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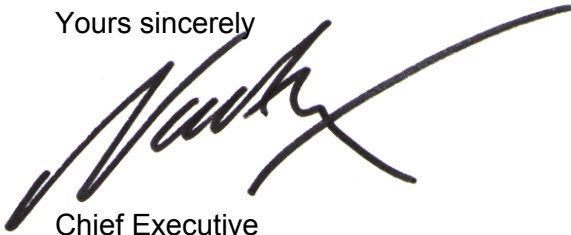
15 August 2017

Dear Councillor

NOTICE IS HEREBY GIVEN THAT a meeting of the **PLANNING COMMITTEE** will be held in the Council Chamber at these Offices on Thursday 24 August 2017 at 6.00 pm when the following business will be transacted.

Members of the public who require further information are asked to contact Kate Batty-Smith on (01304) 872303 or by e-mail at [kate.batty-smith@dover.gov.uk](mailto:kate.batty-smith@dover.gov.uk).

Yours sincerely



Chief Executive

Planning Committee Membership:

F J W Scales (Chairman)  
B W Butcher (Vice-Chairman)  
J S Back  
T J Bartlett  
T A Bond  
D G Cronk  
B Gardner  
D P Murphy  
G Rapley  
P M Wallace

AGENDA

- 1 **APOLOGIES**  
To receive any apologies for absence.
- 2 **APPOINTMENT OF SUBSTITUTE MEMBERS**  
To note appointments of Substitute Members.

3 **DECLARATIONS OF INTEREST** (Page 5)

To receive any declarations of interest from Members in respect of business to be transacted on the agenda.

4 **MINUTES**

To confirm the Minutes of the meeting of the Committee held on 27 July 2017 (to follow).

5 **ITEMS DEFERRED** (Pages 6-7)

To consider the attached report of the Head of Regeneration and Development.

**ITEMS WHICH ARE SUBJECT TO PUBLIC SPEAKING**  
(Pages 8-11)

6 **APPLICATION NO DOV/17/00698 - THE LIMES BUSINESS CENTRE, 6 BROAD STREET, DEAL** (Pages 12-18)

**Change of Use of second floor to dwelling**

To consider the attached report of the Head of Regeneration and Development.

7 **APPLICATION NO DOV/16/01316 - LAND BETWEEN 107 AND 127 CAPEL STREET, CAPEL-LE-FERNE** (Pages 19-42)

**Outline planning permission for the erection of ten flats in two blocks (6 x 1-bed and 4 x 2-bed); and thirty-one dwellings (10 x 2-bed, 15 x 3-bed and 6 x 4-bed) plus associated access and parking (with appearance, landscaping and scale reserved), including 13 (30%) affordable housing units**

To consider the attached report of the Head of Regeneration and Development.

8 **APPLICATION NO DOV/16/00985 - AYLESHAM VILLAGE EXPANSION, AYLESHAM (PHASES 1B2 AND 1B3)** (Pages 43-61)

**Reserved matters application for the approval of details relating to access, layout, scale, appearance and landscaping for the erection of 162 dwellings and associated infrastructure and landscaping, pursuant to outline application DOV/07/01081, pursuant to Variation of Condition application DOV/15/00068 (pursuant to DOV/14/00338 and DOV/13/00120)**

To consider the attached report of the Head of Regeneration and Development.

9 **APPLICATION NO DOV/16/01026 - LAND SOUTH-WEST AT HAMMILL BRICKWORKS, HAMMILL ROAD, WOODNESBOROUGH** (Pages 62-139)

**Hybrid planning application: (i) Outline planning permission (with all matters reserved except access) for the erection of eighteen dwellings, accesses/roads, parking, associated services, infrastructure, groundworks and landscaping; and (ii) Full application for the change of use of two engine sheds to office accommodation and five residential dwellings, associated parking, services, infrastructure, sub-station, landscaping, groundworks,**

**attenuation features and earthworks**

To consider the attached report of the Head of Regeneration and Development.

- 10 **APPLICATION NO DOV/17/00504 - OAK MEADOW, WALDERCHAIN FARM, LODGE LEES, DENTON** (Pages 140-149)

**Outline application for the Change of Use of land and the erection of a detached agricultural worker's dwelling, including new access (existing access to be closed) (details of appearance, landscaping and layout reserved)**

To consider the attached report of the Head of Regeneration and Development.

- 11 **APPLICATION NO DOV/16/01469 - LAND TO THE NORTH OF NEW DOVER ROAD, CAPEL-LE-FERNE** (Pages 150-176)

**Outline application for up to 142 dwellings (comprising up to ninety-nine market dwellings – including thirty retirement dwellings and up to forty-three social rented dwellings), Use Class A1 shops, Use Class D1 medical facilities, country park, attenuation pond, primary school car park and access, associated infrastructure, and creation of access (appearance, landscaping, layout and scale of development to be reserved)**

To consider the attached report of the Head of Regeneration and Development.

**ITEMS WHICH ARE NOT SUBJECT TO PUBLIC SPEAKING**

- 12 **APPEALS AND INFORMAL HEARINGS**

To receive information relating to Appeals and Informal Hearings, and appoint Members as appropriate.

- 13 **ACTION TAKEN IN ACCORDANCE WITH THE ORDINARY DECISIONS (COUNCIL BUSINESS) URGENCY PROCEDURE**

To raise any matters of concern in relation to decisions taken under the above procedure and reported on the Official Members' Weekly News.

**Access to Meetings and Information**

- Members of the public are welcome to attend meetings of the Council, its Committees and Sub-Committees. You may remain present throughout them except during the consideration of exempt or confidential information.
- All meetings are held at the Council Offices, Whitfield unless otherwise indicated on the front page of the agenda. There is disabled access via the Council Chamber entrance and a disabled toilet is available in the foyer. In addition, there is a PA system and hearing loop within the Council Chamber.
- Agenda papers are published five clear working days before the meeting. Alternatively, a limited supply of agendas will be available at the meeting, free of

charge, and all agendas, reports and minutes can be viewed and downloaded from our website [www.dover.gov.uk](http://www.dover.gov.uk). Minutes will be published on our website as soon as practicably possible after each meeting. All agenda papers and minutes are available for public inspection for a period of six years from the date of the meeting.

- If you require any further information about the contents of this agenda or your right to gain access to information held by the Council please contact Kate Batty-Smith, Democratic Support Officer, telephone: (01304) 872303 or email: [kate.batty-smith@dover.gov.uk](mailto:kate.batty-smith@dover.gov.uk) for details.

Large print copies of this agenda can be supplied on request.