

MINUTES

OF THE MEETING OF

PLANS AND WORKS COMMITTEE

HELD ON THE 11TH DECEMBER 2007

Present: Councillors M J Dearden, A J Ewart-James, S W Hayward, M J Lyons and A Mayne

Apologies: Councillors Mrs K T Belcourt and R Belcourt

Also Present: Mr D Sephton and the Deputy Town Clerk

COUNCILLOR M J LYONS IN THE CHAIR.

257/07 MINUTES OF THE MEETING OF 20TH NOVEMBER 2007

It was

PROPOSED BY: Councillor S W Hayward
SECONDED BY Councillor A J Ewart-James and

RESOLVED – That the Minutes of the Plans and Works Meeting held on the 20th November 2007, having been previously circulated, be signed as a correct record of the meeting.

258/07 REGISTERING DECLARATIONS OF INTEREST

Councillor M J Dearden declared a prejudicial interest in Planning Application Y07/1524/SH – the applicant was a client.

Councillor A J Ewart-James declared a personal interest in Planning Application Y07/1524/SH – the applicant was an acquaintance.

259/07 ADJOURNMENT OF MEETING FOR PUBLIC INCLUSION IN ACCORDANCE WITH STANDING ORDER NO. 70

It was

PROPOSED BY: Councillor M J Dearden
SECONDED BY: Councillor A J Ewart-James and

RESOLVED – That the Meeting stand adjourned and Standing Orders be suspended in accordance with Standing Order No 79 (i).

i) PLANNING APPLICATION Y07/0971/SH (BRIARWOOD, 1 BLACKHOUSE HILL, HYTHE, KENT CT21 5UL)

The Chairman introduced Mr D Sephton, Shepway District Council's Arboricultural Officer, who spoke on the position of the trees at 1 Blackhouse Hill, Hythe. He informed Members that the large willow tree on this site was in a dangerous condition and was required to be removed as soon as possible. All the other trees were in good condition and no work was required to be undertaken.

Mr E Howard spoke regarding Planning Application Y07/0971/SH and Ms C Sharpe spoke regarding Planning Application Y07/1480/SH.

Please see attachment for public comments which are attached but do not constitute part of the Minutes.

It was then

PROPOSED BY: Councillor A Mayne
SECONDED BY: Councillor S W Hayward and

RESOLVED – That the Meeting be re-convened and Standing Orders be reinvoked.

It was then

PROPOSED BY: Councillor M J Dearden
SECONDED BY: Councillor A J Ewart-James and

RESOLVED – That the advice of Mr Sephton be adhered to and the willow tree at 1 Blackhouse Hill, Hythe be removed as soon as possible and the rest of the site be left as it was.

260/07 APPLICATIONS, PLANS & TPOs

It was

PROPOSED BY: Councillor S W Hayward
SECONDED BY: Councillor A J Ewart-James and

RESOLVED – That the following observations be made:-

ii) Planning Applications

<u>APPLICATION</u>	<u>DETAILS</u>	<u>COMMENTS</u>
Y07/0688/SH	Te Moana, West Hythe Road, West Hythe, Hythe, Kent Erection of a two storey side/rear extension with rooms in the roof together with installation of dormer windows to front roof slope following demolition of existing garage (alternative scheme to that approved under Y06/0767/SH). Amended/additional plan. <i>Applicant: Ms D A Burrow</i>	Support
Y07/1056/SH	23 Martins Way, Hythe, Kent CT21 6QU Retention of a 1.82m high fence on the northern boundary fronting public footpath. <i>Applicant: Mr R J Bailey</i>	Support
Y07/1260/SH	1 – 3 Napier Gardens, Hythe, Kent CT21 6DD Erection of a 3 storey block providing 6 apartments following demolition of existing dwellings. Amended/additional plan. <i>Applicant: Mr D Beeching</i>	Recommend refusal on the grounds of extreme over-intensification.
Y07/1386/SH	Bankside House, Dymchurch Road, Hythe, Kent CT21 5AX Erection of a single storey rear extension. <i>Applicant: Mr K Dancer</i>	Support

