

THE DEVELOPMENT AND PLANNING COMMISSION

AGENDA

Agenda for the 4th meeting of 2026 to be held remotely via video conferencing on 23rd April 2026 at 9.30am

Mr P Naughton-Rumbo (Chairman)
(Town Planner)

The Hon Dr J Garcia
(Deputy Chief Minister)

The Hon Dr J Cortes
(Minister for Education, the Environment and Climate Change)

Mr H Montado
(Chief Technical Officer)

Mr G Matto

Mrs C Montado
(Gibraltar Heritage Trust)

Mr K De Los Santos
(Land Property Services)

Dr K Bensusan
(Gibraltar Ornithological & Natural History Society)

Mr C Viagas

Mrs J Howitt
(Environmental Safety Group)

Mr C Freeland
(Rep Commander British Forces, Gibraltar)

Mr C Key
(Deputy Town Planner)

Mr J Neale
(Minute Secretary)

Approval of Minutes

1. Approval of Minutes of the 3rd meeting of 2026 held on 19th March 2026.

Matters Arising

2. None

Major Developments

3. **F/19591/25** The area of land and sea located between Eastern Beach and Catalan Bay, known as "The Eastside" -- Proposed coastal protection works, reclamation and marina structures.

Consideration of request to temporarily vary Condition 29 of Planning Permission No. 9239 to allow 24 hour working operations associated with the coastal protection works.

Other Developments

4. **F/19441/24** Cormorant Camber Boat Owner's Club Marina -- Proposed new berth extension.
5. **F/19557/25** Frontage Of Tradewinds Complex, Bayside Road -- Proposed construction of timber effect planters similar to those at Ocean Village and construction of timber fence on-top of existing planter walls.
6. **F/19833/25** 15 Scud Hill -- Proposed refurbishment and extension including proposed garage at ground floor level.
7. **F/19963/25** 1 Europa Pass Battery, Europa Road -- Proposed installation of plunge pool at ground floor and installation of pergola on first floor terrace.
8. **F/20212/26G** The Mount, 15 Europa Road -- Proposed refurbishment and alterations of the main residence building and conversion into a boutique hotel.

GoG Application
9. **F/20251/26** West from No. 3 Jetty to Western Arms, North Mole via main North Mole Road -- Proposed upgrade and diversion of the existing fuel pipework infrastructure network, together with construction of a larger pump room.
10. **MA/20105/25** 69C and D Prince Edwards Road -- Proposed extension and

alterations to residence.

Consideration of Minor Amendments including:

- *omission of previously approved setback from main façade;*
- *expansion of light well;*
- *incorporation of French windows and Juliett balconies; and*
- *addition of pitched roof added to roofscape of proposed extension with small chimney/flue added to family room.*

Minor and Other Works– not within scope of delegated powers

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

11. **F/18263/22** 29-33 Governor's Parade -- Proposed residential development comprising commercial areas, stores and ancillary facilities including a new swimming pool, gym and passenger lift.

Consideration of request to renew Planning Permission No. 8602 for an additional year.
12. **O/20178/26** 1 Camp Bay Cottage, Rosia Road -- Proposed extension and alterations to existing dwelling.
13. **F/20228/26** Junction of Signal Station Road and Rock Gun Road -- Partial retrospective construction of a small booster pumping station to provide potable water supply to service the needs for the Cable Car Station.

Recommended for approval subject to conditions requiring a natural stone cladding, a green or sedum roof and for the applicant to obtain a Licence under the Nature Protection Act.
14. **BA13021** Albany House, Town Range -- Proposed demolition.

Consideration of request to renew Demolition Permission No. 5996 Rev B.
15. **D/20145/26G** Devil's Tower Camp, Devil's Tower Road -- Proposed demolition of former military office / stores building and creation of a landscaped dog training compound area.

MoD Project

Applications Granted by Sub Committee under delegated powers (For Information Only and Not For Discussion)

