

## THE DEVELOPMENT AND PLANNING COMMISSION AGENDA

Agenda for the 10th meeting of 2016 to be held at The Charles Hunt Room, John Mackintosh Hall on 25th October 2016 at 9.30am

Mr P Origo (Chairman)  
(Town Planner)

The Hon Dr J Garcia  
(Deputy Chief Minister)

The Hon Dr J Cortes  
(Minister for Environment & Health)

Mr H Montado  
(Chief Technical Officer)

Mr G Matto  
(Technical Services Department)

Mrs D Smith  
(Gibraltar Heritage Trust)

Mr J Collado  
(Land Property Services)

Dr K Bensusan  
(Gibraltar Ornithological & Natural History Society)

Mr C Viagas

Mr P Naughton-Rumbo  
(Deputy Town Planner)

Mrs J Howitt  
(Environmental Safety Group)

Mr W Gavito  
(Rep Commander British Forces, Gibraltar)

Mrs M Brittenden  
(Minute Secretary)

Approval of Minutes of the 9<sup>th</sup> meeting of 2016 held on 28 September 2016.

### Matters Arising

1. **F/14294/16G** Aerial Farm South Plot, Devil's Tower Road -- Proposed re-levelling of existing site and construction of two new warehouse/garage units and external parking area.

*Consideration of revised plans*

*GoG Project*

### Other Developments

2. - **F/14134/16** Villa Bernadette, 23 South Barrack Road -- Proposed carport to residence.

3. **O/14374/16** 2 Hospital Ramp -- Proposed redevelopment of existing property for the construction of a new block of 9 residential apartments on three floors over a new parking garage all to bear on an existing ARP shelter to be converted into storage cubicles.

*Objectors and applicant to address Commission.*

4. **O/14425/16** 22/2 College Lane -- Proposed construction of a new enclosure to access an existing roof terrace and the construction of a new studio apartment with covered terrace.

5. **F/14437/16** G26 Europa Business Centre, Queensway -- Proposed erection of building to be used as a warehouse and associated usage.

6. **O/14469/16** 5 Mount Pleasant, 25 South Barrack Road -- Proposed open air car port/parking facility to provide two car parking spaces and the installation of a DDA compliant ramp.

7. **F/14520/16** 6 Straits View Terrace, Europa Point -- Proposed construction of two new flats.

*Follows on from outline permission*

*Applicant to address the Commission.*

8. **F/14550/16G** King's Wharf Roundabout -- Proposed installation of

monument to women on existing roundabout.

9. **A/14417/16** Abacus Financial Services, 5 Crutchett's Ramp -- Proposed installation of office signage.  
*Request by applicant to reconsider sub committee's decision*
10. **N/14554/16G** Four Corners, Winston Churchill Avenue --Proposed relocation of 23 Palm Trees, removal of 45 trees and planting of 45 new trees in compensation.  
*MOD Project*
11. **F/13897/15** 9 South Pavilion Road -- Proposed conversion of rough plot of land into garden area.  
*To report on the unauthorised removal of an olive tree.*
12. **F/14421/16G** Public Highway, Tank Ramp -- Retrospective application for the installation of a disabled ramp.  
*GoG Project*
13. **F/14443/16** 7 Chusan House, Varyl Begg Estate -- Retrospective application for the installation of two air conditioning units.  
*Referred by Subcommittee*
14. **Ref 1196** Crown Pharmacy, 4 Casemates Square – Proposed external tables and chairs.

#### **Minor Works– not within scope of delegated powers**

**(All applications within this section are recommended for approval unless otherwise stated).**

15. **F/14448/16** Admiralty Tunnel, 77 Queensway -- Proposed installation of additional server centres with cooling equipment inside tunnel complex.  
*Subject to clearance from Department of Environment*
16. **F/14489/16G** South West Corner, Four Corners, Winston Churchill Avenue – Proposed construction of 3 x three storey apartment blocks comprising 6 flats per block.  
*MOD Project*

## Applications Granted by Sub Committee under delegated powers (For Information Only)

NB: In most cases approvals will have been granted subject to conditions.

