

Planning Committee – Supplementary agenda

A meeting of the Planning Committee will be held on:

Date: 11 March 2026

Time: 6.30pm

Venue: St George's Centre, Pembroke, Chatham Maritime, Chatham
ME4 4UH

Items

10 Additional Information - Presentation

(Pages
3 - 70)

For further information please contact Julie Francis-Beard, Democratic Services
Officer on Telephone: 01634 332012 or Email:

democratic.services@medway.gov.uk

Date: 12 March 2026

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Planning Committee

11th MARCH 2026

MC/25/1033

Old Gas Works
Strand Approach Road
Gillingham
ME7 1TT

Gillingham Reach



MC/25/1033 - Old Gas Works, Strand Approach Road, Gillingham, ME7 1TT



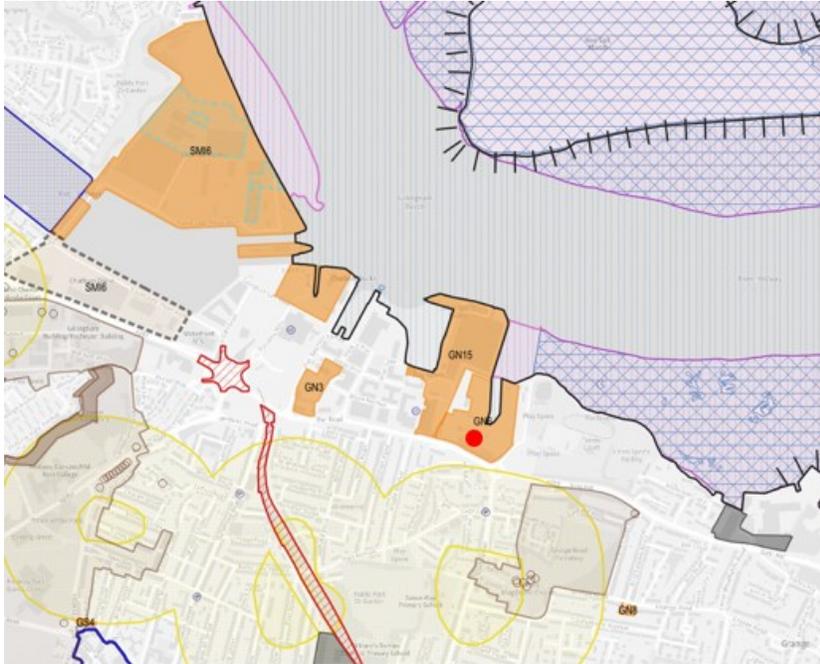
5

Aerial Image of Application Site

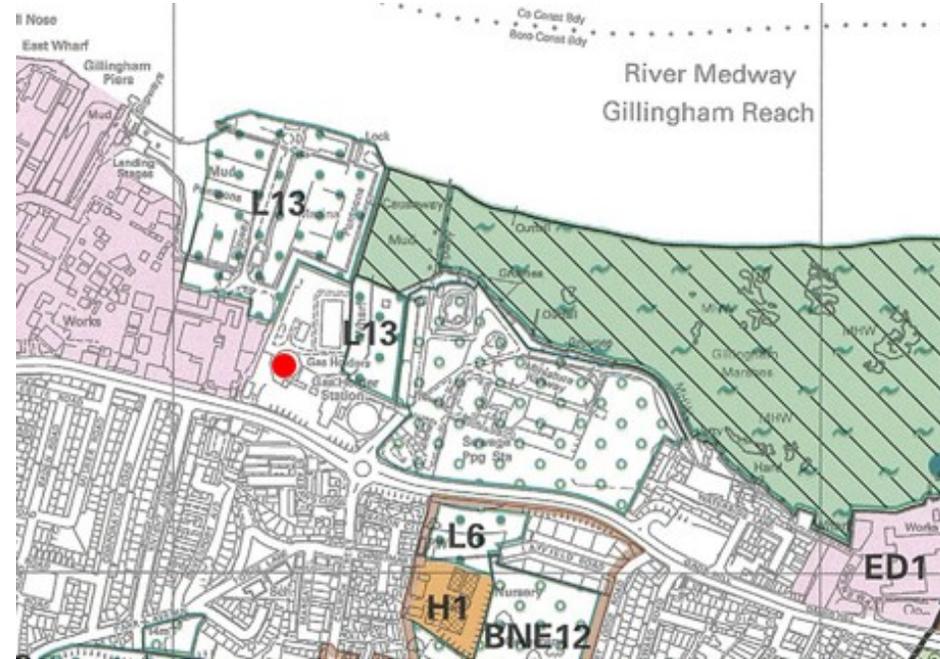


- Application Boundary
- Residential
- Industrial Area
- Education
- Medway Water Sports Centre
- Mixed Use Development (incl. residential & commercial)
- Foodstore
- Car Showroom & Dealership
- Medway Police Station

