



DOVER TOWN COUNCIL

Minutes of the meeting of the PLANNING COMMITTEE held at the Council Offices, Maison Dieu House, Biggin Street, Dover, on Monday 18th June 2018 at 6pm.

PRESENT

Councillor P Brivio
 Councillor J Heron (until agenda item 6 planning application DOV/18/00221)
 Councillor A Jenner
 Councillor S Jones (Town Mayor)
 Councillor J Lamoon
 Councillor I Palmer
 Councillor C Precious (until agenda item 6 planning application DOV/18/00221)
 Councillor R Walkden
 Councillor P Wallace (until agenda item 6)
 Councillor C Zossedder

Councillor Jones took the Chair until Agenda item 1

32. APPOINTMENT OF CHAIRMAN & VICE-CHAIRMAN

The Committee considered the election of the Chairman and Vice-Chairman of the Committee for the 2018/19 Municipal Year.

Councillor Brivio proposed and Councillor Wallace seconded a nomination for Councillor Palmer as Chairman of the Committee for the 2018/19 Municipal Year.

Councillor Jones proposed and Councillor Lamoon seconded a nomination for Councillor Precious as Vice-Chairman of the Committee for the 2018/19 Municipal Year. When put to the vote it was in favour.

RESOLVED: That Councillor Palmer be appointed Chairman and Councillor Precious be appointed Vice-Chairman of the Committee for the 2018/19 Municipal Year.

Chairman

33. APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillor Rix, Councillor Wood & Mr P Sherratt (Dover Society) due to personal commitments

34. DECLARATIONS OF INTEREST

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

35. MINUTES

The Committee considered the minutes of the meeting of the Committee held on the 14th May 2018.

RESOLVED: That the minutes of the meetings of the Committee held on the 14th May 2018 be approved as a correct record and signed by the Chairman.

36. COMMITTEE BUDGET

The Committee noted the latest out-turn against the Committee's 2018/18 budget. The Clerk provided information with regard to training.

37. DETERMINED PLANNING CONSENTS

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/18/00311	Constable's Tower, Dover Castle, Castle Hill Road, Dover, CT16 1HU	Granted	Support
DOV/18/00044	65 London Road, Dover, CT17 0SP	Granted	Object
DOV/18/00356	7 Market Square, Dover, CT16 1LZ	Granted	Strongly Support
DOV/18/00375	17 The Linces, Dover, CT16 2BL	Granted	Support
DOV/18/00387	146 Markland Road, Dover, CT17 9NJ	Granted	Support
DOV/18/00365	Unit 3A St James Retail Development, Townwall Street,	Granted	Support

Chairman

Dover, CT16 1LN

38. APPLICATIONS FOR PLANNING CONSENT

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

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

- Application No: DOV/17/00808
Proposal Change of use to hot food take-away (Use Class A5), replacement shop front and the installation of an extraction flue (retrospective application)
 78 London Road, Dover, CT17 0SP
- Comments: Object. It is clear that technical advice has been taken regarding the installation of an extraction flue. Local residents have said that it is noisy in operation in a largely residential area. It is disappointing to see another fast food takeaway in a town which has high levels of obesity particularly in Children.
- Application No: DOV/18/00051
Proposal Outline application for the erection of 10no. dwellings (with appearance and landscaping to be reserved) (existing building to be demolished) (additional supporting information) (re-advertisement)
 Brambley Hedge, Tower Street, Dover, CT17 0AW
- Comments: Support. The committee asks DDC for a review of parking & traffic in this area as residents express concerns with regards to vehicular access & parking within this area.
- Application No: DOV/18/00079
Proposal Erection of a six storey 80 bed care home with associated access, external parking and landscaping
 Site at Buckland Mill, Crabble Hill, Dover, CT17 0FA
- Comments: Neutral. Very difficult to see how such a large building would be appropriate in the area. The committee also has concerns with the height of the building in relation with the rest of the development & surrounding properties.
- Application No: DOV/18/00221
Proposal Erection of a six-storey building, comprising flexible Class A1, A2, A3 & A4 uses (ground floor) and flexible Class A1, A2, A3 & A4 uses and B1 (1st Floor) and the formation of 28no flats (2nd - 5th floor); Separate Commercial and residential access; Associated commercial bin storage; Secure residential bin and cycle storage; Gated rear service yard; 4no parking spaces; Communal roof garden at third floor level and associated works.
 62 Castle Street, Dover, CT16 1PA