17. - **BA13126** 13 Chicardo's Passage -- Consideration of revised plans to provide a single pitched roof and details of shutters.
18. **BA13514** 4 - 10 Police Barrack's Lane -- Consideration of request to extend validity of Outline Planning Permit for four townhouses for an additional year.
19. **BA13619** 2 Rosia Cottages Rosia Road -- Retrospective consideration for request to demolish perimeter wall to enable construction works to commence and rebuilding of wall in same location once works are completed and consideration of installation of sky lights.
20. **BA13732** 26 John Mackintosh Square -- Consideration of 'as built' drawing including details of signage.
21. **F/13845/15** Flat 17, Ground Floor, Rocio House -- Consideration of revised proposals for the conversion of a window to door as requested by the Commission.
22. **F/13919/15** Piccadilly Bar, Rosia Road -- Proposed replacement of existing awnings with new fixed roof with vertical roller fabric sides.
23. **F/13997/16** Elkington House, 2 South Barrack Ramp -- Consideration of revised plans for amendments to approved staircase and roof terrace as well as consideration of roof tile sample and colour scheme.
24. **F/14102/16** 5/7A Charles V Ramp -- Consideration of minor amendments to approved plans for the construction of a new swimming pool.
25. **F/14275/16** 203 Peninsular Heights, Harbour Views Road -- Consideration of amended plans to install timber fencing around patio wall.
26. **F/14312/16** 24 Road To The Lines -- Consideration of revised plans to comply with fire regulations and complaints of neighbour.
27. **F/14328/16** 105 Ocean Heights -- Proposed internal alterations including installation of mezzanine floor.
28. **F/14433/16** 716 Seashell House, Beach View Terraces -- Proposed internal alterations.
29. **F/14438/16** 4/11 Bado's Passage -- Retrospective application for installation of shed on roof terrace.
30. **F/14440/16** Unit 37/A/2 Engineer Lane -- Proposed fit-out of premises including installation of new mezzanine level for new

catering/takeaway/restaurant premises.

31. **F/14449/16** 19, 20, 22, 24 & 26 Seashell House, Beach View Terraces -- Proposed installation of timber fences on podium patios.
32. **F/14450/16** 6 Seagull Lodge, Mons Calpe Mews -- Proposed internal alterations.
33. **F/14455/16** 135 Main Street -- Request to consider original drawings with no planters on first floor cornice.
34. **F/14457/16** 340 Water Gardens, Waterport Wharf -- Proposed internal alterations.
35. **F/14461/16** 141 Peninsular Heights, Harbour Views Road -- Retrospective application for the installation of a wooden pergola build on terrace.
36. **F/14464/16** 140 Peninsular Heights, Harbour Views Road -- Retrospective application for the installation of a wooden pergola build on terrace.
37. **F/14467/16** The Elliott Hotel, 2 Governors Parade -- Proposed refurbishment of the hotel including all rooms, corridors, roof top and façade.
38. **F/14468/16** 286 Main Street -- Refurbishment and conversion of shop to hair & beauty salon including installation of new shopfront and advertisements.
39. **F/14471/16** Unit 18 Glacis Road, Royal Ocean Plaza, Ocean Village -- Proposed subdivision of existing commercial premises into two and the installation of air conditioning units.
40. **F/14472/16** Retail Unit, Mons Calpe Mews -- Proposed fit-out of vacant retail unit.
41. **F/14474/16** 106 Seashell House, Beach View Terraces -- Proposed installation of glass curtains.
42. **F/14476/16** 3 Gowland's Ramp -- Proposed replacement of existing parapet wall with glass balustrading.
43. **F/14479/16** Flat 15b Elliott's Battery, Elliott's Close -- Proposed enclosure of existing balcony and installation of window.
44. **F/14480/16** Leanse Place, 50 Town Range -- Proposed refurbishment of entrance hall to building.
45. **F/14482/16** 4 Cumberland Place, Cumberland Steps -- Proposed internal alterations.
46. **F/14484/16** 741 Europort, Europort Road -- Proposed internal alterations.
47. **F/14485/16G** Rear of A&E Block 1, St. Bernard's Hospital Harbour Views Road -- Proposed construction of entrance canopy and

installation of illuminated signage.