Policy Context



Emerging Local Plan Policies Map – Site Allocation GN6 – Up to 500 homes



Current adopted Local Plan – Site is located within urban settlement boundary

Site Photos

8



Pier Road - Looking towards site and Strand Roundabout



Pier Road - Looking towards site and Student Accommodation



From within Strand Open Space

Site Photos



Saxon Shore Way - Looking across from near Hoo Marina



Site Entrance



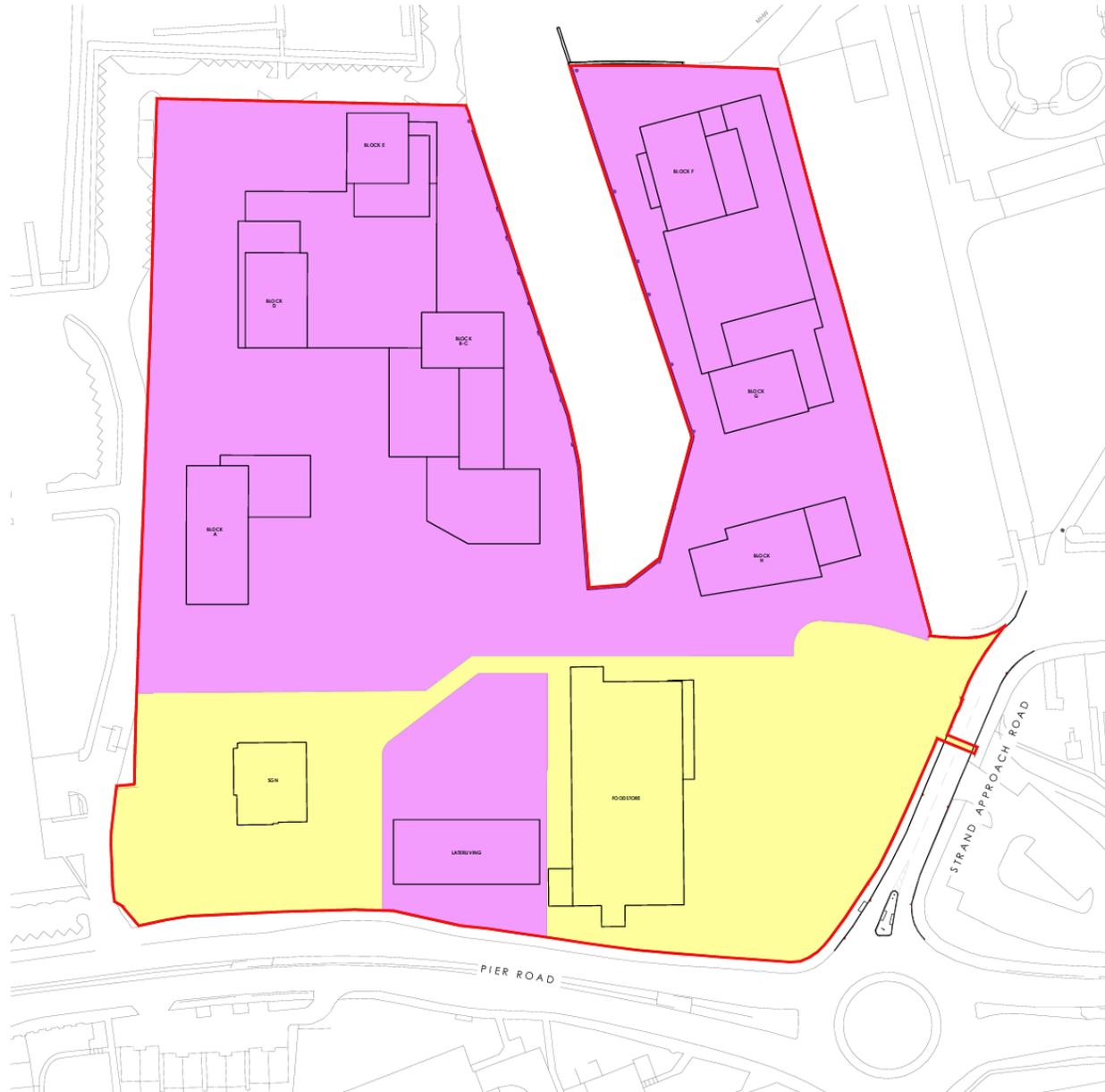
Sailing Clubs



Application Extents Plan

10

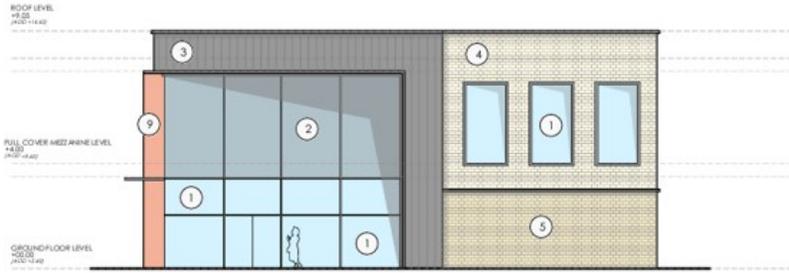
KEY	
	Red Line Boundary (Development Extents) Approx. 11.08 Acres / 4.49 Hectares
	Detailed Application Boundary Foodstore, SGN, Ped/Cycle Link & Access Road Approx. 3.33 Acres / 1.35 Hectares
	Outline Application Boundary Later Living & Residential Development Approx. 7.75 Acres / 3.14 Hectares



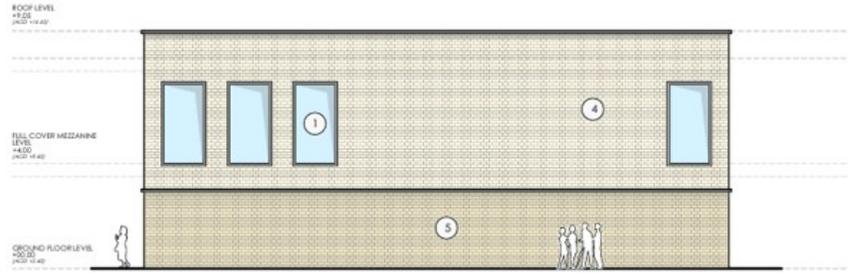
Building Heights Parameter Plan



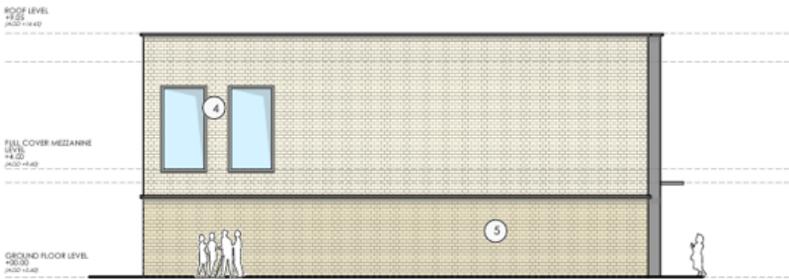
Proposed Elevations – SGN Offices



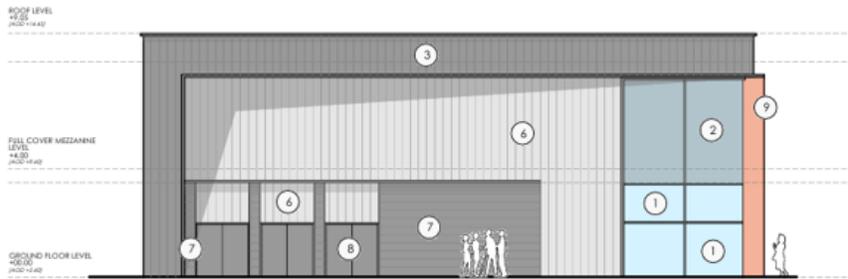
PROPOSED ELEVATION 01 (SOUTH ELEVATION)



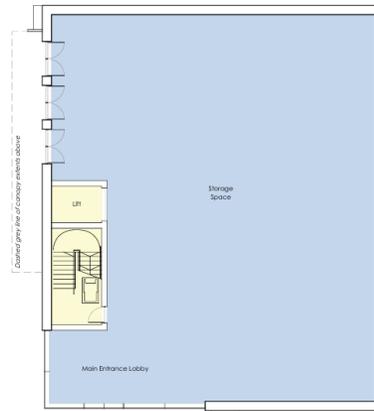
PROPOSED ELEVATION 02 (EAST ELEVATION)



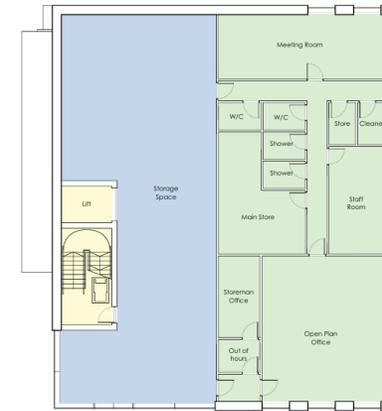
PROPOSED ELEVATION 03 (NORTH ELEVATION)



PROPOSED ELEVATION 04 (WEST ELEVATION)