Y07/1409/SH	23 Tanners Hill Gardens, Hythe, Kent CT21 5HY Erection of a two storey rear extension with dormer window to front. Amended/additional plan. <i>Applicant: Mr R Martin</i>	Support
Y07/1418/SH	1 Tanners Hill, Hythe, Kent CT21 5UE Erection of a single storey side extension. <i>Applicant: Miss J Nay</i>	Support
Y07/1459/SH	3 Theresa Road, Hythe, Kent CT21 6HA Erection of two storey side extension. <i>Applicant: Mr R Crawford</i>	Support
Y07/1470/SH	Shearwater, Cliff Road, Hythe, Kent Installation of dormer window to front and rear roofslopes. <i>Applicant: Mr & Mrs T Groom</i>	Support
Y07/1476/SH	29 North Road, Hythe, Kent CT21 5DT Felling of one Conifer tree situated in a Conservation Area. <i>Applicant: Mrs T Dineen-Parish</i>	Refer to the Arboricultural Officer
Y07/1480/SH	Sutherland House, 126 Stade Street, Hythe, Kent Erection of double garage following demolition of existing shed and garage previously reserved for parking under condition 1.6 of planning permission SH/81/0636 (resubmission of Y06/1508/SH). <i>Applicant: Mr P Lyndo</i>	Recommend refusal on the grounds that this represents over intensive development and encroachment on land in the multiple ownership of residents. Loss of parking spaces would also ensue.
Y07/1481/SH	57 North Road, Hythe, Kent CT21 5DX Removal of 3 lower limbs to Silver Birch tree the subject of Tree Preservation Order No. 20 of 2001. <i>Applicant: P Gasson</i>	Support
Y07/1492/SH	57 North Road, Hythe, Kent CT21 5DU Extension to front driveway and erection of a retaining wall. <i>Applicant: Mrs J Mather</i>	Support
Y07/1497/SH	Grove House, Prospect Road, Hythe, Kent Variation of condition 9 of planning permission Y06/0624/SH to allow construction traffic to park off site and use the new vehicle access onto Marine Walk Street. <i>Applicant: Mr & Mrs G Sykes</i>	Support
Y07/1497/SH	Grove House, Prospect Road, Hythe, Kent Variation of condition 9 of planning permission Y06/0624/SH to allow construction traffic to park off site and use the new vehicle access onto Marine Walk Street. <i>Applicant: Mr & Mrs G Sykes</i>	Support
Y07/1514/SH	31 Dymchurch Road, Hythe, Kent CT21 6JE Erection of a two storey house in the grounds of a listed building. <i>Applicant: Mr & Mrs Hogben</i>	Recommend refusal on the grounds of over-intensification of the development.

Y07/1515/SH	31 Dymchurch Road, Hythe, Kent CT21 6JE Demolition of curtilage buildings within the grounds of a Listed Building to permit the erection of a two storey house. <i>Applicant: Mr & Mrs Hogben</i>	Recommend refusal on the grounds of the curtilage buildings' being within a Conservation Area.
Y07/1524/SH *	Redbrooks Wood, London Road, Hythe, Kent Change of use and conversion of existing garage to bungalow. <i>Applicant: Mr & Mrs N H Meurice</i>	Recommend refusal on the grounds of this application's being outside the settlement boundary.
Y07/1540/SH	Hotel Imperial, Princes Parade, Hythe, Kent Display of 2 non-illuminated free standing pole signs, 6 non-illuminated free standing warning and directional pole signs, 1 non-illuminated directional fascia sign, one internally illuminated free standing totem sign and 3 internally illuminated fascia signs. <i>Applicant: Mercure Hotels</i>	Support
Y07/1564/SH	The Kestrel, Seabrook Road, Hythe, Kent Crown reduction of 30% for 3 Lime trees, 2 Ash trees and 1 Sycamore tree the subject of Tree Preservation Order No5, 1981. <i>Applicant: Mr Ballard</i>	Refer to Aboricultural Officer

* Councillor M Dearden declared a prejudicial interest in this planning application and left the room for the discussion vote.

261/07 KENT HIGHWAY SERVICES SURVEY

Members considered the previously circulated correspondence from Kent Highway Services.

It was

PROPOSED BY: Councillor M J Dearden
SECONDED BY: Councillor S W Hayward and

RECOMMENDED – That the Vice-Chairman of the Plans & Works Committee and the Mayor complete the Kent Highways Services Survey.

262/07 SHEPWAY DISTRICT COUNCIL LICENSING POLICY

The deadline had already passed on this policy and Members did not therefore discuss this item.

263/07 TO APPOINT A BUSINESS SURVEY WORKING GROUP-RESOLVED MIN NO. 197/07 REFERS

It was

PROPOSED BY: Councillor M J Dearden
SECONDED BY: Councillor A J Ewart-James and

RECOMMENDED – That Councillors M J Dearden, M J Lyons and A Mayne be appointed to the Business Survey Working Group.

264/07 HYTHE CONSERVATION AREA - APPRAISAL

It was

PROPOSED BY: Councillor A J Ewart-James
SECONDED BY: Councillor S W Hayward and

RECOMMENDED – That this item be deferred until a hard copy of the Appraisal document was received in the Office.

265/07 DEFECTS – TOILETS

It was

PROPOSED BY: Councillor S W Hayward
SECONDED BY: Councillor A J Ewart-James and

RESOLVED – That a letter be written to Shepway District Council expressing the Town Council’s concern over the condition of the toilets in Hythe and request an upgrade be undertaken as soon as possible.

The meeting closed at 10.23 am

Dated this Day of 2008

.....CHAIRMAN

Mr E Howard

Mr Howard expressed his concern over the loss of the willow tree at 1 Blackhouse Hill, Hythe. Following the comments from Mr D Sephton, Shepway District Council's Arboricultural Officer, Mr Howard was satisfied with his expertise on this matter and agreed that the tree should be felled on the grounds of public health & safety.

Ms C Sharpe

Ms Sharpe expressed her concerns and that of Mr Ramshaw in respect of Planning Application Y07/1480/SH – Sutherland House. They considered the application to be over-intensive, an encroachment on the land which had multiple ownership and the loss of parking spaces, which were already in great demand, would also ensue.