Chairman

- Comments: Support.
- Application No: DOV/18/00448
Proposal Creation of vehicular access, erection of retaining walls and hardstanding
 5 Durban Crescent, Dover, CT16 2JP
- Comments: Support. The surfaces should be permeable to avoid any surface flooding issues in line with DDC Planning Policy
- Application No: DOV/18/00450
Proposal Erection of a single storey rear extension to facilitate conversion of a single dwelling house to 4no. self-contained flats (existing store to be demolished)
 209 Folkestone Road, Dover, CT17 9SL
- Comments: Object. Plans show a poor quality of conversion with too many small flats with poor amenity for residents
- Application No: DOV/18/00455
Proposal Change of use of first and second floors to 3no. self-contained flat
 7 Castle Street, Dover, CT16 1PT
- Comments: Object. The committee does not object to the change of use but this application shows poor quality in the intended design & development with too many flats in one building.
- Application No: DOV/18/00456
Proposal Conversion to residential to incl. removal of existing partition to 3rd flr, erection of new partition walls, creation of new openings & blocking of existing openings. Replacement ceilings & erection of new lower ceilings.
 7 Castle Street, Dover, CT16 1PT
- Comments: Object. The committee does not object to the change of use but this application shows poor quality in the intended design & development with too many flats in one building.
- Application No: DOV/18/00463
Proposal Conversion of single dwelling into 2no. dwelling houses, erection of side porch extension, installation and alterations to windows, erection of shed/bin stores, new vehicular access and parking (existing rear lean-to, porch and garden shed to be demolished)
 Leyburne House, 86 Leyburne Road, Dover, CT16 1SH
- Comments: Support
- Application No: DOV/18/00485
Proposal Change of use and conversion of first and second floors to a self-contained flat
 59 Biggin Street, Dover, CT16 1DD
- Comments: Objection. Supportive of the conversion & change of use to a 2-bedroom flat However, there is no indication in the application of the materials being used. The new shop front does not conform with DDC's Policy, particular section 10.1 of the Shop Fronts & Signage within a Conservation Area which requires that the shop front will be of quality that is to be expected within such an area.

Chairman

- Application No: DOV/18/00512
Proposal Insertion of windows and doors on north-east and north-west elevations facilitate a new reception and mezzanine floor
Unit 16, Holmestone Road, Poulton Close, Dover, CT16 0UF
Comments: Support
- Application No: DOV/18/00528
Proposal Crown lift five sycamores to 6 metres above ground Pollard one horse chestnut to a height of 6 metres
3 Monastery Avenue, Dover, CT16 1AB
Comments: Object strongly. There is no proper report on condition or need from a qualified tree surgeon as required for trees with CPOs
- Application No: DOV/18/00546
Proposal Part replace flat lead roof, supporting timber structure and insert enlarged lead lined gutter. Part remove and rebuild parapet walls. refurbishment of associated railings and architectural metal work.
Harbour House, Waterloo Crescent, Dover, CT17 9BU
Comments: Support.
- Application No: DOV/18/00591
Proposal Erection of a pair of semi-detached dwellings (existing building to be demolished) Erection of a pair of semi-detached dwellings (existing building to be demolished)
1A Victoria Street, Dover
Comments: Support

39. LATE PLANNING APPLICATIONS & ANY OTHER ITEMS

The Committee considered planning applications received after the preparation of the agenda.

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

- Application No: DOV/18/00494
Proposal: Replacement of windows with wooden double-glazed sash windows
3a Ladywell, Dover, CT16 1DQ
Comments: Support
- Application No: DOV/18/00567
Proposal: Erection of a single storey rear extension, with a two-storey part side extension and erection of window dormer to rear
20 Hardwicke Road, Dover, CT17 9QL
Comments: Support
- Application No: DOV/18/00596
Proposal: Change of use to a single residential dwelling (Use Class C3)

Chairman

Comments: 9 St James Street, Dover, CT16 1QD
Support

Application No: DOV/18/00651

Proposal: Conversion into a single dwelling. The works include to remove and insert new partitions to form a ground floor kitchen/ dining room and first and second floor bathrooms
9 St James Street, Dover, CT16 1QD

Comments: Support

40. CONSULTATIONS

Committee noted that Statement of Community Involvement May 2018 is available for viewing and comment

41. INFORMATION ITEMS

No information items

42. DATE OF NEXT MEETING

The next meeting will be held on the Monday 16th July at 6pm

The meeting closed at 7.31 pm.

Councillor Ian Palmer
CHAIRMAN

Chairman