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

16. **F/15468/18** Victory Suites, Redroofs, 29 Devils Tower Road, Lady Williams Centre & Anes Site, Gibraltar -- Proposed construction of a 10 x storey hotel/ aparthotel.
- Consideration of request to relax the Building Control Regulations in respect of Reasonable Access.*
17. **F/17710/21** Flat 4, 251 Main Street -- Proposed minor alterations to apartment and change of windows.
18. **F/18592/22** 1/7 Bayside Road -- Proposed ground plus twelve-storey residential building with associated car park and amenities plus a commercial unit (Class A1, A2 and A3) on the ground floor.
- Consideration of colour finishes and samples to discharge Conditions No's. 4, 5 and 6 of Planning Permission No.8832*
19. **F/19064/24** Flat 13, 52 St. Jago's, Town Range -- Proposed extension of residential dwelling onto covered patio.
- Consideration of Request to relax the Building Control Regulations in respect of minimum head height.*
20. **F/19744/25** 10 Shrine Walk, Europa Walks Estate -- Proposed extension of existing terrace.
21. **F/19947/25** Flat 1, 46 City Mill Lane -- Proposed extension, installation of lift and renovation of property.
- Consideration of PV panels and associated documentation to discharge Condition 7 of Full Planning Permission No. 9545.*
22. **F/20017/25** 12/4 Parliament Lane -- Proposed minor alterations/refurbishment including small extension enclosed with glass curtain feature.
23. **F/20049/25** M106, Block M, Hassan's Centenary Terraces -- Proposed installation of two x pergolas within Balconies.
- Consideration of colour scheme to discharge Condition No. 2 of Planning Permission No. 9596.*
24. **F/20064/25** M107, Block M, Hassan's Centenary Terraces -- Proposed installation of two x pergolas within Balconies.
- Consideration of colour scheme to discharge Condition 2 of Full Planning Permission No. 9595.*
25. **F/20114/25** 16 South Walk, Europa Walks -- Proposed installation of balcony/terrace area over back patio and retrospective installation of air conditioning units.

26. **F/20126/25** Prior Park School -- Proposed installation of air conditioning VRV system.
Consideration of colour sample to discharge Condition No. 2 of Planning Permission No. 9598.
27. **F/20134/25** Flat 2, 3 Hospital Steps -- Proposed internal renovation and replacement of balcony doors.
28. **F/20150/26** Flat 7, 43 Governor's Street -- Proposed renovation to residential premises and replacement windows.
29. **F/20173/26** The Rotunda, R29, Ragged Staff Wharf, Queensway Quay -- Proposed conversion of a vacant commercial area at ground level below the podium garden area and change of use to Class A3 (food and drink) to provide a wine bar with external seating.
30. **F/20179/26** 10 Highcliffe House, The Cliftons -- Proposed installation of glass curtains.
31. **F/20184/26** 11 John Mackintosh Square -- Proposed refurbishment of commercial unit including replacement signage.
32. **F/20188/26** 901, Block 3, Europlaza -- Proposed installation of additional window.
33. **F/20196/26** 2 Honeysuckle House, Waterport Terraces -- Retrospective application for the replacement of balcony door to a sliding door.
34. **F/20198/26** Unit 1, 1 Lynch's Lane -- Proposed conversion of office/clinic premises into residential units.
35. **F/20201/26** 610 West One -- Proposed installation of glass curtains.
36. **F/20202/26** 28 Trafalgar Heights, 50 Europa Road -- Proposed installation of glass curtains.
37. **F/20205/26** 9 Trafalgar Heights, 50 Europa Road -- Proposed installation of glass curtains.
38. **F/20206/26** 108 Sand Dune, Beach View Terraces -- Retrospective application for the installation of glass curtains.
39. **F/20217/26** University of Gibraltar, 12 Harding's Road -- Proposed change of use to convert vacant restaurant (ClassA3) into a university learning space (Class D1).
40. **F/20244/26G** Four Corners Estate -- Proposed conversion of existing stores into offices.

MoD Project

41. **A/20080/25** Café Louis, 186 Main Street -- Proposed installation of sandwich board.
42. **A/20163/26** Fencing by Cathedral Square and Ragged Staff Roundabout -- Proposed installation of banners to advertise the Gibraltar Wine Festival.
43. **A/20234/26** Unit 3 The Boardwalk, Tradewinds -- Proposed installation of hoarding signage.
44. **A/20235/26** 1 Cormorant Wharf, 4/5 Ragged Staff Wharf, Queensway Quay -- Proposed installation of hoarding signage.
45. **A/20236/26** Fencing by Cathedral Square, Ragged Staff Roundabout and Morrisons Roundabout -- Proposed installation of banners to advertise Bonkers St Patrick's Day event in Ocean Village.
46. **A/20257/25** Rock Gardens, 27 Gardeners Road -- Proposed installation building signage.
47. **MA/20186/26G** The Sunrise Hostel and DH Ceramics Store, 78 -- 82 Devils Tower Road -- Proposed refurbishment and extension of the building.

Consideration of Minor Amendments including:

- *addition of small windows at third floor level on the east and west elevations.*

GoG Application

48. **MA/20190/26G** 80A Queensway Road -- Proposed fit-out of the existing shell and core first floor level to provide 5 x self-contained offices and associated works.

Consideration of Minor Amendments including:

- *external works associated with the entrance to the office; and*
- *provision of a generator room to meet the building's electrical demand.*

GoG Application

49. **Any other business**

Chris Key
Secretary to the
Development and Planning Commission