PROPOSED GROUND FLOOR PLAN

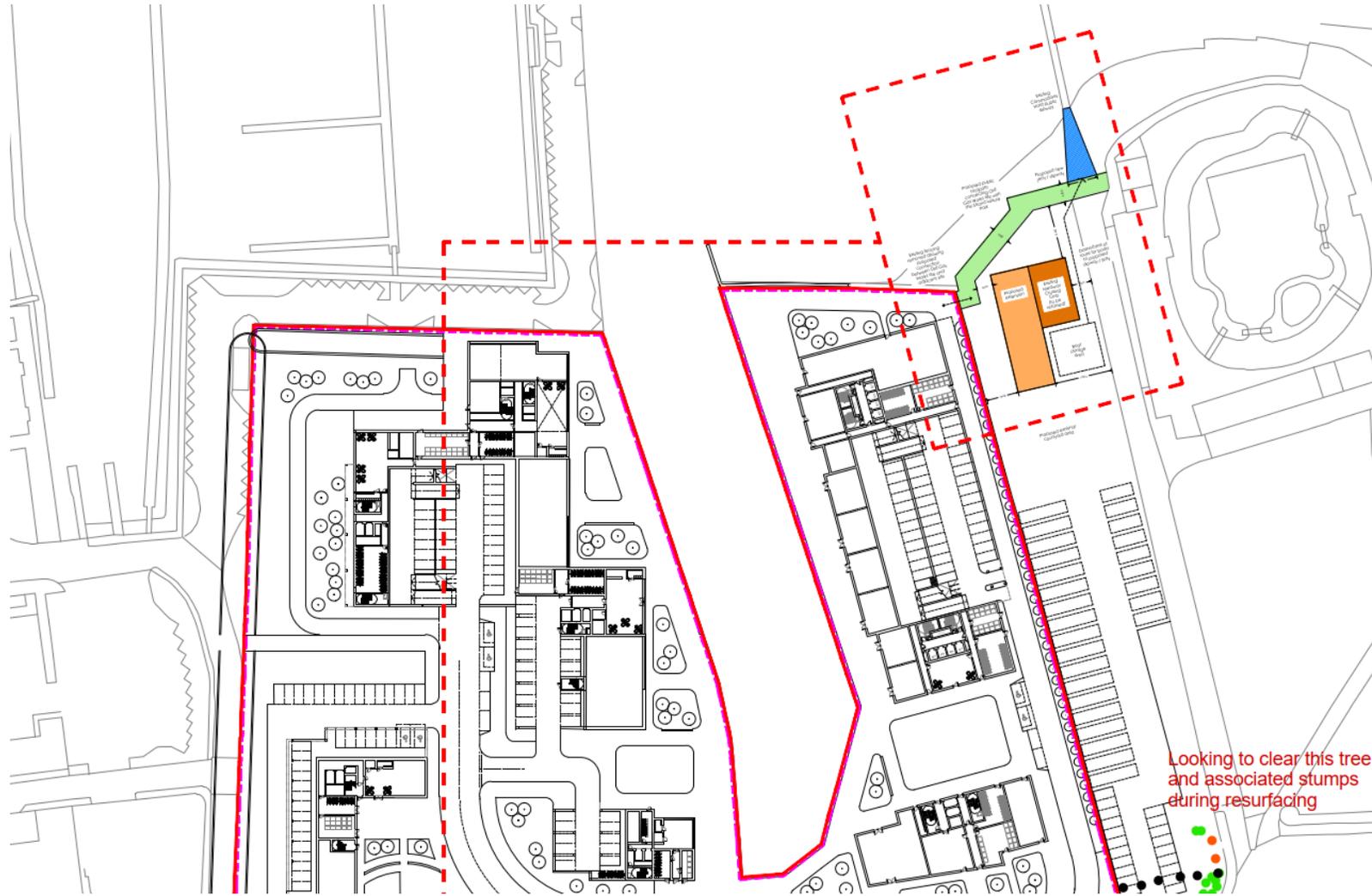


PROPOSED FULL COVER MEZZANINE LEVEL

Illustrative Landscape Masterplan



Indicative Sailing Club re-location

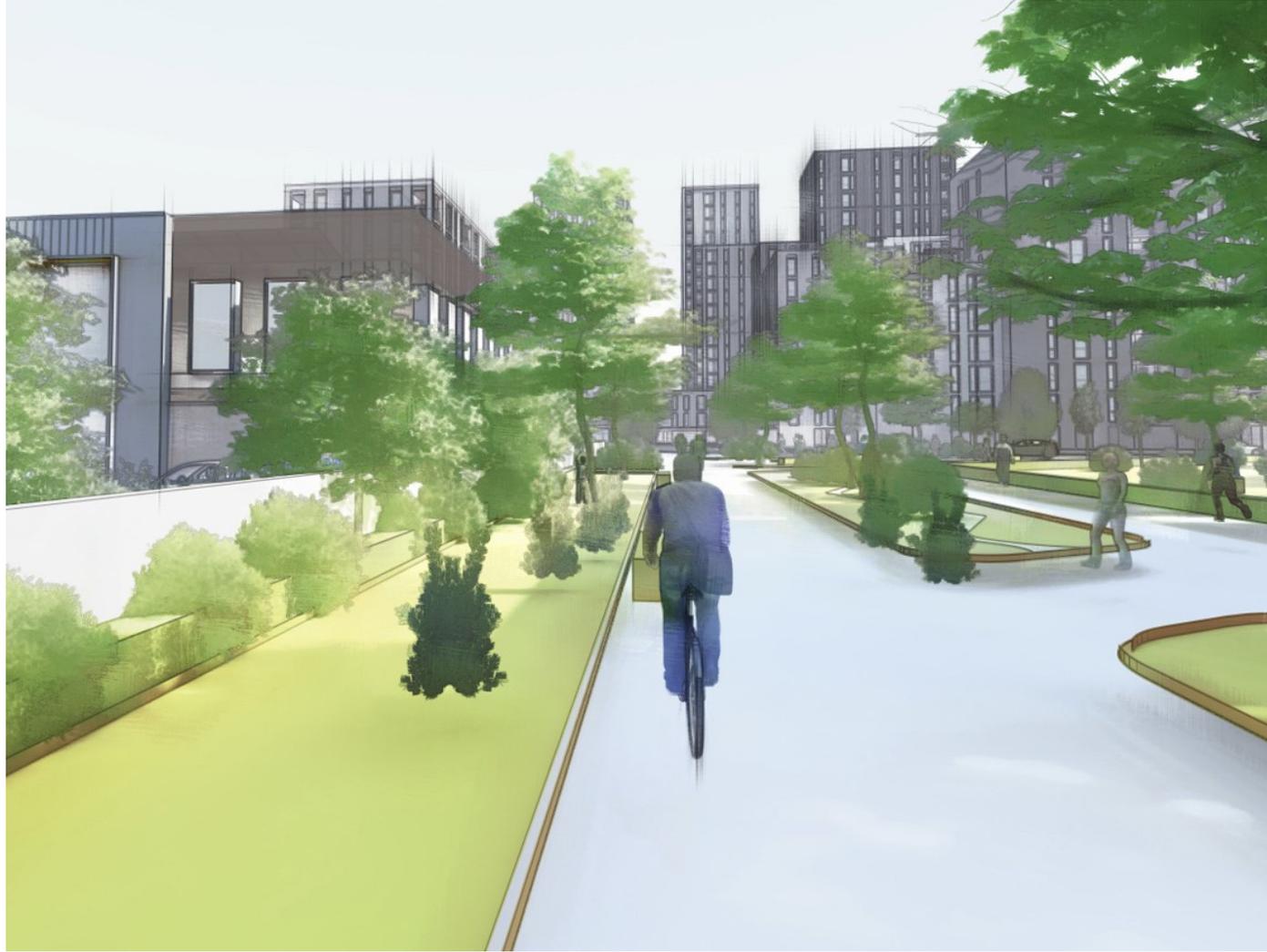


Indicative CGI's





