

# Folkestone Town Council



The Town Hall,  
1-2 Guildhall Street,  
Folkestone,  
Kent CT20 1DY  
Telephone: 01303 257946  
[www.folkestone.kentparishes.gov.uk](http://www.folkestone.kentparishes.gov.uk)

Date of Publication: 13 April 2017

## AGENDA

Meeting: **Planning Committee**  
Date **Thursday 20<sup>th</sup> April 2017**  
Time **7pm**  
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 -- 30<sup>th</sup> March 2017**  
To receive the Minutes of the meeting of the Planning Committee held on 30<sup>th</sup> March 2017 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. **LIQUOR LICENSING**  
To consider if the Committee wishes to ask Shepway District Council to be consulted on liquor licensing matters.
7. **AGENDA ITEMS FOR NEXT MEETING**
8. **DATE OF NEXT MEETING**  
Thursday 11<sup>th</sup> May 2017

## Folkestone Town Council

**Minutes of the Planning Committee Meeting held on Thursday 30 March 2017 at the Town Council Offices, The Town Hall, 1-2 Guildhall Street, Folkestone.**

**PRESENT:** Councillors Emily Arnold, Carol Sacre, Neil Jones, Richard Theobald, Richard Wallace (in the Chair) and Roger West.

**OFFICERS PRESENT:** Liz Timmins (Marketing and Communications Officer)

**1. APOLOGIES FOR ABSENCE**

Councillors Danny Brook and Brian Copping were absent.

**2. DECLARATIONS OF INTEREST**

No declarations of interest were received.

**3. PLANNING COMMITTEE MEETING 9 March 2017**

The Committee was asked to receive the Minutes of the meeting of the Planning Committee held on 9 March 2017 and to authorise the Chairman of the Committee to sign them as a correct record once the amendments were made.

**RESOLVED:** That the Minutes of the meeting of the Planning Committee held on 9 March 2017 be received and that the Chairman of the meeting be authorised to sign them as a correct record.

Proposed: Councillor Richard Theobald

Seconded: Councillor Neil Jones

Voting: F:6, Ag:0, Ab: 0

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

Application no	Y17/0180/SH
Location	2a St Hilda Road
Proposal	Change of use and conversion from offices (class B1) to two self-contained flats, including external alterations

**Comment Support**

Application no	Y17/0203/SH
Location	Land adjoining The Patio Beach Street
Proposal	Erection of new public access stair structure incorporating lift

**Comment Support – the Committee supports this imaginative scheme**

Application no	Y17/0229/SH
Location	Folkestone Harbour, Harbour Approach Road
Proposal	Erection of a new public viewing platform

**Comment Support – the Committee supports this imaginative scheme**

Application no	Y17/0230/SH
Location	Folkestone Harbour, Harbour Approach Road
Proposal	Listed building consent for the erection of a new public viewing platform
<b>Comment</b>	<b>Support</b>
Application no	Y17/0231/SH
Location	Memorial Garden Adjacent Brewery Tap Tontine Street
Proposal	Erection of a visitor centre with internal and external congregational areas
<b>Comment</b>	<b>Object – It is a startlingly modern design which some Committee members like and some strongly dislike. The Committee does feel that more of a garden should be constructed, reflecting the open area and usage. We need more consultation.</b>
Application no	Y17/0236/SH
Location	Army Cadet Hall Church Road
Proposal	Erection of 2 no entrance wall features for a temporary period of 2 years
<b>Comment</b>	<b>No objection</b>
Application no	Y17/0240/SH
Location	2 Bodenham Road
Proposal	Alterations to front elevation to include first floor extension following removal of existing dormer window, together with the erection of a first floor rear extension over existing flat-roofed addition
<b>Comment</b>	<b>No objection</b>
Application no	Y16/0747/SH
Location	The Cherry Pickers Ashley Avenue
Proposal	Erection of nine houses together with associated parking, turning and landscaping, following demolition of the existing building
<b>Comment</b>	<b>The Committee is happy with the new scheme</b>
Application no	Y17/0010/PA
Location	3-5 Shorncliffe Road
Proposal	Determination as to whether the prior approval is required for the change of use from offices (class B1A) to 20 no. residential dwelling units (class C3)
<b>Comment</b>	<b>Support – the Committee feels that this building is more suitable for residential development and supports the principle of the scheme.</b>
Application no	Y17/0027/SH
Location	53 Bradstone Avenue
Proposal	Erection of two semi detached dwellings following demolition of existing derelict garage and attached office

