



# Broadstairs & St. Peter's Town Council

PLANNING COMMITTEE – **MONDAY 3 NOVEMBER 2025**

PLANS FOR CONSIDERATION

TDC PLANNING LISTS **41/25** NOTES FOR MEMBERS

- [1] Each application will be placed before the next Town Council Planning Committee. If you wish to reserve an application for consideration and recommendation at the next Town Council Planning Committee meeting, please let the office know as soon as possible and no later than the deadline in the accompanying email.
- [2] Only those applications denoted with **CTE** will at this stage go before the Thanet District Council Planning Committee. All other applications may be determined under delegated powers, by the Officers.

	<b>Planning Application Number</b>	<b>Location of Application</b>	<b>Ward</b>	<b>Application Details</b>
1	25/0998/ML	21 Kings Avenue Broadstairs CT10 1DJ	Bradstowe	Alterations to roof from hip to gable, erection of 1no. dormer to rear to facilitate a loft conversion, together with erection of single storey rear extension and 3no. rooflights to front



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1	25/1024/VKB	23 Walmsley Road Broadstairs CT10 2BH	St Peter's	Change of use from a C3 residential dwelling (single-family house) to a C4 House in Multiple Occupation (HMO)
2	25/0989/DR	5 Rosetower Court Broadstairs CT10 3BG	Beacon	Erection of a first floor rear extension with alterations to roof together with erection of front porch
3	25/1013/DR	58 Stanley Road Broadstairs CT10 1BN	Bradstowe	Erection of a single storey rear extension following demolition of existing garage and extension
4	25/1007/GD	8 Percy Avenue Broadstairs CT10 3LB	Kingsgate	Change of use from cafe [Use Class E] to cafe, bar and restaurant (sui generis)
<b>TREES</b>				
5	TCA/25/1076/MM	6 Vicarage Street Broadstairs CT10 2SG	St Peter's	2 No Sycamore (T1, T2) - Re pollard back to previous points, both at 15 metres high currently taken down to 7.5 metres to old points, 1 No ash (T3) - Re pollard back to previous points, currently standing at 15 metres high taken down to 7.5metres to old points, 1No Yew (T4) - Crown lift over rear garage by 1 metre, 1No Holly (T5) - Crown lift over rear garage by 1 metre and 2.5 metre reduction all round.



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6	TPO/25/1081/MM	24 Harrow Dene Broadstairs CT10 2XF	St Peter's	B/TPO/2(1971) A1 - 1 No Olive Tree (T1) - Crown reduce by 2-3 metres in height and shape sides accordingly. 1No Conifer (T2) - Crown reduce Conifer tree by 2-3 metres in height and shape.



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1	25/1037/GD	Former Homebase 1 Westwood Gateway Margate Road Broadstairs CT10 2QU	St Peter's	Subdivision of existing unit to create 2no. retail units together with external alterations to facilitate this including partial demolition of the existing building and removal mezzanine level and delivery canopy, installation of shop fronts, feature signage frame and extension to canopy, new means of enclosure to external display area, creation of holding area and forklift truck shed, changes to parking configuration, provision 2no. trolley corrals and associated works.



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1	25/1103/DR	Flat 7 Naldera Cliff Promenade Broadstairs CT10 3QY	Kingsgate	Erection of a garage together with erection of balcony to first floor with alterations to fenestration
2	25/0937/DR	74 Albion Road Broadstairs CT10 2UR	St Peter's	Formation of vehicular access
3	25/1031/GD	16 Oaklands Avenue Broadstairs CT10 2SQ	St Peter's	Erection of a single storey side and rear extensions following demolition of existing garage
<b>TREES</b>				
4	TPO/25/1088/MM	16 Kingsgate Avenue Broadstairs CT10 3QP	Kingsgate	TH/TPO6(1992) - 11 No Sycamore (T1, T2, T4, T7, T8, T9, T10, T11, T12, T13, T14) - Crown reduce by 4-5 meters. 3No Beech (T6, T5, T15) - Crown reduce by 4-5 meters.