

## THE DEVELOPMENT AND PLANNING COMMISSION

### AGENDA

Agenda for the 7th meeting of 2020 to be held on 4<sup>th</sup> September 2020 at 9.30am (this meeting will be held remotely via video conferencing).

Mr P Origo (Chairman)  
(Town Planner)

The Hon Dr J Garcia  
(Deputy Chief Minister)

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

Mr H Montado  
(Chief Technical Officer)

Mr G Matto  
(Technical Services Department)

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 M Cooper  
(Rep Commander British Forces, Gibraltar)

Mr P Naughton-Rumbo  
(Deputy Town Planner)

Mr R Borge  
(Minute Secretary)

## Approval of Minutes

1. Approval of Minutes of the 5<sup>th</sup> meeting of 2020 held on 17th July 2020 and the 6<sup>th</sup> meeting of 2020 held on 23rd July 2020

## Major Developments

2. **F/16601/19** Europa Walks Estate -- Proposed construction of seven new residential villas, 15 townhouses, and a four storey block of flats with 1 x two bedroom units, 1 x one bedroom units and 3 x three bedroom units, as well as a landscaped podium, swimming pool and associated parking, with an additional landscaped communal pool, recreational area and a commercial shop / bar adjacent.  
*Follows on from Outline*  
*Applicant to address Commission*
3. **F/16873/20G** 1 Bishop Caruana Road -- Proposed new elderly care nursing home to cater for 182 beds.  
*GoG Application*
4. **Ref 1281/54** Line Wall Road – Proposed resurfacing and improvements  
*GoG Project*  
*For DPC comments*

## Other Developments

5. **F/15897/18** Forbes, Ex Ready Mix Site, Devil's Tower Road -- Proposed mixed-use multi-storey development.  
*Consideration of request to temporarily extend construction hours during the summer months.*  
*Objector and applicant to address Commission.*
6. **F/16259/19** House 6, 8 Naval Hospital Hill -- Proposed alterations and refurbishment of property including extension to rear.
7. **F/16437/19** House 1, 8 Naval Hospital Hill -- Proposed alterations and refurbishment of property including extension to rear.
8. **F/16761/20** House 4, 8 Naval Hospital Hill -- Proposed alterations and refurbishment of property including extension to rear.
9. **F/16762/19** House 3, 8 Naval Hospital Hill -- Proposed alterations and refurbishment of property including extension to rear.
10. **F/16889/20** House 2, 8 Naval Hospital Hill -- Proposed alterations and refurbishment of property including extension to rear.

## Minor and Other Works– not within scope of delegated powers

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

11. **F/14917/17** Flat 22, Rosia Court, 21-23 Rosia Road – loft conversion to include a master bedroom/ensuite and rear extension over existing kitchen to include a bathroom – request for relaxation of Building Regulations.
12. **F/16868/20G** Prince Edward's Gates -- Proposed installation of 'Old Soldier's View' street art mural.
13. **F/16869/20G** Department of Education, Queensway – proposed installation of street art mural "Touch The Earth Gently For All Is Connected"
14. **D/16917/20** Europa Walks Estate -- Proposed demolition of low-rise structures and free standings walls.

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

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

15. **F/15002/17** 91 Main Street, Gibraltar -- Proposed redevelopment of the site including the retention of the Main Street Façade to provide a new building for commercial, office and residential uses.
16. **F/16795/20** 5 Baca's Passage -- Extend partially over the existing terrace; make internal alterations and generally refurbish the existing property.
17. **F/16827/20** 4 College Lane and 160-164 Main Street -- Proposed refurbishment of building facades and shutters, replacement of leaves of wooden windows along College Lane façade of building and waterproofing of roof and terraces.
18. **F/16840/20** 2-2/4 Scud Hill -- Proposed basement extension, internal alterations and construction of terrace.
19. **F/16866/20** 31 - 32 New Passage -- Proposed internal alterations and replacement of windows.
20. **F/16883/20** Gibraltar Botanic Gardens, The Alameda -- Proposed installation of balustrade.
21. **F/16884/20** Gibraltar Botanic Gardens, The Alameda -- Proposed installation of railings.
22. **F/16885/20G** Ragged Staff -- Proposed removal of tree stump, repair wall and construction of planter.  
*GoG Application*
23. **F/16893/20** 504, 505 and 510 Royal Ocean Plaza -- Proposed amalgamation of three residential units.