**Comment** **Support – this is an improvement**  
Application no Y17/0297/SH  
Location Community Centre Mackenzie Drive  
Proposal Erection of a free standing timber pergola with polycarbonate roof, in the garden of shorncliffe nursery

**Comment** **No objection**

Application no Y17/0313/SH  
Location Burlington Hotel 3-5 Earls Avenue  
Proposal Erection of single storey side and rear conservatory  
**Comment** **Object – The Committee supports the extension of the restaurant in principle but most members felt the details were rather stark. The Committee objects unless the design is in keeping with the period building.**

Application no Y17/0357/SH  
Location 21 Trinity Road  
Proposal Erection of detached car port with store following removal of existing garage, along with erection of pitched roofs over existing flat roofs to side extensions, including a new side covered area, new cladding to gables and new canopy to front door

**Comment** **No objection**

Application no Y17/0366/SH  
Location 15 Cheriton Place  
Proposal Retrospective application for the replacement of timber window with UPVC window to front of premises

**Comment** **Object – the Committee feels that the work done would have been unacceptable and remains so.**

#### **KENT COUNTY COUNCIL – FOR INFO**

Application no KCC/SH/0005/2017  
Location Hope Farm Crete Road East  
Proposal Extension to the existing Hope Farm Composting Facility along with the variation of conditions to planning permission reference SH/14/751 in respect of the inclusion of Bank Holiday deliveries of waste, removal of restriction on sources of material, increase in waste throughout, utilisation of processed material on other surrounding farms and increase in current restriction on vehicle movements

**Comment** **Noted**

Application no Y17/0248/SH  
Location Land adjoining 27 Cheriton Court Road  
Proposal Reserved matters application for the construction of 40 dwellings along with associated landscaping, infrastructure and earthworks at phase 1D northern training area, being details pursuant to outline application Y14/0300/SH

<b>Comment</b>	<b>Objection – the site areas seem very restricted. The Committee objects unless more satisfactory details are given of how the building works are going to be carved out. Concern is still generally that the Horn Street Bridge and the drainage will not stand the overall weight of the development in the area.</b>
Application no	Y17/0252/SH
Location	Burlington Hotel 3-5 Earls Avenue
Proposal	Listed building consent for erection of side and rear conservatory
<b>Comment</b>	<b>Object – the Committee supports the extension of the restaurant in principle but most members felt the details were rather stark. The Committee objects unless the design is in keeping with the period building.</b>
Application no	Y17/0253/SH
Location	West Pier Folkestone Harbour Harbour Approach Road
Proposal	Installation of public toilets including infill of existing recesses
<b>Comment</b>	<b>Support</b>
Application no	Y17/0272/SH
Location	Mount Calm 24-26 Earls Avenue
Proposal	Installation of replacement of aluminium sash windows and installation of skylights in the roof
<b>Comment</b>	<b>No objection</b>
Application no	Y17/0276/SH
Location	29a Wear Bay Road
Proposal	Erection of part two storey, part single storey extensions, together with other external alterations (alternative to planning permission Y16/1367/SH)
<b>Comment</b>	<b>No objection</b>
Application no	Y17/0289/SH
Location	12 Pent Vale Close
Proposal	Erection of first floor front/side extension
<b>Comment</b>	<b>No objection</b>
Application no	Y17/0292/SH
Location	68 St Martins Road
Proposal	Erection of a two storey side extension
<b>Comment</b>	<b>No objection</b>
Application no	Y17/0298/SH
Location	7 Harrow Close
Proposal	Pruning back to boundary of selected branches of a scots pine and an oak, both subject of tree preservation order no 15 of 1998
<b>Comment</b>	<b>No objection</b>

Application no Y17/0299/SH  
Location 318 Dover Road  
Proposal Installation of rear dormer extension including a balcony,  
together with erection of a single storey rear extension and  
front deck  
**Comment No objection**

