

MINSTER PARISH COUNCIL



The Parish Office
John Spanton Sports Pavilion
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Clerk to the Council: Kyla Lamb - MAAT

13th December 2023

PLANNING, HIGHWAYS AND TRANSPORTATION COMMITTEE

Sir or Madam,

You are hereby summoned to attend a meeting of the Planning, Highways and Transportation Committee which will be held at the John Spanton Sports Pavilion, St Mildreds Road, Minster **at 7.p.m. on Tuesday 19th December 2023**, for the purpose of considering and passing such Resolution or Resolutions as may be deemed necessary or desirable with respect to the matters mentioned in the agenda.

Clerk to the Council

NOTE: Residents and members of the public are cordially invited to attend the meeting of the Committee.

AGENDA

1. APOLOGIES

To receive apologies for absence, if any.

2. MEMBERS' INTERESTS

To register any new interests, or deregistration, by Members.



3. MINUTES

To approve the minutes of the Planning, Highways & Transportation Committee meeting held on 27th November 2023 (**Appendix A**).

4. MATTERS ARISING

To consider any matters arising from the minutes of the meeting held on 27th November 2023.

5. SECTION 106 AGREEMENTS - HERONSBROOK SITE, EDEN GROVE AND HOO FARM

The Clerk will update members with any information received since the last meeting.

6. HIGHWAYS IMPROVEMENT PLAN

Following the Committees meeting with Lezanne Cesar (Kent Highways Community Engagement Officer) via teams the Highways Improvement Plan (HIP) has been updated and she will investigate all the items discussed and report back to the Clerk. **(Updated HIP emailed)**

7. DISCUSSION REGARDING MINSTER PARISH COUNCIL RESPONSES TO THANET DISTRICT COUNCIL AND DECISIONS

The Chairman will update members.

8. BARRATT DAVID WILSON HOMES – LAND WEST OF TOTHILL STREET DEVELOPMENT

The Chairman will update members on any information received since the last meeting.

9. OL/TH/23/1404 - Land On The North Side Of Foxborough Lane RAMSGATE

Outline planning application for the erection of up to 115 dwellings following demolition of 97 Tothill Street with all matters reserved except for access.

The Chairman will update members on any information received since the last meeting.

10. EDEN GROVE – SUNNINGDALE DEVELOPMENT

The Chairman will update members on any information received since the last meeting.

11. HOO FARM DEVELOPMENT

The Chairman will update members on any information received since the last meeting.

12. SOUTHERN WATER- WORKS AND ACTIVITY IN THE PARISH

To receive any updates on works.



13. SEALINK – NATIONAL GRID

To receive any updates on consultations and information on the project.

14. MANSTON AIRPORT DEVELOPMENT CONSENT ORDER

The Chairman will update Members with the current position with the DCO.

15. PROPOSED UPGRADE TO EXISTING RADIO BASE STATION INSTALLATION AT CTIL 10905323 ABBEY FARM, BEDLAM COURT LANE, MINSTER

Members are asked to give a view on the proposal before proceeding with the work.

16. KENT LOCAL FLOOD RISK STRATEGY 2024-2034

Consultation on the draft local strategy opened on 22nd November 2023 and run until 30th January 2024. It was AGREED by Full Council to defer a response to the Planning, Highways and Transport Committee.

17. PLANNING CONSULTANT ENGAGEMENT CRITERIA

Formalise the agreed criteria of planning applications, upon which when fulfilled, a planning consultant will be engaged to assist with preparing a response.

18. PLANNING APPLICATIONS

To consider those planning applications received since the last meeting and in accordance with the decision taken by Council at its meeting on 7 August 2007 (Minute No. 78) to submit observations to the Thanet District Council thereon.

Application(s) for Consideration

CON/TH/23/1623 - Ebbsfleet Farm Jutes Lane Ramsgate Kent CT12 5FH

Application for approval of Condition 3 (Ecological Enhancements) attached to Planning Permission F/TH/21/0307 for the Installation of a 20m high communications tower supporting a 600mm dishes; installation and associated works

CON/TH/23/1565 - Land Adjacent Pouces Manston Road West Minster Kent

Application for approval of Conditions 1 (Landscaping) and 4 (Materials) attached to Planning Permission R/TH/23/0207 for the reserved matters application pursuant to outline application OL/TH/22/0338 for the erection of 1no. dwelling, for consideration of appearance, scale, layout and landscaping.

ENV/TH/23/1553- Hoo Farm 147 Monkton Road Minster Kent CT12 4JB

Application for approval of Condition 3 (Remediation Scheme) attached to Planning Permission F/TH/19/0173 for the erection of 23 no. dwellings following the demolition of existing buildings, with associated parking, open space and landscaping.



FH/TH/23/1541 - The Paddock Way Hill Minster RAMSGATE Kent CT12 4HS

Erection of detached, two storey outbuilding with pitched roof, 1no. dormer and 1 no. casement window to front elevation and three roof lights to rear, together with garage and covered car port at ground floor level and storage above.

F/TH/23/1487 -137 Monkton Road Minster Kent CT12 4EF

Erection of 1No two storey 4-bed detached dwelling and double garage with associated access, parking and landscaping

F/TH/23/1475 - Land On The West Side Of Tothill Street RAMSGATE Kent

Erection of 36no. 2-storey dwellings, with vehicular access onto Tothill Street, and associated landscaping

R/TH/23/1474 - Land On The West Side Of Tothill Street RAMSGATE Kent

Application for the reserved matters of outline permission OL/TH/18/1488 "Outline application for the erection of up to 214no. dwellings, cemetery expansion, and associated access, with all other matters reserved" for the approval of appearance, landscaping, layout and scale of development within phase 2 (81No dwellings).

19. PLANNING DECISIONS

The decisions since the last council meeting will be reported.

20. ENFORCEMENT ISSUES

To consider any other enforcement issues that have arisen since the dispatch of the agenda.

21. LATE APPLICATIONS

To consider any late applications that may be received following the dispatch of the agenda.

The above applications can be viewed online at:-
<https://planning.thanet.gov.uk/online-applications/>

