



Broadstairs & St. Peter's Town Council

PLANNING COMMITTEE – **MONDAY 1 JUNE 2026**

PLANS FOR CONSIDERATION TDC PLANNING LISTS **19/26** 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.

	Planning Application Number	Location of Application	Ward	Application Details
1	26/0410/VKB	Shore House Cliff Road Broadstairs CT10 3QZ	Kingsgate	Erection of first floor extension and alterations to annexe roof, together with alterations to fenestration, insertion of rooflights, installation of first floor rear roof terrace following alterations to existing ground floor projection, insertion of juliette balcony to rear, and formation of pond
2	26/0036/MH	Flat 5 Balmoral Mansions 27 Albion Street Broadstairs CT10 1LU	Bradstowe	Erection of replacement dormer to facilitate the creation of a roof terrace and extension to existing dormer on side elevation, following removal of 2no. chimneys.
3	26/0416/DR	23 Grafton Road Broadstairs CT10 3DN	Beacon	Erection of a front porch and erection of a two storey rear extension with internal alterations following demolition of existing rear extension
4	26/0315/ML	17 Old Green Road Broadstairs CT10 3BP	Beacon	Erection of a single storey rear extension linking the garage to the dwellinghouse



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5	26/0437/MH	Waterloo Shelter Viking Bay Harbour Street Broadstairs	Bradstowe	Erection of two storey building including first floor terrace, for use as a cafe, changing rooms and sauna facilities (Use Class E)
6	26/0393/MH	Flat 5 12 Victoria Parade Broadstairs CT10 1QS	Viking	Replacement of window with a glass juliet balcony incorporating aluminium bi-folding doors to the 4th floor front elevation
7	26/0443/MH	28 Wardour Close Broadstairs CT10 1LB	Bradstowe	Erection of single storey side extension, following demolition of existing wrap-around single storey extensions and garage
TREES				
8	TCA/26/0460/MH	2 Dominic Court Broadstairs CT10 2TW	St Peter's	1 No. Ash tree (T1) - 3 metre crown reduction. Works to be carried out to maintain the size of the tree in the setting.



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	Planning Application Number	Location of Application	Ward	Application Details
1	26/0446/DR	4 Convent Road Broadstairs CT10 3BE	Beacon	Erection of dormer to front roof slope, replacement of roof to existing garage with gable end pitched roof and replacement of rainwater goods
2	26/0452/DF	12 Whitfield Avenue Broadstairs CT10 3HX	Beacon	Erection of a single storey rear extension, raising of the existing lean to roof and erection of a rear dormer



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PLANNING COMMITTEE – **MONDAY 1 JUNE 2026**

PLANS FOR CONSIDERATION TDC PLANNING LISTS **21/26** NOTES FOR MEMBERS

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	Planning Application Number	Location of Application	Ward	Application Details
1	26/0200/VKB	Flat 2 39 Albion Street Broadstairs CT10 1NE	Bradstowe	Replacement of existing windows and doors to ground floor flat, together with installation of rooflights
2	R/26/0389/EF	Former British Gas Holders Site Northdown Road Broadstairs CT10 2UW	St Peter's	Application for reserved matters pursuant to outline permission OL/TH/23/1552 for the erection of 65no dwellings, for the approval of scale, appearance and landscaping
3	Variation 26/0471/DR	19 Cornwallis Gardens Broadstairs CT10 1DW	Bradstowe	Variation of condition 2 and 3 of planning permission FH/TH/22/0782 for the "Erection of single storey side extension following demolition of existing garage" to allow alterations to window at front elevation with changes to render and roof tiles
4	L/26/0316/DF	Stone Lodge North Foreland Road Broadstairs CT10 3NJ	Bradstowe	Application for listed building consent for removal of partition wall, plasterboard to walls and ceilings, skirting boards, architrave and flooring



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PLANS FOR CONSIDERATION
TDC PLANNING LISTS **22/26** NOTES FOR MEMBERS

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	Planning Application Number	Location of Application	Ward	Application Details
1	26/0492/VKB	61 Lanthorne Road Broadstairs CT10 3LX	Bradstowe	Erection of two storey front extension, first floor side extension, and ground floor side extension, together with extension of first floor balcony, alterations to existing roof, materials and fenestrations, and formation of green roofs
2	26/0420/GD	Little Upton Vale Road Broadstairs CT10 2JJ	Viking	Erection of a detached, single storey, pitched roof, outbuilding including alterations to convert gable ended pitched roof to a hipped ended roof and lowering of the ridge line
3	26/0528/MH	108 Park Avenue Broadstairs CT10 2EZ	Viking	Erection of a single storey flat roof extension to the front elevation
4	26/0408/MH	28 Carlton Avenue Broadstairs CT10 1AQ	Bradstowe	Erection of a first floor extension, replacement of rear bay window with single storey extension with balcony above, alterations to fenestration, erection of new roof to rear outbuilding, including changes to external materials and formation of vehicular access to provide off street parking, including excavation of front garden.



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	Planning Application Number	Location of Application	Ward	Application Details
5	26/0476/AH	Hewden Hire Centre 22 St Peters Park Road Broadstairs CT10 2BL	St Peter's	Variation of condition 2 of planning permission F/TH/23/0693 "Erection of a three storey building containing 2 commercial units (class E) and 5 two bed self contained flats following demolition of existing" to allow installation of Juliette balconies at first and second floor level to rear
6	26/0326/EF	Land To The North Of Fairlawn Road And The West Of Northwood Road Broadstairs	St Peter's	Erection of 4no two storey 4-bed semi-detached dwellings and 2no two storey 3-bed detached dwellings together with associated access, landscaping and parking
7	26/0524/DR	45B Fitzroy Avenue Broadstairs CT10 3LS	Kingsgate	Erection of single storey front extensions together with aluminium cladding to the ground floor front elevations and roofs together with replacement porch
TREES				
7	TPO/26/0491/MM	14 Fitzroy Avenue Broadstairs CT10 3LS	Kingsgate	TH/TPO/18(1988)A1 - 2No Holmoak (T1 and T2) - Crown reduce the canopy by 3 m from the tips where they overhang property and raise the crown by approximately 2 m to match the level of the crown on the other side of the fence.
8	TPO/26/0536/MM	14 Fitzroy Avenue Broadstairs CT10 3LS	Bradstowe	TH/TPO/18(1988)A1 - 2No Holmoak (T1 and T2) - Crown reduce the canopy by 3 m from the tips where they overhang property and raise the crown by approximately 2 m to match the level of the crown on the other side of the fence.