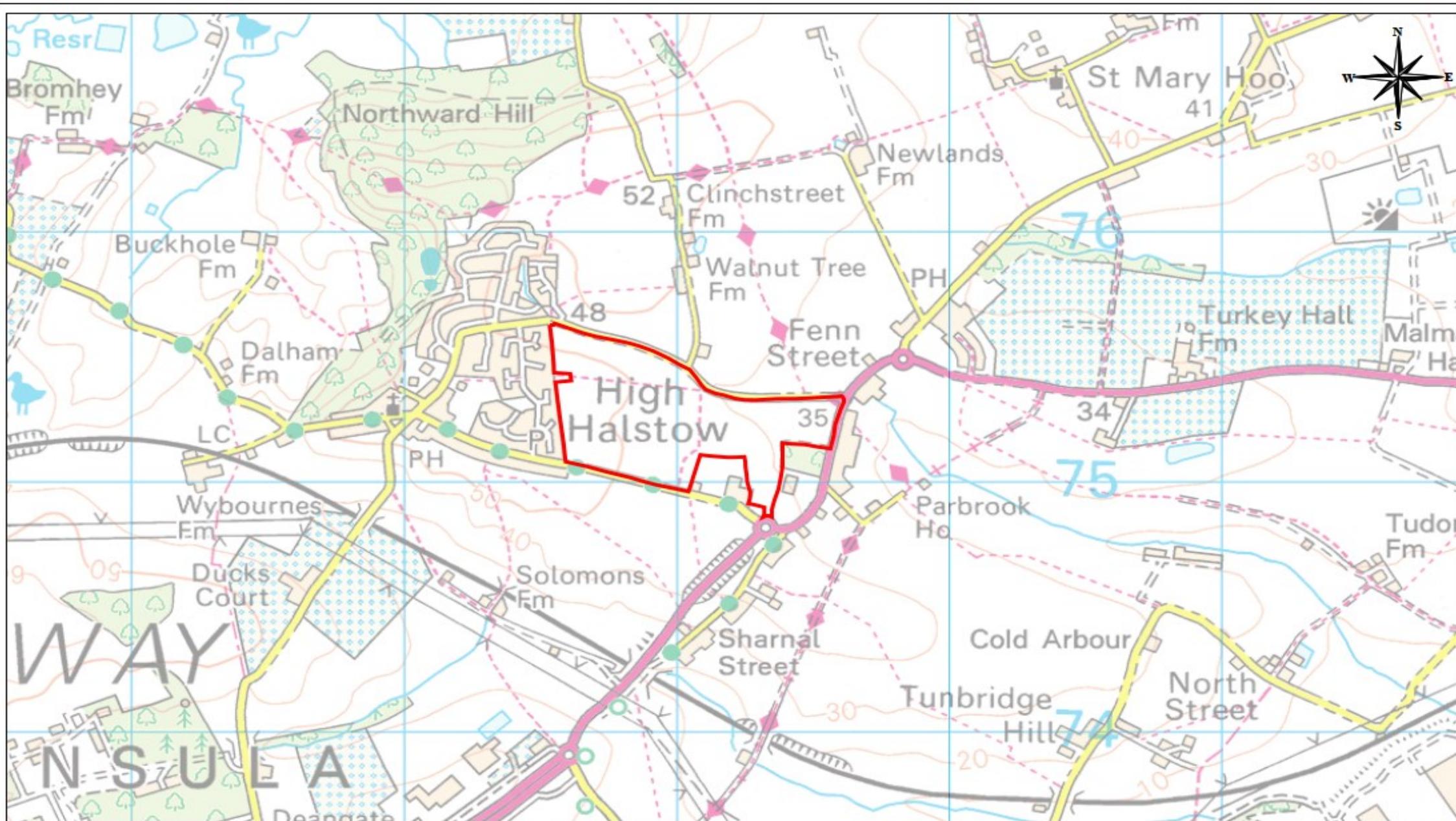
CGI





MC/23/0855

Land to the East of High Halstow
Kent



MC/23/0855 - Land To The East Of High Halstow, Kent

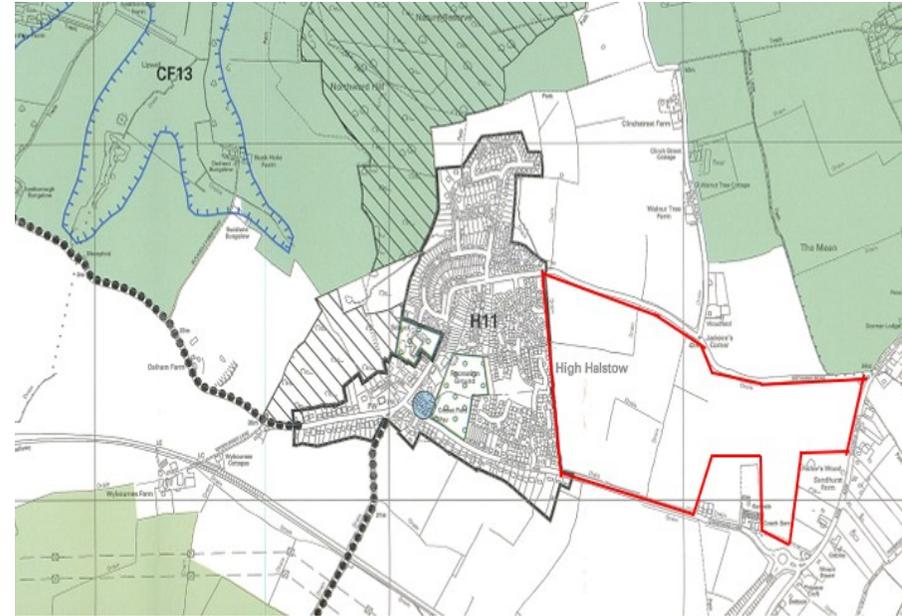
Aerial Image of Application Site



Policy Context

