Council on the following planning applications: -

<u>Application No:</u>	<u>Address</u>	<u>Decision</u>	<u>Town Council Decision</u>
DOV/18/00456	7 Castle Street, Dover, CT16 1PT	Granted	Object
DOV/18/00498	Best Western Marina Hotel, Waterloo Crescent, Dover, CT17 9BP	Granted	Support
DOV/18/00568	Flat 7, Westbury House, 1 Westbury Road, Dover, CT17 9QH	Granted	Support
DOV/18/00664	Unit 1H Clock Tower Lofts, Buckland Mill, Crabble Hill, Dover, CT17 0FA	Granted	Support
DOV/18/00701	9 Dour Street, Dover, CT16 1EL	Granted	Support
DOV/18/00705	39-41, Biggin Street, Dover, CT16 1BU	Granted	Support
DOV/18/00706	39-41, Biggin Street, Dover, CT16 1BU	Granted	Support
DOV/18/00707	39-41, Biggin Street, Dover, CT16 1BU	Granted	Support
DOV/18/00717	81b Crabble Hill, Dover, CT17 0RZ	Granted	Support
DOV/18/00745	49 - 51, High Street, Dover, CT16 1EB	Granted	Support
DOV/18/00747	241 London Road, Dover, CT17 0TA	Granted	Support
DOV/18/00748	51 High Street, Dover, CT16 1EB	Granted	Support
DOV/18/00754	9 King's Road, Dover, CT17 9PH	Granted	Support
DOV/18/00763	Land between Church Road &, Eaves Road, Dover	Refused	Support
DOV/18/00779	Plough Garage, Folkestone Road, Dover, CT15 7AB	Granted	Support
DOV/18/00789	4A Bench Street, Dover, CT16 1JH	Granted	Support
DOV/18/00832	Royal Care, 9 Church Street, Dover, CT16 1LY	Granted	Support
DOV/18/00890	Bellrose Hotel 18-19, East Cliff, Dover, CT16 1LU	Granted	Support
DOV/18/00899	Former Co-op Store, 55-61, Castle Street, Dover, CT16 1PT	Granted	Support

6. APPLICATIONS FOR PLANNING CONSENT

To consider the following applications for planning consent: -

<u>Application No:</u>	<u>Proposal</u>
DOV/18/00810	Display of one externally illuminated banner sign South Kent College - Dover Branch, Maison Dieu Road, Dover, CT16 1DH
DOV/18/00816	Erection of a detached dwelling and creation of parking Site r/o 89-91, Folkestone Road, Dover, CT17 9SD
DOV/18/00930	Change of use to storage, maintenance and distribution of shipping containers Former Arc Concrete Works, Coombe Road, Dover, CT17 0LG
DOV/18/00933	Installation of radar and mast (removal of existing navigational radar and associated mast) Admiralty Pier, Western Docks, Dover
DOV/18/00953	Erection of a two-storey side extension, detached double garage (existing outbuildings to be demolished) 134 Elms Vale Road, Dover, CT17 9PN
DOV/18/00957	Variation of condition 2 of planning permission DOV/17/01446 to allow amendments to the approved plans (Section 73 application) Land to the rear of 59 and 61, Maison Dieu Road, Dover, CT16 1RA
DOV/18/00966	Erection of an outbuilding to be used as a part time hair salon (retrospective) 8 Odo Road, Dover, CT17 0DP
DOV/18/00970	Change of use from A1 retail to A5 hot food takeaway 29A London Road, Dover, CT17 0SS
DOV/18/00972	Erection of a two-storey side extension and front porch extension (existing conservatory to be demolished) 64 Durban Crescent, Dover, CT16 2JJ
DOV/18/00979	Internal repairs to first and second floor structure following water ingress Hubert House, 9 Castle Hill Road, Dover, CT16 1QW
DOV/18/00987	Installation of white PVC balcony windows and doors 162 The Gateway, Marine Parade, Dover, CT16 1LJ
DOV/18/00993	Erection of a conservatory restaurant area (existing conservatory to be demolished) Cullins Yard, Cambridge Road, Dover, CT17 9BY
DOV/18/01012	Installation of external wall insulation 3 Dour Street, Dover, CT16 1EL
DOV/18/01022	Erection of a two-storey rear extension 19 Crabble Avenue, River, CT17 0JD
DOV/18/01024	Re-roofing of the existing pitched roofs at numbers 3, 4, 5 and 6. 2-6, Cambridge Terrace, Dover, CT16 1JT
DOV/18/01038	Conversion to create a third floor flat and erection of rear extension 4A Bench Street, Dover, CT16 1JH
DOV/18/01059	Erection of a single storey extension to sales building Dover South Services, Limekiln Street, Dover, CT17 9EF
DOV/18/01060	Erection single storey rear extension 148 Folkestone Road, Dover, CT17 9SN

