



SANDGATE PARISH COUNCIL
Minutes of a PLANNING COMMITTEE MEETING
Held at 6.40pm on 15th December 2020
Online

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, Gary Fuller (*left at 6.58*), Tim Prater, Tracy Stephens & Adrian Watts
Clerk: Gaye Thomas

1. **Apologies for absence:** Cllr Vanessa Reay
2. **Declarations of interest :** there were none
3. **Minutes of the last meeting** – the minutes of the meeting held on Tuesday 1st December having been previously circulated, were approved as a correct record and virtually signed.

Proposed by: Cllr Tim Prater
Seconded by: Cllr Michael Fitch
Agreed by all

4. Planning applications for discussion

Y19/0558/FH	Land Adjoining Sir John Moore Barracks Military Road	This is a re-consultation following the submission of additional details or a change in circumstance	Comments / observations before 15/12/2020 Objection For:5 Against: 0 Interest Declared: 0 Abstentions: 0
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We object on the basis that

- 1) that the extensive hard landscaping including the road and pavements remains, increasing the (s)urbanisation of the wooded escarpment site in what is identified in the Sandgate Design Statement (2020) SDS9 as a distinctive green feature of the village. The original report by Anthony Swaine (22/11/19), conservation consultant, commissioned by FHDC, specifically identified that the design of the hard landscaping as ‘excessive’ with the roadway dominating the layout. In addition the submitted application does not detail the access road to Martello Tower #7 so that the additional detrimental impact of more hard landscaping (and the consequential removal of trees) is not included.
- 2) The application does not address the original objections regarding the extensive street lighting and the contribution this also makes to the (s)urbanisation of the development (as also identified by Anthony Swain) introducing light pollution in what is otherwise a light free environment.
- 3) The new ‘roof gardens’ are not ‘green roofs’ but roof terraces and there is no guarantee that the identified green planting will be maintained in the future.
- 4) We acknowledge the concerns of the adjacent neighbours in Bybrook Fields that the new roof gardens may cause overlooking.
- 5) We continue to be concerned about the reduction in tree cover and, again, this will be reinforced by the introduction of an access road to Martello Tower #7. We would like to see significantly more tree and vegetation planting to maintain the wooded escarpment appearance and to add to the soil stability of the site.
- 6) The introduction of access roads to both Martello Towers and the engineering works required to produce level plots for each of the dwellings will have a huge impact on the wooded areas and the resulting removal of considerable amounts of soil will impact on the site stability which has already been adversely affected by other large developments on the escarpment.

1)			
20/1776/FH/T CA	27 Radnor Cliff	Proposal: 4 metre reduction in height and 2 metre reduction of laterals together with a 20% crown thin of one Holm Oak situated within a conservation area	Comments and observations before 18/12/2020 No Objection (subject to the views of the tree officer For: 5 Against:0 Abstentions:0 Interest Declared:0
20/1931/FH	27 Radnor Cliff	Fell one Conifer (C) and crown reduction and crown thin of one Holm Oak (B), both subject of Tree Preservation Order No 4 of 2009	Comments and observations before 28/12/2020 No Objection (subject to the views of the tree officer For: 5 Against:0 Abstentions:0 Interest Declared:0
20/1851/FH	Absolut, The Corniche	Erection of a rear extension	Comments and observations before 23/12/2020 No Objection For: 5 Against:0 Abstentions:0 Interest Declared:0
20/1815/FH	134 Sandgate High Street	Listed building consent for replacement windows	Comments and observations before 24/12/2020 No Objection For:5 Against:0 Abstentions:0 Interest Declared:0
20/1809/FH	134 Sandgate High Street	Replacement of windows	Comments and observations before 24/12/2020 No Objection For: 5 Against:0 Abstentions:0 Interest Declared:0
20/1870/FH	Unit 6, Channel Rider Training, Ross Way	The proposed works include the removal of the existing roller shutter door and replacement with glazed screen and extension of mezzanine to create a full depth first floor.	Comments and observations before 28/12/2020 No Objection For: 5 Against:0 Abstentions:0 Interest Declared:0

5. Update on previous planning applications

20/1493/FH Apartment 2, 19 Eversley Park Refused
20/1297/FH Three Bears Cottage, The Corniche Approved with conditions

6. Correspondence It was noted that a letter had been received from the Sandgate Society concerning application Y19/0558/FH and that this had been read and considered by the committee prior to making their comments.

7. Information-

7.1 It was noted that councillors had been approached by residents regarding the date when 20/1356/FH, Hillboro, Sunnyside Road would appear before Development Control Committee. It was noted that information regarding the date for this had not yet been received. The clerk was asked to ensure that councillors were informed when this occurred, so that they could make representations.

7.2 It was noted that Cllr Prater had been asked to attend an onsite visit at the former Bar Vasa, to meet with the architects/ developer. Cllr Prater attended with the clerk and a brief discussion took

place. The council's reason for objecting to the developer's recent applications was discussed, as was the role of the parish as purely an advisory body to FHDC Planning. Subsequent to the meeting, the side elevations of the building were reportedly returned to the elevations agreed in the granted planning application for the site, and the developers indicated that a new planning application would be submitted relating only adding to additional balconies to the front elevation.

7.3 It was noted that Cllr Valentine-Neale had been approached by the leaseholder of the premises above Spencers on the High Street, regarding a number of works that had been undertaken by the resident without the realisation that planning permission would be needed. The resident was advised to talk with a planning officer.

7.4 It was noted that there were concerns regarding the increasing number of vehicles on the Esplanade and adjacent roads, and that this situation would only deteriorate as a result of the development of numerous properties into flats.

8. Date of the next Planning Committee meeting TBC

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