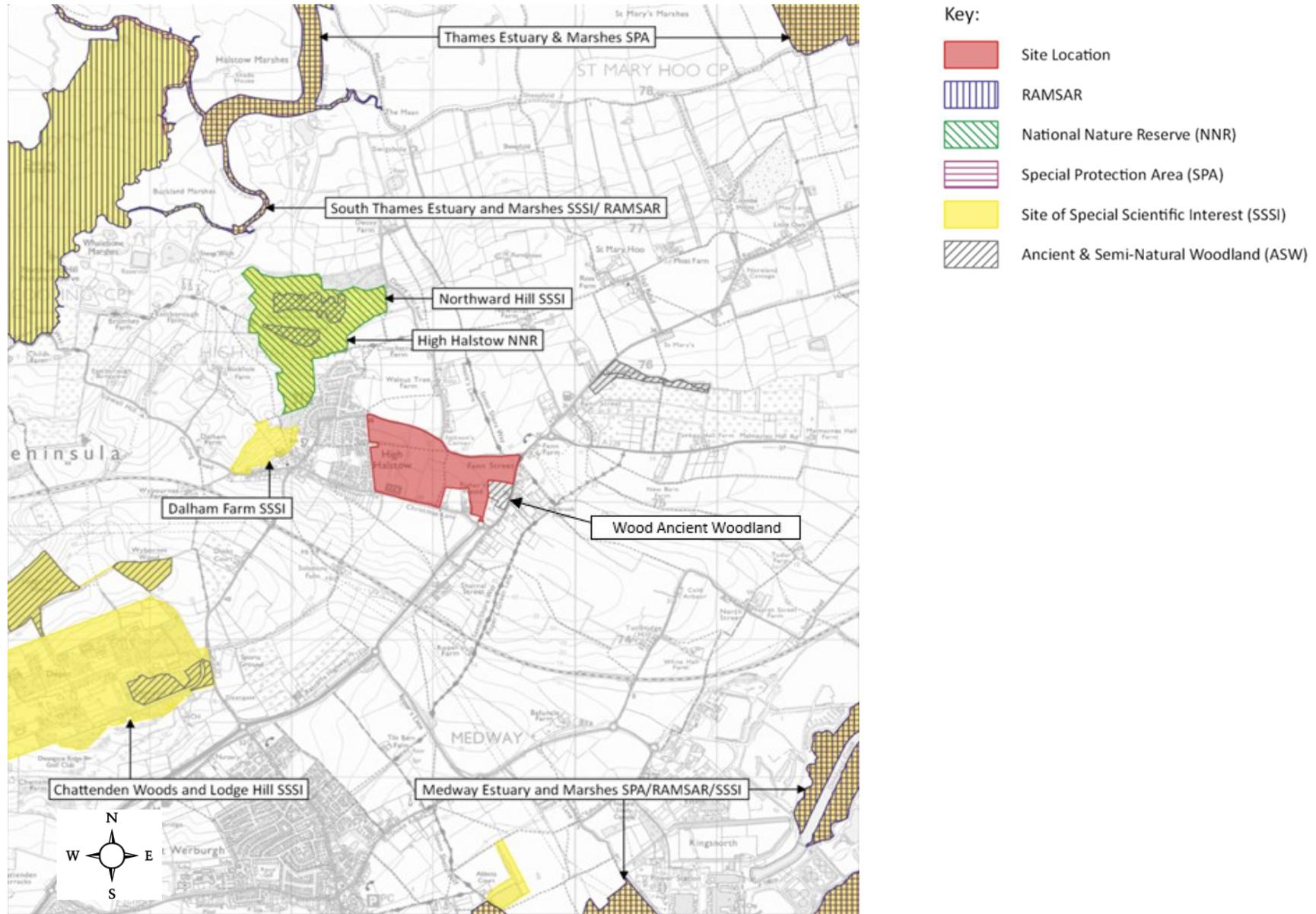


Emerging Local Plan Policies Map – Site Allocation HHH26 – Up to 760 homes, new School and community/commercial uses



Current adopted Local Plan – Outside settlement boundary, no other policy designations within the site boundary