7. LATE PLANNING APPLICATIONS & ANY OTHER ITEMS

To view any planning applications received since the preparation of the Agenda.

8. LICENCING

Premises licence in respect of High Street Mini Mart, 51 High Street, Dover CT16 1EB.

To enable the sale of alcohol (for consumption off the premises) Monday to Sunday between 06.00 – 01.00.

9. CONSULTATIONS

No consultations

10. INFORMATION ITEMS

Chairman's update report

11. DATE OF NEXT MEETING

The next meeting will be held on the 12th November 2018

NOTE: A COPY OF THIS DOCUMENT IN LARGER TYPE MAY BE OBTAINED ON REQUEST FROM THE COUNCIL OFFICES, MAISON DIEU HOUSE, BIGGIN STREET, DOVER.

COPIES OF THE DOCUMENTS MENTIONED IN THIS AGENDA ARE AVAILABLE FOR INSPECTION FROM THE TOWN COUNCIL OFFICES, MONDAY TO FRIDAY, (EXCLUDING PUBLIC HOLIDAYS) - 9.30 AM - 4.00 PM. COPIES MAY BE REQUESTED GIVING 1 WORKING DAY'S NOTICE AND WILL BE CHARGED AT 10P PER COPY.

DECLARATIONS OF INTEREST

Disclosable Pecuniary Interest (DPI)

Where a Member has a new or registered DPI in a matter under consideration they must disclose that they have an interest and, unless the Monitoring Officer has agreed in advance that the DPI is a 'Sensitive Interest' explain the nature of that interest at the meeting. The Member must withdraw from the meeting at the commencement of the consideration of any matter in which they have declared a DPI and must not participate in any discussion of, or vote taken on, the matter unless they have been granted a dispensation permitting them to do so. If during the consideration of any item a Member becomes aware that they have a DPI in the matter they should declare the interest immediately and subject to any dispensations, withdraw from the meeting. Members should remember that a finding of a breach of the law with regard to DPI's carries a fine of up to £5,000 and a criminal record.

Other Significant Interest (OSI)

Where a Member is declaring an OSI they must also disclose the interest and explain the nature of the interest at the meeting. The Member must withdraw from the meeting at the commencement of the consideration of any matter in which they have declared a OSI and must not participate in any discussion of, or vote taken on, the matter unless they have been granted a dispensation to do so or the meeting is one at which members of the public are permitted to speak for the purpose of making representations, answering questions or giving evidence relating to the matter. In the latter case, the Member may only participate on the same basis as a member of the public and cannot participate in any discussion of, or vote taken on, the matter and must withdraw from the meeting in accordance with the Council's procedure rules.

Voluntary Announcement of Other Interests (VAOI)

Where a Member does not have either a DPI or OSI but is of the opinion that for transparency reasons alone they should make an announcement in respect of a matter under consideration, they can make a VAOI. A Member declaring a VAOI may still remain at the meeting and vote on the matter under consideration.

