

# PLANNING COMMITTEE MEETING

Date: Thursday 12 December 2024  
Time: 6.00 p.m.  
Venue: Town Hall, High Street, Maidstone

## Membership:

Councillors Cleator, Cox, Harwood, Jeffery, M Naghi, Riordan, Spooner, Summersgill (Vice-Chairman), M Thompson, S Thompson, Trzebinski, Wilby (Chairman) and D Wilkinson

*The Chairman will assume that all Members will read the reports before attending the meeting. Officers are asked to assume the same when introducing reports.*

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## **AMENDED AGENDA**

Page No.

1. Apologies for Absence
2. Notification of Substitute Members
3. Notification of Visiting Members
4. Items withdrawn from the Agenda
5. Date of Adjourned Meeting - Monday 16 December 2024
6. Any business the Chairman regards as urgent including the urgent update report as it relates to matters to be considered at the meeting
7. Disclosures by Members and Officers
8. Disclosures of lobbying
9. To consider whether any items should be taken in private because of the possible disclosure of exempt information.
10. Minutes of the meeting held on 14 November 2024
11. Deferred Items
12. Presentation of Petitions (if any)
13. 24/502907/FULL M20 Service Station, M20 Junction 8 From Junction 7 Off Slip, Maidstone, Kent, ME17 1SS

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**Issued on Wednesday 11 December 2024**

**Continued Over/:**

*Alison Broom*

**Alison Broom, Chief Executive**

14. 23/503671/FULL Montrose, Sutton Road, Langley, Maidstone, Kent, ME17 3ND
15. 21/504779/REM Land North of Old Ashford Road, Lenham, Kent, ME17 2QT
16. 24/502003/FULL The George, Benover Road, Yalding, Maidstone, Kent ME18 6EJ
17. 24/503344/FULL The George, Benover Road, Yalding, Maidstone, Kent ME18 6EJ
18. 24/504670/FULL The George, Benover Road, Yalding, Maidstone, Kent ME18 6EJ
19. 24/504852/TPOA 82 Buckland Road, Maidstone, Kent, ME16 0SD
20. 24/504241/TCA 20 The Trinity Foyer, First Floor Flat 1, Church Street, Maidstone, Kent, ME14 1LY
21. 24/503737/TPOA The College Practice Barming, Marigold Way, Maidstone, Kent, ME16 0ZJ

22. **Appeals List**

**202 - 204**

**PLEASE NOTE**

**The order in which items are taken at the meeting may be subject to change.**

**The public proceedings of the meeting will be broadcast live and recorded for playback on the Maidstone Borough Council website.**

**For full details of all papers relevant to the reports on the agenda, please refer to the public access pages on the Maidstone Borough Council website. Background documents are available for inspection; please follow this link: <https://pa.midkent.gov.uk/online-applications/>**

**PUBLIC SPEAKING AND ALTERNATIVE FORMATS**

**In order to speak at the meeting, please call 01622 602899 or email [committee@maidstone.gov.uk](mailto:committee@maidstone.gov.uk) by 4 p.m. on Wednesday 11 December 2024. You will need to tell us which agenda item you wish to speak on. Please note that slots will be allocated for each application on a first come, first served basis.**

**If you require this information in an alternative format please contact us, call 01622 602899 or email [committee@maidstone.gov.uk](mailto:committee@maidstone.gov.uk)**

**To find out more about the work of the Committee, please visit [www.maidstone.gov.uk](http://www.maidstone.gov.uk)**

# Agenda Item 22

## **THE MAIDSTONE BOROUGH COUNCIL** **PLANNING COMMITTEE – 12<sup>TH</sup> DECEMBER 2025**

### **APPEAL DECISIONS:**

- 1. 24/500257/FULL** Demolition of existing conservatory and erection of a single storey rear extension.

**APPEAL:** Allowed

16 Carisbrooke Drive  
Maidstone  
Kent  
ME16 0HY

(Delegated)

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- 2. 23/504942/LAWPRO** Lawful Development Certificate for the proposed siting of a caravan for use ancillary to the lawful agricultural use of the land.

**APPEAL:** Dismissed

Land Adjacent to South of  
Scragged Oak Road  
Detling  
Kent  
ME14 3HL

(Delegated)

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- 3. 23/503601/FULL** Erection of 2no. chalet bungalows, a two-bay car barn, bin store and cycle racks, with associated access, parking, garden land and biodiversity area (alternative scheme to: 21/501894/FULL).

**APPEAL:** Allowed

169 Loose Road  
Maidstone  
Kent  
ME15 7DP

(Delegated)

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**4. 23/505815/FULL** Retrospective permission for boundary fence and gate.

**APPEAL:** Dismissed

Glebe Croft  
Marley Road  
Harrietsham  
Maidstone  
Kent  
ME17 1BS

(Delegated)

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**5. 23/501498/FULL** Change of use from agricultural barn to an equestrian mental health and wellbeing therapeutic programme centre with construction of first floor and creation of associated ancillary bedroom accommodation and services. Construction of a new road with access to Wagon Lane and car parking for 13 no. cars (resubmission of 22/504082/FULL).

**APPEAL:** Dismissed

High Lees Farmhouse  
Wagon Lane  
Paddock Wood  
Kent  
TN12 6PT

(Delegated)

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**6. 23/505640/FULL** Conversion of existing former stable building to a holiday-let, with associated external alterations, biodiversity enhancements and parking provision.

**APPEAL:** Allowed

Woodfield  
White Hill Road  
Detling  
Kent  
ME14 3HH

(Delegated)

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- 7. 24/500019/CRVNP1** Removal of hedgerow and siting of caravan without permission.

**APPEAL:** Allowed

Hawthorn Lodge (aka Land at Rabbit's Cross)  
Chart Hill Road  
Chart Sutton  
Kent  
ME17 3EX

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- 8. 23/505482/FULL** Conversion of garage into 1no. dwelling, including erection of a part two storey, part three storey side extension. Erection of a first floor rear and side extension to existing Oast House and changes to fenestration. Erection of 2no. detached dwellings and 4no. garages with associated access, drainage and landscaping.

**APPEAL:** Dismissed

Crabtree Oast  
Cradducks Lane  
Staplehurst  
Tonbridge  
Kent  
TN12 0DR

(Delegated)

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- 9. 24/500302/FULL** Demolition of existing industrial building, garage and storage shed, and erection of 3no. detached dwellings with associated parking and communal amenity area with undercroft storage (Resubmission 23/503403/FULL).

**APPEAL:** Dismissed

Land Adjacent To 11A Beaconsfield Road  
Tovil  
Maidstone  
Kent  
ME15 6RU

(Delegated)

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