Ecological Designations



Site Photos

Looking West towards existing village



A

Looking East across site



B

Looking West along Christmas Lane

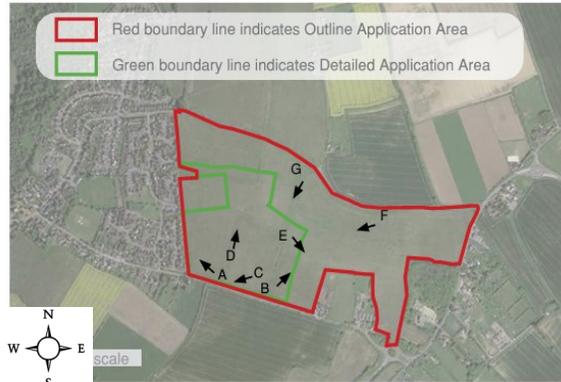


C

Looking North across the site



D



Looking south towards Coach barn Kennels



E

Looking West towards across the site



F

Looking south across the site



G

Site Photos

Approximate Extent of the Site

Christmas Lane



View North from Christmas Lane



Approximate Extent of the Site

Britannia Road



View South from Britannia Rd





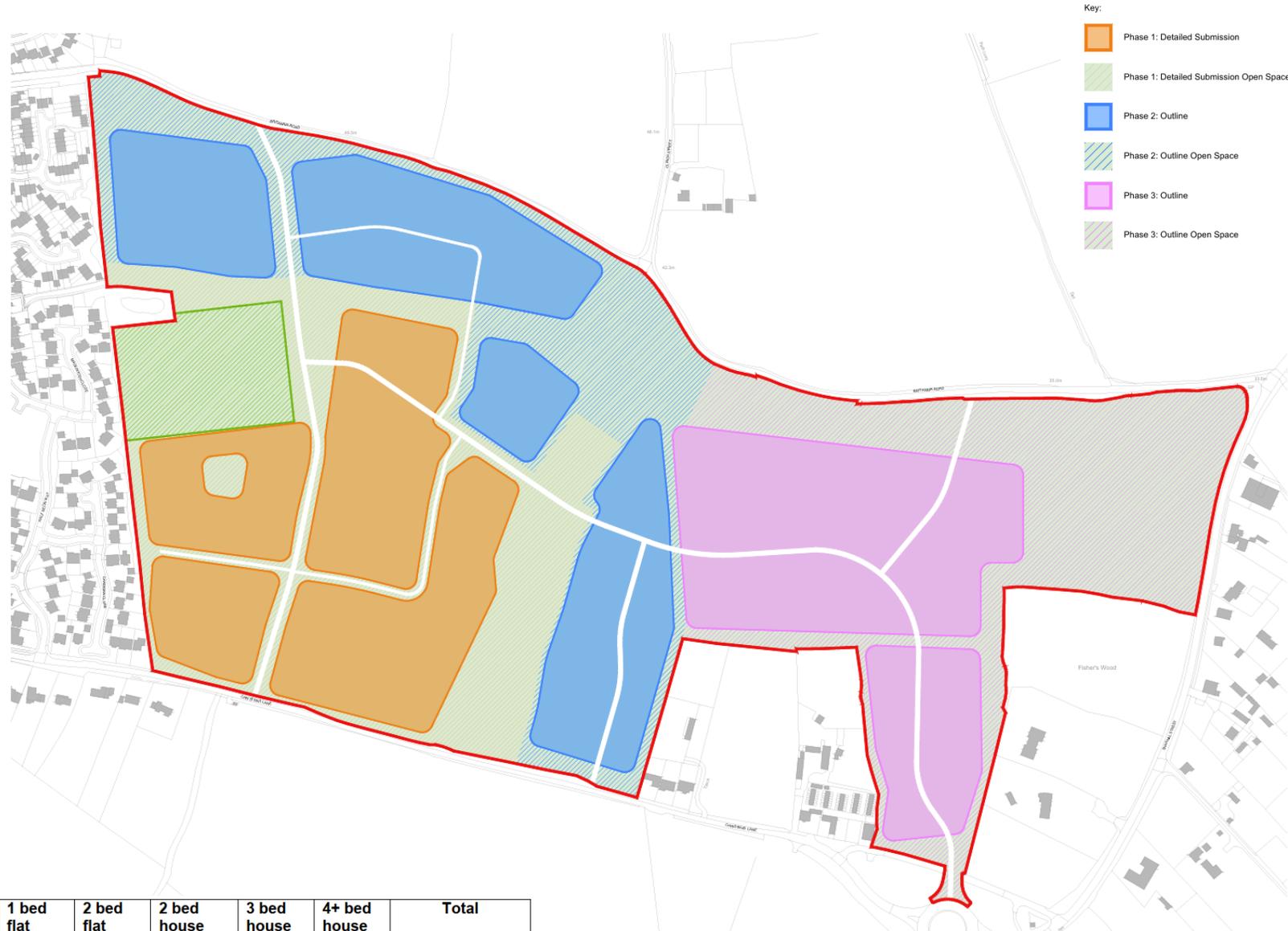
View West from Sharnal Street



View North from Christmas Lane



Phasing Plan



Proposed Site Plan – Detailed (Phase 1)



Phase 1 – Character Areas



Proposed Elevations – Phase 1





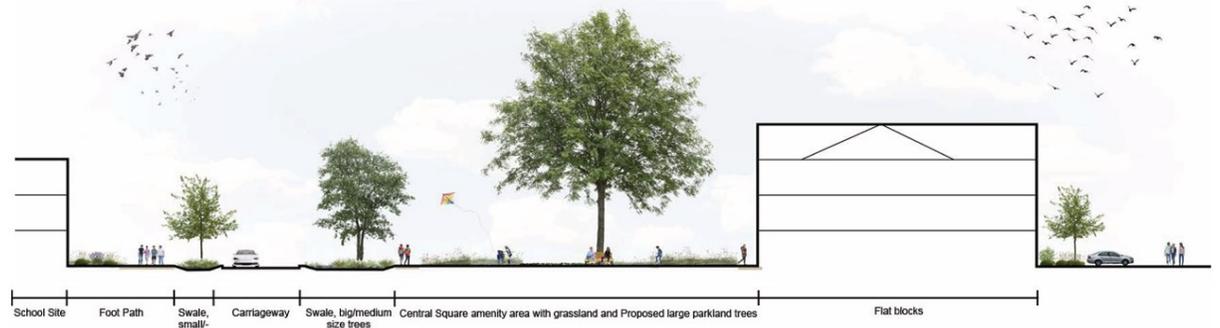




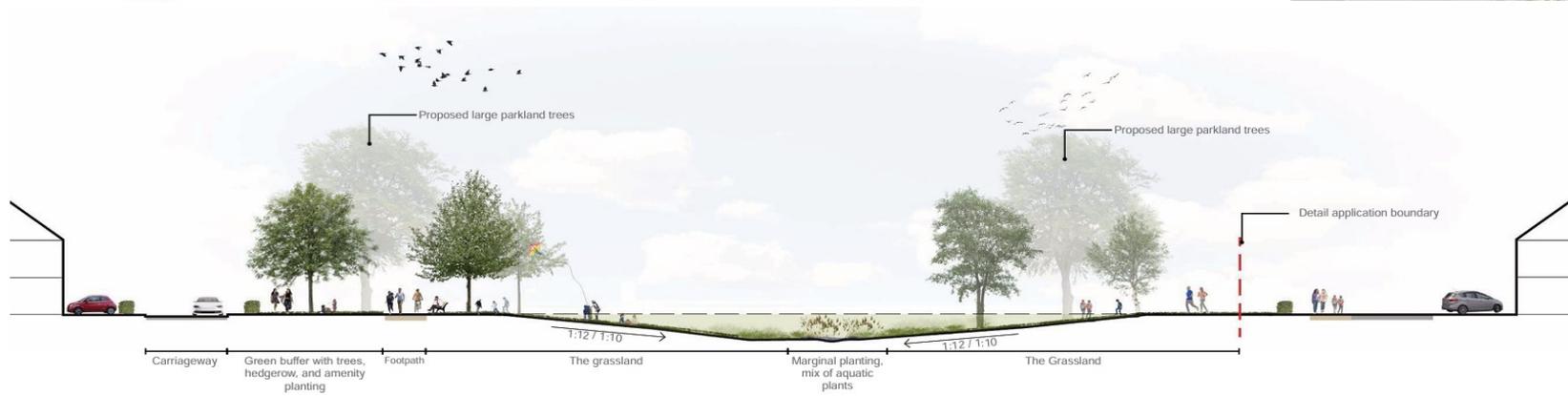
Landscape Masterplan & Open Space Strategy