Notes:

Situations in which a Member may wish to make a VAOI include membership of outside bodies that have made representatives on agenda items; where a Member knows a person involved, but does not have a close association with that person; or where an item would affect the well-being of a Member, relative, close associate, employer, etc. but not his/her financial position. It should be emphasised that an effect on the financial position of a Member, relative, close associate, employer, etc OR an application made by a Member, relative, close associate, employer etc would both probably constitute either an OSI or in some cases a DPI.



DOVER TOWN COUNCIL

Minutes of the meeting of the PLANNING COMMITTEE held at the Council Offices, Maison Dieu House, Biggin Street, Dover, on Monday 10th September 2018 at 6pm.

PRESENT

Councillors P Brivio
 Councillor J Lamoon
 Councillor A Jenner
 Councillor I Palmer (Chairman)
 Councillor C Precious
 Councillor N Rix (at planning application DOV/17/01372)
 Councillor R Walkden
 Mr Sheratt (Dover Society)

92. APOLOGIES FOR ABSENCE

Apologies received from Councillor S Jones, Councillor J Heron & Councillor M Wood due to personal commitments and Councillor Zosseder due to ill health

93. DECLARATIONS OF INTEREST

Councillors present made no declarations of disclosable pecuniary and/or other interests as required by law

94. MINUTES

The Committee considered the minutes of the meeting of the Committee held on the 13th August 2018.

RESOLVED: That the minutes of the meetings of the Committee held on the 13th August 2018, be approved as a correct record and signed by the Chairman

95. COMMITTEE BUDGET

The Committee noted the latest out-turn against the Committee's 2018/19 budget.

96. DETERMINED PLANNING CONSENTS

Chairman

- of a two storey rear extension to include 2 self contained flats (existing single storey extension to be demolished)(re-advertisement)
Kings Hall, 287 London Road, Dover, CT17 0SY
- Comment: Committee stands by its previous objection. "The council recognises that the applicant has increased natural light somewhat. The number of units is too many for the size of the property. Kings Hall is a listed building (Grade II); the listing specifically mentions the gallery, which this application will destroy".
- Application No: DOV/17/01379
Proposal: Conversion to form 6no dwellings to incl. demolition of existing gallery and insertion of new 1st and 2nd floor structure; Demolition of existing rear single storey extension and construction of new two storey extension to form 2no dwellings.
Kings Hall, 287 London Road, Dover, CT17 0SY
- Comment: Committee stands by its previous objection. "The council recognises that the applicant has increased natural light somewhat. The number of units is too many for the size of the property. Kings Hall is a listed building (Grade II); the listing specifically mentions the gallery, which this application will destroy".
- Application No: DOV/18/00771
Proposal: Change of use from care home (Class C2) to bed & breakfast (Class C1), internal alterations and associated parking
St Marys Residential Home, 7-8 Eastbrook Place, Dover, CT16 1RP
- Comment: Object. Insufficient information on the application form & there seems to be no consideration regarding the proposed alterations to a Grade II listed building. Committee agree with KCC Highways regarding intensification of parking on a small narrow road very close to a junction.
- Application No: DOV/18/00772
Proposal: Remove and Insert new internal partitions to form ensuite bedrooms to facilitate change of use from care home to bed & breakfast accommodation
St Marys Residential Home, 7-8 Eastbrook Place, Dover, CT16 1RP
- Comment: Object. Insufficient information on the application form & there seem to be no consideration regarding the proposed alterations to a Grade I listed building. Committee agree with KCC Highways regarding intensification of parking on a small narrow road very close to a junction
- Application No: DOV/18/00828
Proposal: Repointing to ground floor front elevation
16 Castle Street, Dover, CT16 1PW
- Comment: Support. Applaud the applicant for taking detailed specialist advice on mortar
- Application No: DOV/18/00890
Proposal: Certificate of Lawfulness (existing) for the continued use as a house of multiple occupation
Bellrose Hotel 18-19, East Cliff, Dover, CT16 1LU
- Comment: Support
- Application No: DOV/18/00899
Proposal: Change of use of former supermarket building to a business incubator centre (Use Classes A1, A2, A3, B1(a), B8, D1 and D2)
Former Co-op Store, 55-61, Castle Street, Dover, CT16 1PT
- Comment: Support

