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3 November 2021

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 11 November 2021 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, Democratic Services Officer on (01304) 872303 or by e-mail at democraticservices@dover.gov.uk.

Yours sincerely

Chief Executive

Planning Committee Membership:

J S Back (Chairman)
R S Walkden (Vice-Chairman)
M Bates
D G Beaney
E A Biggs
T A Bond
D G Cronk
D A Hawkes
P D Jull
C F Woodgate

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** (Pages 6-16)

To confirm the attached minutes of the meeting of the Committee held on 14 October 2021.

5 **ITEMS DEFERRED** (Page 17)

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

ITEMS WHICH ARE SUBJECT TO PUBLIC SPEAKING

6 **APPLICATION NOS DOV/21/00317 & DOV/21/00318 - COASTGUARD COTTAGES, BAY HILL, ST MARGARET'S BAY** (Pages 18-36)

DOV/21/00317 – Planning Application: Erection of a three-storey detached building to incorporate 5 self-contained flats; erection of two-storey and single storey rear extensions to existing 12 terraces; insertion of 2 dormer windows and alterations to fenestration (existing single storey rear extensions to be demolished). Erection of single storey rear extension to existing boathouse with alterations to fenestration. Reconfiguration of internal access road, relocation of parking area, 8 additional parking spaces and associated landscaping (Re-advertisement, amended drawings)

DOV/21/00318 – Listed Building Consent Application: Works to terrace to include demolition of existing single storey rear extensions and erection of two-storey and single-storey extensions to the rear; insertion of 2 dormer windows; insertion of 2 windows to south-west elevation; alteration of window to ground floor on south-east elevation; internal works to include demolition and erection of new partition walls. Works to former boathouse to facilitate conversion to residential to include erection of single storey rear extension and internal partitions; extension and conversion of existing single storey outbuildings to provide office space/storage

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

7 **APPLICATION NO DOV/21/00402 - LAND SOUTH-WEST OF SANDWICH ROAD, SHOLDEN** (Pages 37-96)

Outline application for the erection of up to 110 dwellings with associated parking and means of access (all matters reserved except for access)

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

8 **APPLICATION NO DOV/21/01113 - LAND REAR OF 20-34 WESTERN ROAD, DEAL** (Pages 97-107)

Erection of 3 detached dwellings with associated landscaping, bin and cycle storage, car parking and vehicular access (existing buildings and part boundary wall to be demolished)

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

- 9 **APPLICATION NO DOV/20/01563 - SUNNYMEADE, NELSON PARK ROAD, ST MARGARET'S-AT-CLIFFE** (Pages 108-112)

Erection of two storey side extension; single storey rear extension; porch canopy; first-floor roof extension with 2 dormer windows and 5 rooflights; flue to side extension; balconies with glass balustrades to front and side elevations; alterations to doors/windows; external cladding; erection of rear retaining wall and extension to side path (existing porch, side facade, rear retaining wall and shed to be demolished)

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

- 10 **APPLICATION NO DOV/21/00677 - 98 GOLF ROAD, DEAL** (Pages 113-118)

Erection of 2 dwellings, formation of new vehicle access and associated parking (existing garage to be demolished)

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

- 11 **APPLICATION NO DOV/21/00150 - FOUR WINDS AND HILLSIDE, POMMEUS LANE, RIPPLE** (Pages 119-130)

Erection of 2 replacement dwellings (existing dwelling-houses to be demolished)

To consider the attached report of the Head of Planning, 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. 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 Services Officer, democraticservices@dover.gov.uk, telephone: (01304) 872303 or email: democraticservices@dover.gov.uk for details.

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