Sections

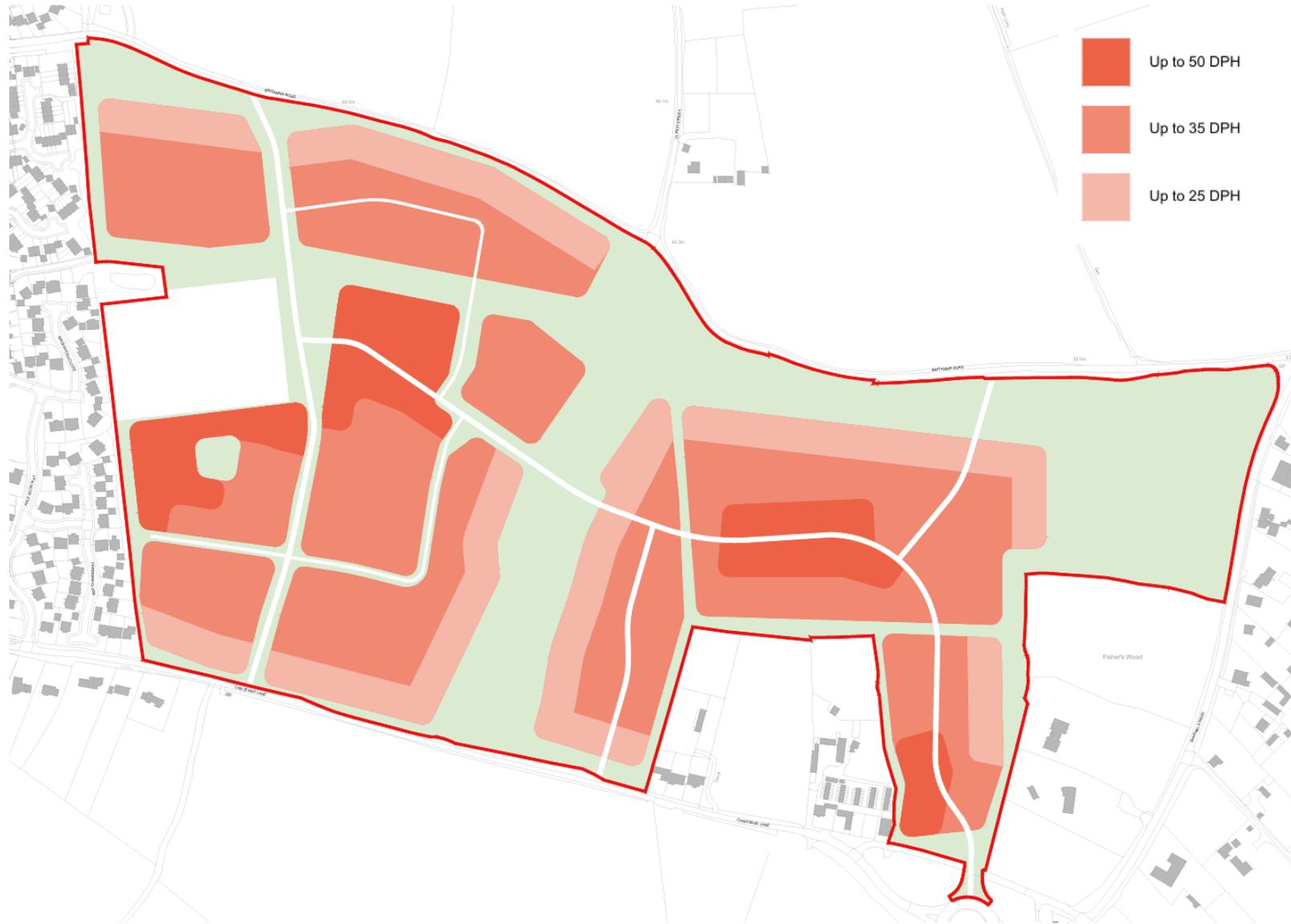


SECTION AA

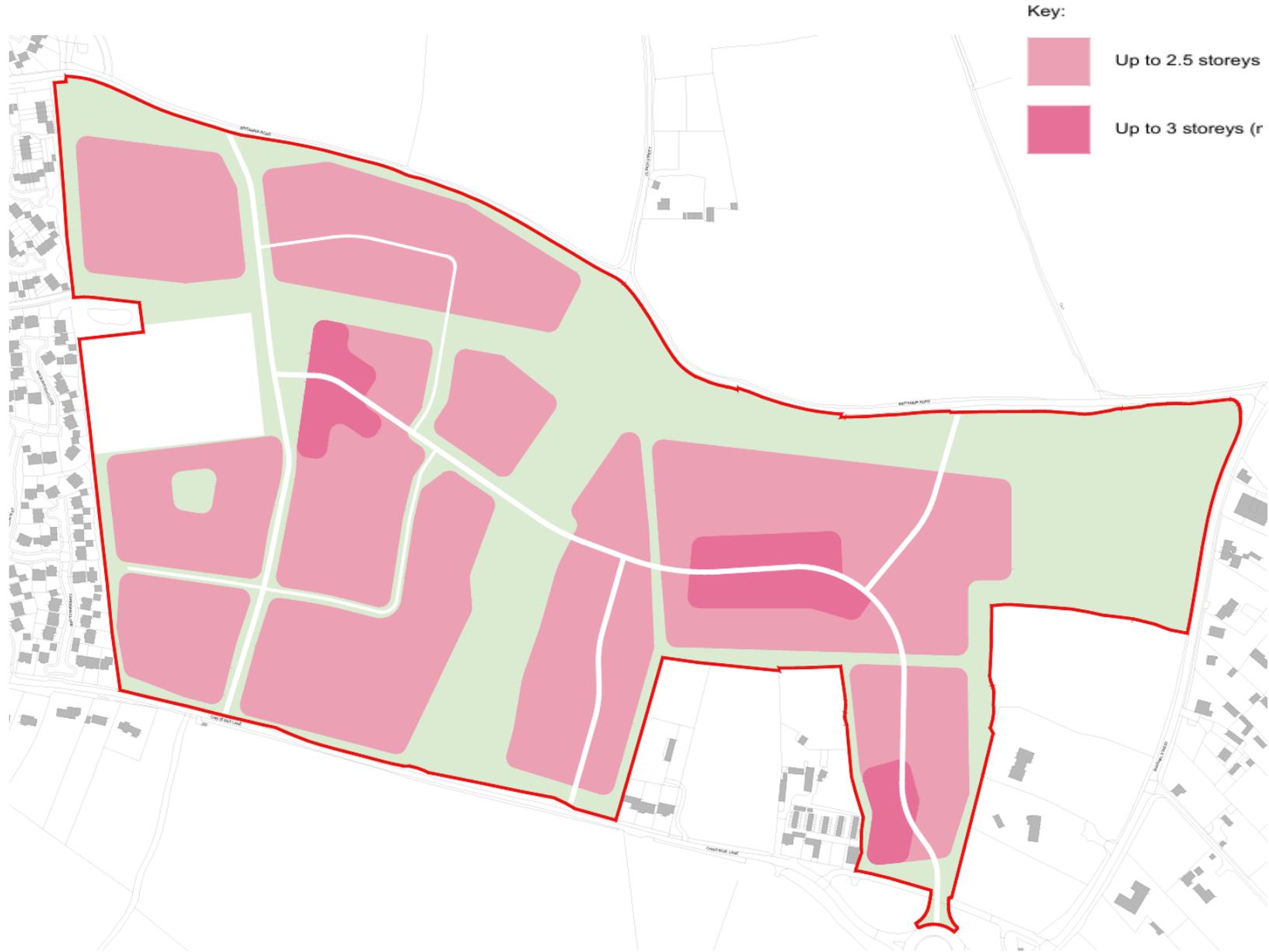


SECTION CC

Parcel Density Parameter Plan



Building Heights Parameter Plan

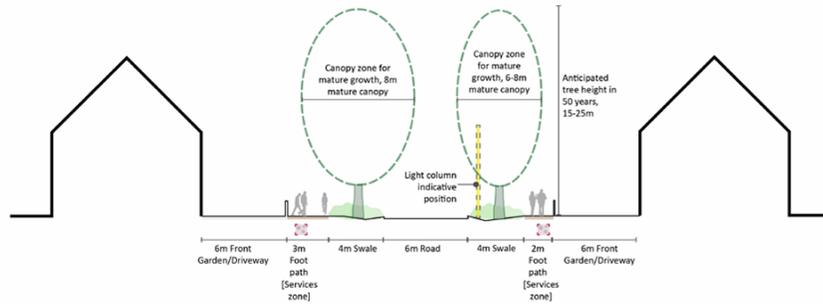


Proposed Connections

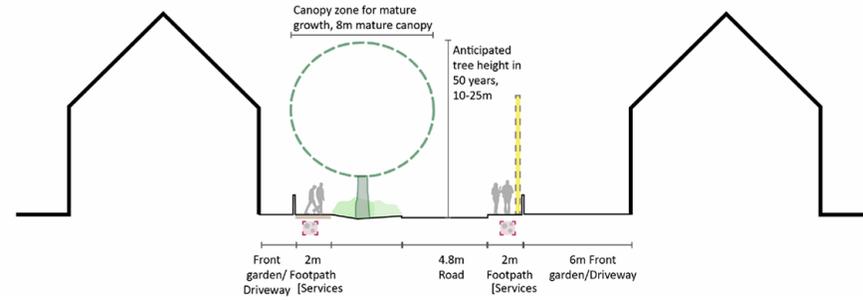


