



SANDGATE PARISH COUNCIL
Minutes of a PLANNING COMMITTEE MEETING
Held on 1st June 2021 at 7.15pm
At Sandgate Parish Council Offices/Library
James Morris Court, Sandgate High Street,

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 These Minutes will only be deemed to be a correct record of the meeting when approved and virtually signed at the next meeting

**Present:** Chairman Cllr Guy Valentine-Neale  
**Councillors** Michael Fitch, Tim Prater, Vanessa Reay, Tracy Stephens & Adrian Watts  
**Clerk:** Gaye Thomas

1. **Apologies for absence**-Cllr Gary Fuller
2. **Declarations of interest:** there were none
3. **Minutes of the last meeting** – the minutes of the meeting held on Tuesday **4th May 2021** having been previously circulated, were approved as a correct record and virtually signed.  
**Proposed by: Cllr Vanessa Reay**  
**Seconded by: Cllr Tracy Stephens**  
**Agreed by all**

**4. Planning applications for discussion**

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| 20/1947/FH                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       | Shorncliffe Garrison , West Road , Folkestone, CT20 3HN.        | This is a re-consultation following the submission of additional details or a change in circumstance. These are detailed below:<br>Revised plans added 04/05/2021      | Comments/ observations not later than 28/05/2021<br>Extension given until 3 <sup>rd</sup> June<br><b>Objection For 6</b><br><b>Against:0 Interest declared: 0</b><br><b>Abstention:0</b> |
| <p><b>We object to this application and</b></p> <p>1) Strongly support the objections made by Shorncliffe Trust regarding this development.</p> <p>2) Emphasise that by not considering the subsequent development of the next plot we cannot be clear how it impacts the setting and curtilage of the heritage assets which must be protected (unlike the Sir John Moore Library whose setting has been seriously detrimentally impacted by the siting of new builds).</p>                                                                                                                                                                                                                                                                                                                                      |                                                                 |                                                                                                                                                                        |                                                                                                                                                                                          |
| Y18/0938/FH                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | Rathealy Granville Road East Sandgate Folkestone Kent CT20 3AJ. | This is a re-consultation following the submission of additional details or a change in circumstance. These are detailed below:<br>Revised plans added 22nd April 2021 | Comments/ observations not later than 25/05/2021<br>Extension given until 3rd June<br><b>Objection For 5</b><br><b>Against:1 Interest declared: 0</b><br><b>Abstention:0</b>             |
| <p><b>We continue to object on the basis</b></p> <p>1) That the two storey Boathouse represents over intensive development, with the resultant loss of light and privacy, to the detriment of 23 Sandgate High Street and the building on Granville Road East</p> <p>2) The building would occupy a much larger footprint than the existing property and major issues relating to access to the property will result from the whole development.</p> <p>3) The balcony of the main building overlooks the neighbour's toilet window</p> <p><b>In addition:</b></p> <p>4)The site access management statement does not ameliorate the considerable concerns that both the parish council and neighbours have about access to the site; both as the site is developed and when it has been subsequently built.</p> |                                                                 |                                                                                                                                                                        |                                                                                                                                                                                          |
| 21/1065/FH/                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | Varne, The                                                      | 2 metres overall crown reduction of one Sycamore                                                                                                                       | Comments and                                                                                                                                                                             |

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| TCA                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | Undercliff,              | situated within a conservation area                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | observations before 11/06/2021 No Objection For:6 Against:0 Interest Declared:0 Abstention:0 Subject to the views of the tree officer              |
| 21/1092/FH/TCA                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | 16 Radnor Cliff          | Works to trees situated within a conservation area comprising of: Copper Beech (T1) crown reduce by a maximum of 2 metres; Holly (T2) reduce height by 2 metres; Cypress (T3) reduce height by 1.5 metres and trim sides; Holm Oak (T4) remove one lower branch over outbuilding; Laurel (T5) trim back and reduce by a maximum of 1 metre; Tamarisk (T6) fell; Tamarisk (T9 and T10) reduce height and cut back overhang by a maximum of 2 metres; group of Laurel and Bay (G1) trim by up to 1 metre | Comments and observations before 12/06/2021 No Objection For:6 Against:0 Interest Declared:0 Abstention:0 Subject to the views of the tree officer |
| 21/1030/FH                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | 155 Sandgate High Street | Erection of a single-storey rear extension, following removal of existing rear annexe, plus associated alterations.                                                                                                                                                                                                                                                                                                                                                                                    | Comments and observations before 17/06/2021(Extension requested) <b>Objection For 6</b> Against:0 Interest declared: 0 Abstention:0                |
| <p><b>We object on the basis that</b></p> <p>1) This full width extension, although stepped, detrimentally impacts on the rear appearance of the group of buildings known as Coastguard Cottages which are unlisted local heritage assets both individually and as a group. The extensions of the other cottages (and the current extension to this property) are of partial width and provide a regular and aesthetically attractive feature to the overall appearance of the group.</p> <p>2) There is also no detail regarding the proposals for the roof void beyond the addition of two Velux windows in the drawings.</p> |                          |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |                                                                                                                                                    |
| 21/1093/FH                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | 41 Military Road         | First floor front extension, a two-storey rear extension and internal alterations.                                                                                                                                                                                                                                                                                                                                                                                                                     | Comments and observations before 10/06/2021 No Objection For:6 Against:0 Interest Declared:0 Abstention:0                                          |

**5. Update on previous planning applications**

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|----------------|---------------------------------|-------------------------|
| 21/0337/FH/PA  | Willow Court, Enbrook Road      | Refused                 |
| 21/0760/FH     | Flat 1, San Remo, 4 The Riviera | Approve with Conditions |
| 20/1441/FH     | 99 & 99a Sandgate High Street   | Approve with Conditions |
| 21/0498/FH     | 6 Alexandra Corniche            | Approve with Conditions |
| 21/0616/FH     | 5 Eversley Park                 | Approve with Conditions |
| 21/0596/FH/TCA | 44 Sandgate Hill                | No Objections           |
| 21/0561/FH/TCA | 8 Radnor Cliff,                 | No Objections           |
| 21/0415/FH     | Spindrift, Brewers Hill         | Approve with Conditions |

**6. Correspondence** - Numerous emails received from local residents with objections to Y18/0938/FH. These objections were noted and were considered as part of the deliberative process.

**7. Delegated Authority – trees** It was agreed that the clerk would be given authority to give a ‘no objection, subject to the views of the tree officer’ response to tree applications, if, after circulating applications to the Planning Committee, no councillor requests that they are discussed at a formal planning committee meeting

**8. Information** – none at this time

**9. Date of the next Planning Committee meeting** - 15<sup>th</sup> June 2021

Signed by the Planning Committee Chairman.....Date.....