Chairman

The Committee noted the decisions of Dover District Council on the following planning applications:

<u>Application No:</u>	<u>Address</u>	<u>Decision</u>	<u>Town Council Decision</u>
DOV/17/00931	Land at Cowgate Hill, Dover, CT17 9AY	Granted	Support
DOV/18/00064	2 New Street, Dover, CT17 9AJ	Refused	Support
DOV/18/00137	Megger Ltd, Archcliffe Road, Dover, CT17 9EN	Granted	Strongly Support
DOV/18/00185	Megger Limited, Archcliffe Road, Dover, CT17 9EN	Granted	Strongly Support
DOV/18/00207	7A Park Place, Dover, CT16 1DF	Refused	Support
DOV/18/00453	6 Bench Street, Dover, CT16 1JH	Granted	Support
DOV/18/00494	3a Ladywell, Dover, CT16 1DQ	Granted	Support
DOV/18/00537	Ground Floor, Travelodge, St James Retail Park, Dover, CT16 1QD	Granted	Support
DOV/18/00596	9 St James Street, Dover, CT16 1QD	Granted	Support
DOV/18/00646	Westbury House, 1 Westbury Road, Dover, CT17 9QH	Granted	Support
DOV/18/00649	23 Chamberlain Road, Dover, CT17 0BZ	Granted	Object
DOV/18/00662	Land Adjoining, 63 East Cliff, Dover, CT16 1LS	Refused	Support
DOV/18/00671	56 - 57, Biggin Street, Dover, CT16 1DB	Granted	Support
DOV/18/00721	Unit 4, St James Street, Dover, CT16 1QD	Granted	Support
DOV/18/00768	82 Clarendon Street, Dover, CT17 9RD	Granted	Neutral

97. APPLICATIONS FOR PLANNING CONSENT

The Committee considered applications for planning consent passed to the Town Council for consultation purposes.

RESOLVED: That the following observations be passed to the Dover District Council in relation to the applications now considered:

Application No: DOV/17/01372
Proposal: Change of use and conversion to 6no self contained flats and erection

Chairman

98. LATE PLANNING APPLICATIONS

- Application No: DOV/18/00936
Proposal: Erection of a portable building to be used as a messroom
 Dover Travel Information, Bus Station, Pencester Road, Dover, CT16
 1BW
Comment: Support
Application No: DOV/18/00952
Proposal: Erection of single and two storey side extensions (existing garage to be
 demolished)
 5 Chestnut Road, Dover, CT17 9PY
Comment: Support

99. LICENSING AND CONSENTS

There were no Licensing

100. CONSULTATIONS

There were no Consultations.

101. INFORMATION ITEMS

There were no Information Items to bring to the Committee’s attention.

102. DATE OF NEXT MEETING

The next meeting will be held on the 15th October 2018 at 6pm.

The meeting closed at 6.34pm

Councillor I Palmer
 CHAIRMAN

Chairman

	Actual Last Year	Actual Year To Date	Current Annual Bud	Variance Annual Total	Committed Expenditure	Funds Available	% of Budget
Planning							
201 Planning							
4201 Planning	521	109	1,000	891		891	10.9 %
Planning :- Expenditure	<u>521</u>	<u>109</u>	<u>1,000</u>	<u>891</u>	<u>0</u>	<u>891</u>	<u>10.9 %</u>
Net Expenditure over Income	<u>521</u>	<u>109</u>	<u>1,000</u>	<u>891</u>			
Planning :- Expenditure	521	109	1,000	891	0	891	10.9 %
Income	0	0	0	0			0.0 %
Net Expenditure over Income	<u>521</u>	<u>109</u>	<u>1,000</u>	<u>891</u>			