



**SANDGATE PARISH COUNCIL**  
**Minutes of a **PLANNING** COMMITTEE MEETING**  
**Held on Monday 5<sup>th</sup> February 2024 at 6.30pm**  
**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 signed at the next meeting.

**Chair:** Cllr Guy Valentine-Neale  
**Councillors:** Hazel Barrett, Susan Claris, Simon Horton & Nicola South

1. **Apologies for absence:** Cllrs Michael Fitch & Peter Hickman
2. **Declarations of interest:** Cllrs Guy Valentine-Neale & Simon Horton declared a non-pecuniary interest in application 23/2077/FH
3. **Minutes of the last meeting** – the minutes of the meeting held on **22<sup>nd</sup> January 2024** having been previously circulated, were approved as a correct record and signed by the chair.  
**Proposed by:** Cllr Simon Horton  
**Seconded by:** Cllr Susan Claris  
**Agreed by all.**
4. **Planning applications for discussion**

|                                                                                                                                                             |                          |                                                                                                                                             |                                                                                                                     |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------|---------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------|
| 23/2077/FH                                                                                                                                                  | 5 The Corniche, Sandgate | Proposed extension to living accommodation<br><br>Revised Proposal - Extend existing garage to front and first floor extension above garage | Comments and observations before 06/02/2024<br>No Objection<br>For: 4 Against:<br>Interest declared:<br>Abstention: |
| 23/2063/FH                                                                                                                                                  | 6 Wellington Place       | Ground floor rear extension<br><br>Change of wording in proposal and Existing Block Plan received 22nd January                              | Comments and observations before 13/02/2024<br>No Objection<br>For: 4 Against:<br>Interest declared:<br>Abstention: |
| <b>It was noted with disappointment that there is no reference to the Sandgate Design Statement particularly as the property is in a conservation area.</b> |                          |                                                                                                                                             |                                                                                                                     |
| 24/0014/FH                                                                                                                                                  | 45 Radnor Cliff          | Single storey rear extension                                                                                                                | Comments and observations before 15/02/2024<br>No Objection<br>For: 4 Against:<br>Interest declared:<br>Abstention: |

It was noted with disappointment that there is no reference to the Sandgate Design Statement particularly as the property is in a conservation area.

The committee were also concerned that the proposed extension could impact on the land stability of the wooded slope behind the property particularly given recent landslips in the immediate area.

|            |                           |                                                                                  |                                                                                                                     |
|------------|---------------------------|----------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------|
| 24/0023/FH | 102 Sandgate High Street, | Conversion of existing seating area into a kitchenette and food preparation area | Comments and observations before 29/02/2024<br>No Objection<br>For: 4 Against:<br>Interest declared:<br>Abstention: |
|------------|---------------------------|----------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------|

It was noted that this is a retrospective planning application as the works have already been carried out.

Whilst supporting a successful business in Sandgate High Street and welcoming the plan for expansion with extra covers this will put additional pressure on parking in this area of the High Street. This has already resulted in persistent illegal parking on the zebra crossing chevrons which is a serious risk to pedestrians using the crossing.

It was noted with disappointment that there is no reference to the Sandgate Design Statement particularly as the property is in a conservation area.

**5. Update on previous planning applications:**

**23/1836/FH Sandgate Esplanade** Certificate of existing lawful development for the confirmation of the commencement of development in accordance with planning permission. **Lawful**

**23/1833/FH Kirby Cottage, Wilberforce Road** Alterations and additional fenestrations to front and rear elevations, recess of front door to allow for new porch, new glazed roof panel, re-rendering of existing dwelling with the repositioning of the existing meter box. **Approve with Conditions**

**23/1903/FH 2 Encombe, Sandgate,** Replacement of chalet bungalow with two-storey dwelling. **Refused**

It was agreed that the committee would monitor planning applications where the parish council did not object but planning officers refused permission and vice versa, to further understand the decision-making process at district level and to inform committee's own discussions.

**6. Correspondence:** Pre-planning consultation received from WHP Telecoms regarding proposed telecommunications works at Folkestone School for Girls.

**7. Information – None**

**8. Date of the next Planning Committee meeting – TBC**

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