



**Minutes of the Virtual Meeting of the Planning,  
Highways and Environment Committee**

**Westgate-On-Sea Town Council**

**Held on Wednesday 21<sup>st</sup> April 2021 at 6:30pm**

Present	Cllr Dr H Scott; Cllr Cornford; Cllr Donaldson; Cllr Page; Cllr Wallin	
Also, in attendance	Mrs Gill Gray – Town Clerk and Mrs Chloe Wheatley – Finance Assistant	
2649	<b>Apologies for Absence</b> Cllr Pennington	
2650	<b>Member's Interests</b> Cllr Cornford declared an interest in agenda items 8 Planning Applications for consultation (i) & (j)	
2651	<b>Minutes</b> It was moved by Cllr Cornford and seconded by Cllr Page and <b>RESOLVED: that the minutes of the P,H&amp;E Committee meeting held on 9<sup>th</sup> March 2021 were an accurate record of the meeting.</b>	
2652	<b>Chairperson's Announcements</b> None	
2653	<b>Public Participation Session</b> There were no requests from the public to speak.	
2654	<b>Planning Decisions by Thanet District Council</b> Cllr Dr H Scott reported on the following decisions:  (a) F/TH/21/0040 – AJs Hair Salon, 27 Station Road, Westgate on Sea. Erection of two storey dwelling following demolition of existing single storey building - REFUSE PERMISSION	
2655	<b>Significant Previous Approved and Awaiting Approval Planning Applications Update</b> There were none to report.	
2656	<b>Planning Applications for consultation</b>  (a) TCA/TH/21/0414 – 2 Carlton House, 32 Westgate Bay Avenue, Westgate on Sea 1 No Holm Oak (T6) – fell, 2 No Sycamore (T1,T2) – fell, 2 No Sycamore (T3, T5) – crown reduce by 3m in radius <b>It was proposed by Cllr Dr H Scott and seconded by Cllr Page and RESOLVED: that the Town Council comments Objection with comments:</b>	

The proposed crown reduction by 3 metres is not necessary on the two Sycamores T3 and T5. B The following tree should not be felled and proposed to be TPO – Holm Oak T6, the Holm Oak T6 is of important amenity value in the conservation area and the removal would create an adverse impact on conservation and biodiversity. There is concern about the impact on the rear garden wall and therefore it is suggested that this should be further investigated and to see if there is a way to prevent the felling of two Sycamores T1 and T2 and proposed to be TPO.

- (b) FH/TH/21/0212 – Flat 4, 11 Sea Road, Westgate on Sea  
Erection of railings and screen to form first floor balcony together with insertion of door to first floor side elevation.  
It was proposed by Cllr Page and seconded by Cllr Wallin and **RESOLVED: that the Town Council comments Objection with comments: The planning considerations to support are noise and disturbance resulting from use and effect on listed buildings and conservation area. Non-material considerations to support are Private issues between neighbours regarding leasehold arrangements.**
- (c) F/TH/21/0265 – 38 Station Road, Westgate on Sea  
Variation of condition 2 of planning permission F/TH/16/1024 for the change of use from retail (Use Class A1) to public house (Use Class A4) to allow alterations to opening hours.  
It was proposed by Cllr Cornford and seconded by Cllr Dr H Scott and **RESOLVED: that the Committee requested that the application be called in to the TDC Planning Committee. Material considerations to support are noise or disturbance resulting from use and highway issues. Town Clerk to speak to Licensing to clarify opening hours of other establishments in the Town. Committee suggested condition of outdoor curfew in line with that given to St Mildreds Bay Restaurant.**
- (d) FH/TH/21/0238 – 16 St Lukes Close, Westgate on Sea

	<p>Erection of a single storey rear extension together with 1No roof lantern following demolition of existing extension.  <b>It was proposed by Cllr Dr H Scott and seconded by Cllr Cornford and RESOLVED: No Comment</b></p> <p>(e) FH/TH/21/0340 – 7 Chester Road, Westgate on Sea  Erection of a first-floor rear extension.  <b>It was proposed by Cllr Cornford and seconded by Cllr Dr H Scott and RESOLVED: Objection. Supporting material consideration effect on listed buildings and conservation areas.</b></p> <p>(f) F/TH/21/0343 – 17 Victoria Avenue, Westgate on Sea  Variation of condition 3 of planning permission F/TH/18/0212 for the erection of two storey 2-bed dwelling to allow alteration of approved bricks from Redland Port Royal bricks to Crest Old-Anglican facing bricks.  <b>It was proposed by Cllr Wallin and seconded by Cllr Page and RESOLVED: No comment</b></p> <p>(g) FH/TH/21/0394 – 50 Cuthbert Road, Westgate on Sea  Erection of single storey side extension following demolition of existing garage.  <b>It was proposed by Cllr Page and seconded by Cllr Cornford and RESOLVED: that the Committee requested that the application be called in to the TDC Planning Committee. Material consideration overshadowing/loss of outlook to the detriment of residential amenity (though not loss of view), loss of sunlight and smells and fumes. Non-material consideration include private issues potentially between neighbours for access for maintenance.</b></p> <p>(h) F/TH/21/0369 – 30 Cambourne Avenue, Westgate on Sea  Installation of replacement shop front.  <b>It was proposed by Cllr Page and seconded by Cllr Wallin and RESOLVED: No comment</b></p> <p>(i) KCC/TH/0055/2021 – Ursuline College, 225 Canterbury Road, Westgate on Sea</p>	
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	<p>Proposed rationalisation and improvement of existing parking arrangement, involving a) the upgrading and re-allocation of car parking and mini-bus spaces, b) creation of 6 new car parking spaces, and c) associated access and landscaping works (no increase to pupil or staff members proposed).</p> <p><b>It was proposed by Cllr Page and seconded by Cllr Wallin and RESOLVED: Application supported with the comment: A comprehensive, impressive and well-constructed application which will improve the parking arrangements for the college.</b></p> <p>(j) KCC/TH/0054/2021 – Ursuline College, 225 Canterbury Road, Westgate on Sea Proposed demolition of two buildings (namely St Cecilia and Little Bruscia), and erection of a new single storey building, new cycle parking shelter for 20 bicycles, and associated landscaping works (no increase to pupil or staff numbers proposed)</p> <p><b>It was proposed by Cllr Page and seconded by Cllr Donaldson and RESOLVED: Application supported with the comment: comprehensive and professionally prepared application which will provide students and staff with modern, well thought out facilities. The new cycle parking shelter is welcomed and should provide increased incentive for cycling.</b></p>	
2657	<b>Next Meeting</b> The next meeting is 11 <sup>th</sup> May 2021	
2658	<b>Meeting closed 19.45pm</b>	

Signed.....

Dated.....~~17~~ 17<sup>th</sup> May 2021.