

THE DEVELOPMENT AND PLANNING COMMISSION

AGENDA

Agenda for the 11th meeting of 2022 to be held remotely via video conferencing on 17th November 2022 at 9.30am

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

The Hon Dr J Garcia
(Deputy Chief Minister)

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

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 C Key
(Deputy Town Planner) *Acting*

TBC
(Minute Secretary)

Approval of Minutes

1. Approval of Minutes of the 9th meeting of 2022 held on 14th September 2022 and the 10th meeting of 2022 held on 20th October 2022.

Matters Arising

2. None

Major Developments

3. **O/18186/22** 10 To 18 Lancaster Road -- Proposed demolition of existing warehouse and construction of a new residential building and external refurbishment of façade of 18 Lancaster Road.
4. **Ref. 1380-29** Sea Breeze, Small Boats Marina – Proposed five-star hotel on a specifically designed vessel to be moored on the north of the Small Boats Marina.

Consideration of Town Planner's Draft Screening Opinion

Other Developments

5. **O/18184/22** 21 Moorland Mews, Ordnance Wharf, Queensway -- Proposed vertical extension and roof access creating an additional floor in between two party walls.
6. **F/18225/22** 4 Demaya's Ramp -- Proposed extension, conversion and refurbishment of building.
7. **F/18239/22** St Andrew's Manse, 29 Scud Hill -- Proposed two storey top floor extension, replace existing two storey extension at the rear with new enlarged extension, associated internal alterations as well as external swimming pool with associated ancillary works.

Minor and Other Works– not within scope of delegated powers

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

8. **F/18390/22** 2A King's Yard Lane -- Proposed construction of an additional storey, roof terrace with pergola and metal railings, alteration to façade and fenestration, extension to the front and associated internal alterations
9. **O/18403/22** Villa 1, 14 Gardiner's Road – Proposed refurbishment and side extension to dwelling.
10. **D/18471/22G** Ex-Waterport Power Station, North Mole Road -- Proposed

demolition and ground remediation of the Ex-Waterport Power Station and demolition of other buildings on the site.

GoG Project

Follows on from previous GoG project

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

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

11. **F/15949/18G** Hassan Centenary Terraces, Ex-Eastern Beach Public Car Park -- Proposed construction of six apartment blocks of varying height, providing 665 affordable residential units, with two levels of covered car parking providing approximately 700 car parking spaces and 250 motorcycle parking spaces, including a seaside promenade, cycle lanes and road.

GoG Project

Consideration of relaxation of Building Control regulations for the increase of the threshold for doors leading to balconies from 75mm to 85mm

12. **F/17194/20** 1 Engineer Lane -- Proposed refurbishment, formation of roof terrace and conservatory; alterations to ground floor facade.

Consideration of sample of proposed stone door/window surrounds to discharge Condition 4 of Planning Permission No. 7926.

13. **F/18104/22** Unit A, 27A Europa Flats, St Christopher's Alley -- Proposed new entrance to Deselec office and stores premises from St Christopher's alley to Tangier View Lane.

14. **F/18162/22** 25 Turnbull's Lane -- Proposed conversion of store into apartment premises and refurbishment.

15. **F/18209/22** 210 Rosia Plaza, Block 2, Rosia Road -- Proposed installation of glass curtains behind the existing glass and handrails to maintain the consistency of the building elevation.

16. **F/18281/22** 17 / 9 Castle Street -- Proposed extension to terrace area and ancillary works.

17. **F/18314/22** 2/2 Serfaty's Passage -- Proposed conversion of

- maisonette premises into three x residential units including extension.
18. **F/18348/22** 407 Neptune House, Marina Bay -- Proposed internal refurbishment and replacement of windows.
 19. **F/18367/22** 73-75 Main Street -- Proposed internal refurbishment of commercial unit, including painting of front elevation and installation of signage.
 20. **F/18381/22** 1 Cormorant Wharf, Queensway -- Retrospective application for the installation of glass curtains.
 21. **F/18383/22** No.16 The Island, Queensway Quay -- Proposed refurbishment and construction of new external staircase from basement to rear garden.
 22. **F/18399/22** 14 Shorthorn Farm, Europa Road -- Proposed reinforcement works within rear private garden to support the retaining wall at St. Bernard's Road.
 23. **F/18423/22** 401 Express Lodge, Mon Calpe Mews -- Proposed internal alterations and installation of glass curtains.
 24. **F/18431/22** 11-1 Tuckey's Lane -- Retrospective application for the amalgamation of two x residential units into one.
 25. **F/18434/22** 22 Pine Tree Lodge, Montagu Gardens -- Retrospective application for change of windows and installation of air conditioning units.
 26. **F/18436/22** 1006 Seashell House, Beach View Terraces -- Proposed installation of glass curtains.
 27. **F/18437/22** 812 Sand Dune House, Beach View Terrace -- Proposed installation of glass curtains.
 28. **A/18433/22** Opposite Holy Trinity, The Corner Of The Park, By The Fencing -- Proposed installation of eco festival banner advertisement advertising sustainable eco-friendly event at Europa Pool.
 29. **A/18455/22** Unit 101, Harbors Walk, New Harbors Rosia Road -- Proposed installation of business sign outside premises.
 30. **A/18468/22** Cooperage Lane -- Proposed installation of banner advertising pancreatic cancer awareness.
 31. **MA/18410/22** House 9, The Island, Queensway -- Proposed minor internal alterations, replacement of rear curtain wall glazing and creation of new covered porch at second level

with new glazing.

Consideration of proposed Minor Amendments including:

- *internal alterations at second floor level;*
- *conversion of family bathroom to en-suite for bedroom 2; and*
- *reconfiguration of store and walk-in-wardrobe to bedroom 3 into en-suite.*

32.

Any Other Business

Chris Key

Secretary to the

Development and Planning Commission