**ADDITIONAL INFORMATION**

Application no Y16/0439/SH  
Location White Lion 70 Cheriton High Street  
Proposal Creation of ex-servicemen's home comprising conversion of  
existing building, including erection of external stair core, and  
the erection of 5 no. houses with associated gardens, parking,  
and landscaping  
**Comment The Committee supports this scheme as it keeps an  
attractive building which would be on a 'Local List' of  
historic buildings if we eventually have one. In addition it  
is intended for ex-servicemen who have fought for their  
country. As a Town we support the Armed Forces  
Covenant. The details of the existing building e.g.  
brickwork windows should be kept as original as possible.**

**The Kent County Council (The District of Shepway)  
(Bellevue Street Area Parking Zone) Order 2017**

**Comment The Committee has no objection to the principle in a  
'packed' area. However, this is an area of low income  
households where perhaps the amount of the permit fee  
should be reconsidered unless the scheme is in response to  
local demand.**

**5. AGENDA ITEMS FOR THE NEXT MEETING**

No items were put forward.

**6. DATE OF NEXT MEETING**

Thursday 20 April 2017

..... **Chairman**  
**20 April 2017**

## FOLKESTONE TOWN COUNCIL

Planning Applications for the meeting of the Planning Committee on Thursday 20<sup>th</sup> April 2017 at 7pm

Application no	Y16/1426/SH
Location	32 Cornwallis Avenue
Proposal	Erection of a 1.524m high panel fence to side (north) elevation
Application no	Y17/0006/SH
Location	121 Downs Road
Proposal	Erection of replacement single storey rear conservatory.
Application no	Y17/0069/SH
Location	36 Wear Bay Road
Proposal	Erection of front and side extension to square off the front corner of the property, along with the installation of a balcony at first floor level.
Application no	Y17/0200/SH
Location	16 Bowden Crescent
Proposal	Erection of a single storey side extension
Application no	Y17/0225/SH
Location	69 The Old High Street
Proposal	Section 73 application for the variation of condition 2 of planning permission Y16/0954/SH to allow the demolition and like-for-like reconstruction of the front façade of 69 The Old High Street
Application no	Y17/0279/SH
Location	23 Cheriton High Street
Proposal	Self-containment of existing upper floors ancillary maisonette and conversion of part of the existing first floor commercial areas into residential use, including a new one-bedroomed flat, together with external alterations, including replacement windows & doors
Application no	Y17/0303/SH
Location	1 Berkeley Close
Proposal	Erection of a single storey side extension
Application no	Y17/0308/SH
Location	Commercial Unit 71 The Old High Street and 9 Tontine Street
Proposal	Change of use and conversion of ground floor and basement areas to licensed restaurant (use class A3) together with external alterations to fenestration and installation of flue extraction system
Application no	Y17/0320/SH
Location	Flats 1, 2 & 3 135 Sandgate Road
Proposal	Replacement of 18 timber sash windows with UPVC casement windows



Application no	Y17/0322/SH
Location	11 Grace Hill
Proposal	Erection of a rear first floor flat and second floor flat, following demolition of existing rear first floor flat
Application no	Y17/0362/SH
Location	64 Lawrence Court Dover Road
Proposal	Replacement Double glazed windows to match existing
Application no	Y17/0374/SH
Location	6 Guildhall Street
Proposal	Display of an externally illuminated fascia sign
Application no	Y17/0391/SH
Location	7 Fairway Avenue
Proposal	Erection of a single-storey rear and side extension and replacement of flat roof on existing rear extension with a pitched roof
Application no	Y17/0407/SH
Location	34 Manor Road
Proposal	Change of use and conversion of ground floor and first floor from six bedsits to four self-contained flats (2 x 1 bed, 2 x studio flat) together with minor alteration to existing basement level flats.
Application no	Y17/0412/SH
Location	6 Cheriton Court Road
Proposal	Proposed single storey rear extension
Application no	Y17/0420/SH
Location	43 Charles Crescent
Proposal	Erection of a part-two storey part-single storey rear extension, together with the erection of a front porch