24. **F/16898/20** 14 Cemetery Road -- Proposed new entrance to existing first floor apartments.  
*Follows on from Outline Application.*
25. **F/16903/20** 45/2 South Barrack Road -- Proposed refurbishment of apartment and change of windows.
26. **F/16909/20** 7 Lake Ramp Buena Vista estate -- Carry out proposed basement works, minor alterations and general refurbishment of residence
27. **F/16913/20** 3 St Christopher's Court, St Christopher's Alley -- Proposed ground and first floor extension with internal and external alterations.
28. **F/16933/20** House 8, 8 Naval Hospital Hill -- proposed extension, alterations and refurbishment of property (internal works)
29. **F/16934/20G** Frontier -- concrete plinth, installation of guard rail, installation of proposed proprietary cabin to replace existing
30. **F/16974/20** 18 Winston Churchill Avenue -- temporary installation of floodlights on west stand
31. **D/16983/20** 18/22 South Barrack Ramp -- residential building loadbearing masonry walls, timber floors and roof2 floors
32. **A/16962/20** George Don gates, Gibraltar Botanic Gardens, Grand Parade entrance -- two banners, one on each side of the main gates, advertising the alameda wildlife conservation park and the botanic gardens, to rotate to advertise any events etc. That may take place.
33. **A/16973/20** 15 Queensway Quay old "the landings" restaurant -- new illuminated letterset signage
34. **A/16978/20** Main Street by post office -- banner
35. **A/16979/20** Waterport roadway, north mole road, Queensway -- lamp post banners
36. **N/16932/20G** The Convent 304 Main Street  
*This was a Cupressus Sempervirens Pyramidalis that was thought to be dead. The tree was assessed and confirmed that it was dead and should be removed.*
37. **N/16949/20G** Engineer lane gardens -  
*GoG application*  
*This was an application in respect of a wild Olive tree to remove limbs that lean over a patio. The tree was of average form with a lean over an adjacent patio. The tree does not pose a serious danger but would benefit from balancing. The crown should be cleaned and some of the outer limbs on the west side removed.*

38. **MA/16642/20** 6 Poca Roca Upper Rock -- proposed demolition of existing house and construction of new residence.
- Amendment: the ground level footprint has been extended towards the south to accommodate a bedroom and bathroom for a mobility impaired family member. This has involved minor internal re-planning at both levels. The extension still falls well within the 20% extension of volume under the development plan. External roof access spiral staircase removed as per planning condition. The roof has been converted into a green roof and incorporates a new overhang for greater shade
39. **MA/16767/20** 40 Engineer Lane (third floor) -- refurbishment and conversion and extension to approved scheme at third floor level to provide additional accommodation and new roof terrace over for maintenance only
- Amendment: minor changes to approved drawings to amend roof terrace now to pitched roof and maintenance area only and small changes to apartment layout below.
40. **MA/16911/20** 29/35 Engineer Lane & adjacent car park -- proposed construction of building containing 59 residential apartments, 3 commercial units and ancillary areas(now 53 apartments)
- Amendment: replacement of masonry wall in north elevation at 6th floor with glazed curtain wall to match 6th & 7th floor external walls elsewhere,adjacent areas.there is no increase in the built-up space or the building volume
41. **MA/16928/20** The Cornwall's Centre,Bell Lane/Cornwall's Parade -- proposed extensions and alterations to ground floor commercial units
- Amendment: 1-at piazza onto cornwall's parade changing from proposed metal railings to wall planter constructed in brick & plastered and painted to match building to include replacing open metal handrail.2-at piazza onto cornwall's parade installing red classic k6 phone booth.3- at piazza onto cornwall's parade installing awnings to cover unsightly bricked up windows.
42. **MA/16945/20** Flat 7e Malvasia House Vineyards Rosia lane -- roof(attic) void converted into habitable space with existing roof structure raise
- Amendment: installation of 2 windows to service the attic void directly above apt 7e malvasia
43. **MA/16965/20** 32a Rosia Road -- demolition of existing structure and construction of a new dwelling
- Amendment: section of solid wall enclosing the south patio to be converted into glass wall. See enclosed drawings.

44.

**Any other business**

**Paul Naughton-Rumbo**

**Secretary to the**

**Development and Planning Commission**