



# Snodland Town Council

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6<sup>th</sup> February 2025

Sir/Madam

## To Members of the Planning and Environment Committee (Copies to all Council Members)

You are summoned to attend a meeting of the Planning and Environment Committee to be held in the Moyeuve Grande Suite, Council Offices, Waghorn Road, Snodland on Thursday 13<sup>th</sup> February 2025 at 7.30pm.

**K Sowten**

Karen Sowten  
Chief Executive

### ALL MEETINGS ARE OPEN TO MEMBERS OF THE PUBLIC

#### AGENDA

Information attached	item No.	Agenda Item		
	1.	Council to observe a minutes silence in honour of the late Cllr Wayne Mallard		
	2.	Apologies for absence		
	3.	Declaration of Interests		
✓	4.	Minutes - To agree the minutes of the meeting held on 16 <sup>th</sup> January 2025		
	5.	Questions from the Public Pursuant to Standing Order 3 e & g Members of the public may make representation, answer questions and give evidence at a meeting which they are entitled to attend in respect of the business on the agenda. A member of the public shall not speak for more than 3 minutes.		
✓	6.	Planning Decisions Received –		
		6.1 24/01491	Unit 4, Vantage Point, Holborough Road	New Emergency Exit Door - Approved 16 January 2025
		6.2 24/01903	13 Higham Avenue	Lawful Development Certificate proposed loft conversion to include Velux roof lights – Certified 23 January 2025
		6.3 24/01896	24 Saltings Road	Lawful Development Certificate – proposed dropped kerb over and hardstanding – Certified 27 January 2025
		6.4 24/01562	88 Birling Road	Proposed 2-storey rear/side extension and internal reconfiguration
	7.	Applications for consideration:		
		7.1 24/02078	Development site at Oast Park Golf Club, Malling Road, Snodland, ME6 5LG	Hybrid application for: Full planning permission for the provision of two 3G football pitches, club house, spectator stands (Use Class F2), associated access (including new signal controlled access junction from the A228), parking and landscaping. Outline application: All matters reserved except access for a phased residential development

				consisting of the erection of up to 150 market dwellings (Use Class C3), golf driving range and padel tennis courts (Use Class F2), with associated parking, access (internal circulation), landscaping, open space and associated works.
		7.2 25/00112	6 Willow Close	Proposed Change of use from C3 to C2 (Children's Home).
		7.3 25/00091	Ivy Lodge, 1, High Street	<p>T1 Yew - reduce branches overhanging boundary by 1-2m and re-shape the top to match. Currently 14m in height with a spread of 8m.</p> <p>T2 Holly - trim back minor branches (less than 2cm in diameter) by 1-2m back to boundary.</p> <p>T3 Holly - reduce back branches overhanging boundary by 1-2m and re-shape the top to match. Currently 16m in height with a spread of 6m.</p> <p>T4 Plum - completely dead, covered in ivy and snapped off at approx. 1.5m at the stem due to recent storms. Fell to ground level.</p> <p>Trees are growing into neighbouring property and will soon be damaging the building.</p>
		8.	Any additional plans that arrive after agenda circulated.	
		9.	Correspondence	