48. **F/14487/16** 207 Barbary View, Royal Ocean Plaza, Ocean Village -- Proposed installation of glass curtains.
49. **F/14488/16** Coviran Supermarket, 17a Devil's Tower Road -- Proposed redecoration of existing metallic sheeting and metal doors to Devil's Tower Road façade and removal of existing glazed ceramic tiling and rendering in beige/magnolia external render.
50. **F/14490/16** 1106 Royal Ocean Plaza, Ocean Village, Ocean Village Avenue -- Retrospective application for internal alterations.
51. **F/14492/16** Unit 101 World Trade Centre, 6 Bayside Road -- Proposed internal fit-out restaurant.
52. **F/14494/16** Dusk Bar, Leisure Island, Ocean Village -- Proposed minor extension to male toilets to enable the installation of four additional urinals.
53. **F/14496/16** Laguna Estate -- Proposed installation of telecommunication cabinet and construction of plinth and manhole and laying ducts (approx. 3m).
54. **F/14498/16** 2/1 Cumberland Steps -- Proposed conversion of basement into self-contained apartment with beautified external communal access.
55. **F/14500/16** 508 Viking Lodge, Mons Calpe Mews -- Proposed internal alterations.
56. **F/14501/16** 406 Abyla Lodge, Mons Calpe Mews -- Proposed internal alterations and installation of glass curtains (N.B. Only internal alterations approved).
57. **F/14502/16** 203 Mayflower, Both Worlds Sir Herbert Miles Road -- Proposed internal alterations.
58. **F/14503/16** World Trade Centre, 6 Bayside Road -- Proposed installation of Gibtelecom data centre situated at first floor, proposed installation of electrical sub-station at ground floor and installation of seven sets of air condensing units on the flat new space accessed at 6th floor.
59. **F/14505/16** Eurosuites 4.3.01 and 4.3.02, Eurotowers -- Proposed internal alterations.
60. **F/14508/16** 707 Viking Lodge, Mons Calpe Mews -- Proposed internal alterations and installation of air conditioning unit.
61. **F/14510/16** 4 Collingwood Tower, Brympton -- Proposed internal alterations.

62. **F/14511/16** 807 Sand Dune House, Beach View Terraces -- Proposed installation of glass curtains.
63. **F/14512/16** 119 Seashell House, Beach View Terraces -- Proposed installation of glass curtains.
64. **F/14513/16** 210 Peninsular Heights, Harbour Views Road -- Proposed installation of glass curtains.
65. **F/14516/16** 8 Grafton House, Ordnance Wharf, Queensway -- Proposed installation of glass curtains.
66. **F/14518/16** 11 St Peters Close, Sir Herbert Miles Road -- Proposed installation of glass curtains.
67. **F/14521/16** 405 Viking Lodge, Mons Calpe Mews -- Proposed internal alterations and installation of glass curtains (N.B. Only internal alterations approved).
68. **F/14522/16** 7 St Christopher's Court -- Proposed internal alterations and conversion of door to window.
69. **F/14528/16** 8A/10 Bishop Rapallo's Ramp -- Proposed refurbishment of retail unit.
70. **D/14491/16G** Asset No. 0451 Squash Court, Four Corners, Winston Churchill Avenue -- Proposed demolition of single storey squash court.
71. **A/14544/16G** Various Locations -- Placement of promotional interactive boards for the Gibunco Gibraltar International Literary Festival.
72. **N/14373/16** Calpe Rowing Club, 6 Europort Road -- Removal of four Italian Cypress trees and replacement with row of seven Mexican Fan Palms
- Previously the DOE recommended that the four Italian Cypress trees to be removed should be replaced with four or more Pencil Cypress Trees. The DOE have since undertaken a reassessment and now recommend that the Italian Cypress Trees should be replaced with a row of seven Mexican Fan Palms on the basis that they would be far more suited to the planter and the site.*
73. **N/14509/16** SG Hambros Bank -- Proposed pollarding of three trees to original pollard point in front of offices and proposed crown reduction of tree other trees in front of car park.
- These are mature and attractive trees that have suffered from suboptimal pruning practices. It has therefore been recommended to pollard the trees and then maintain them through careful pruning in order to provide a single, merged canopy.*
74. **N/14534/16** Bishop Fitzgerald School, Europort Avenue -- Proposed

removal of two Ficus trees and an Araucariadue tree.

*These are three trees that have been planted in small and narrow planters that are completely unsuitable for the species. It is considered that the trees will eventually either destroy the planters or topple over, and either way, it is considered to constitute a safety hazard, and as such it is recommended to remove and replace with small shrubs.*

75.     **REF 1196**

La Chacuterie, John Mackintosh Square -- Consideration of request for tables and chairs.

76. -

Any other business

Paul Naughton-Rumbo

Secretary to the

Development and Planning Commission