Access & Route Network Parameter Plan

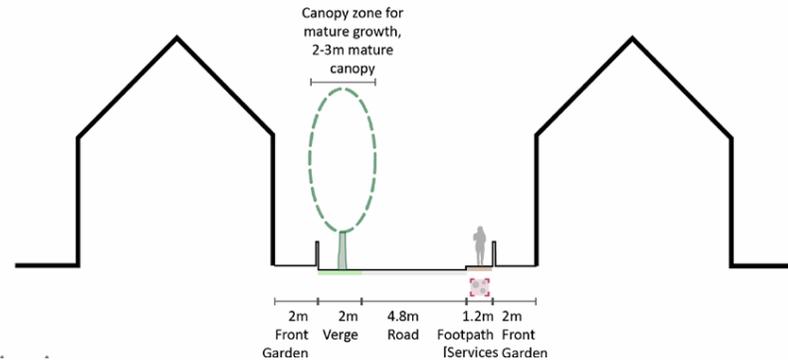
Phase 1 - Road Typologies



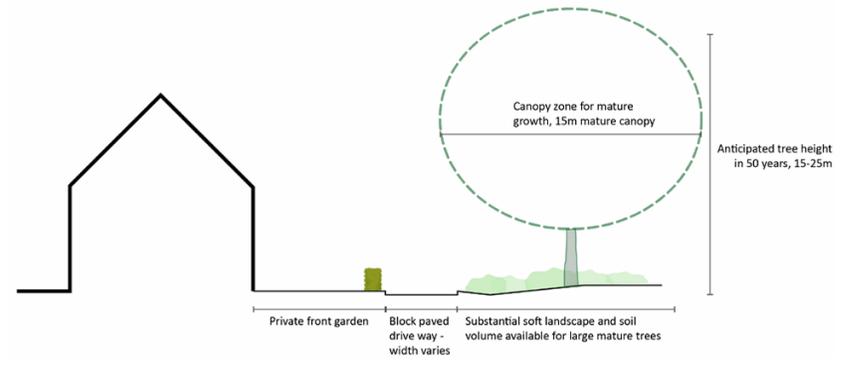
Village Centre – Primary Street



Village Centre – Secondary Street

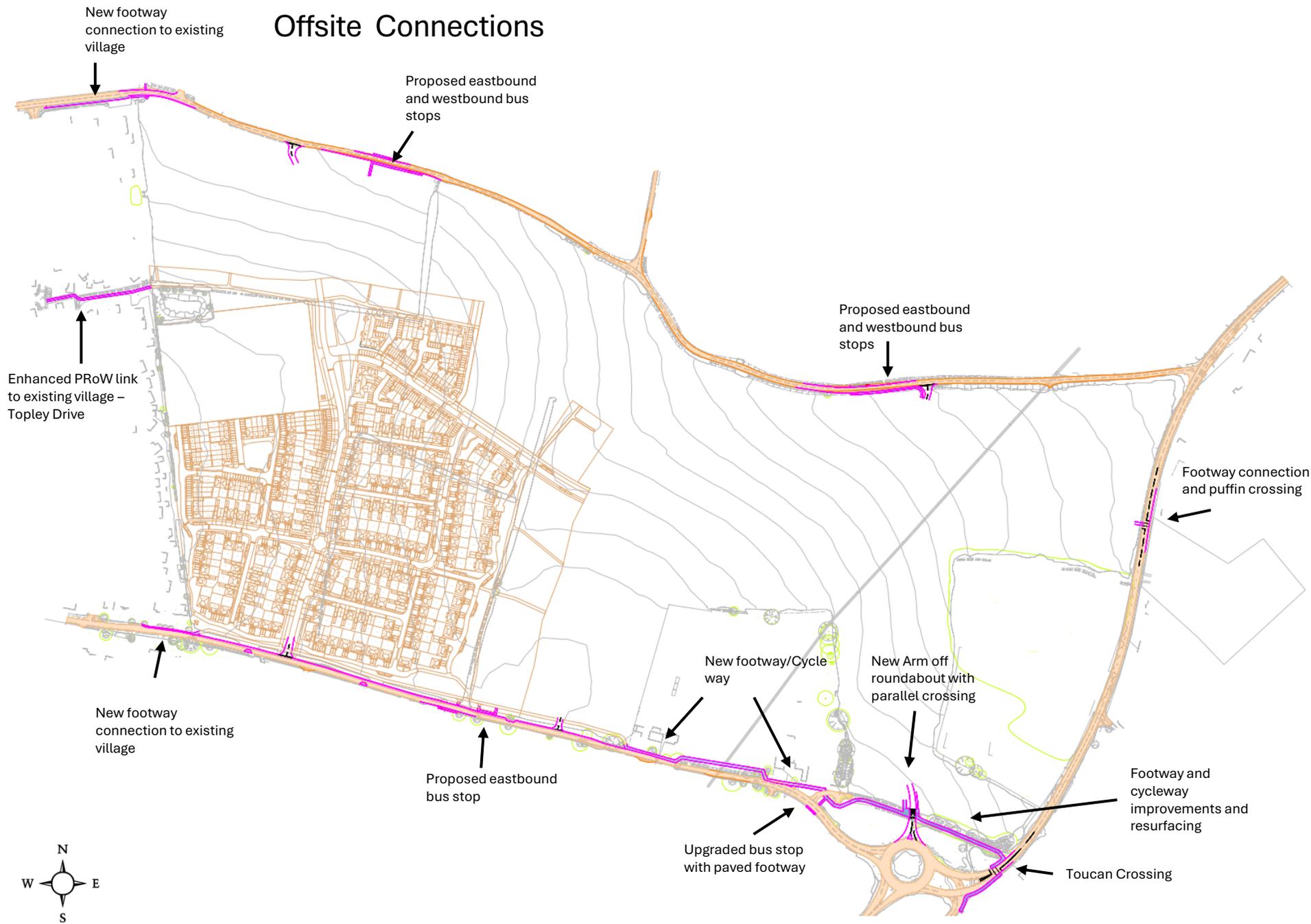


Mews Access



Village Edge

Offsite Connections



CGI







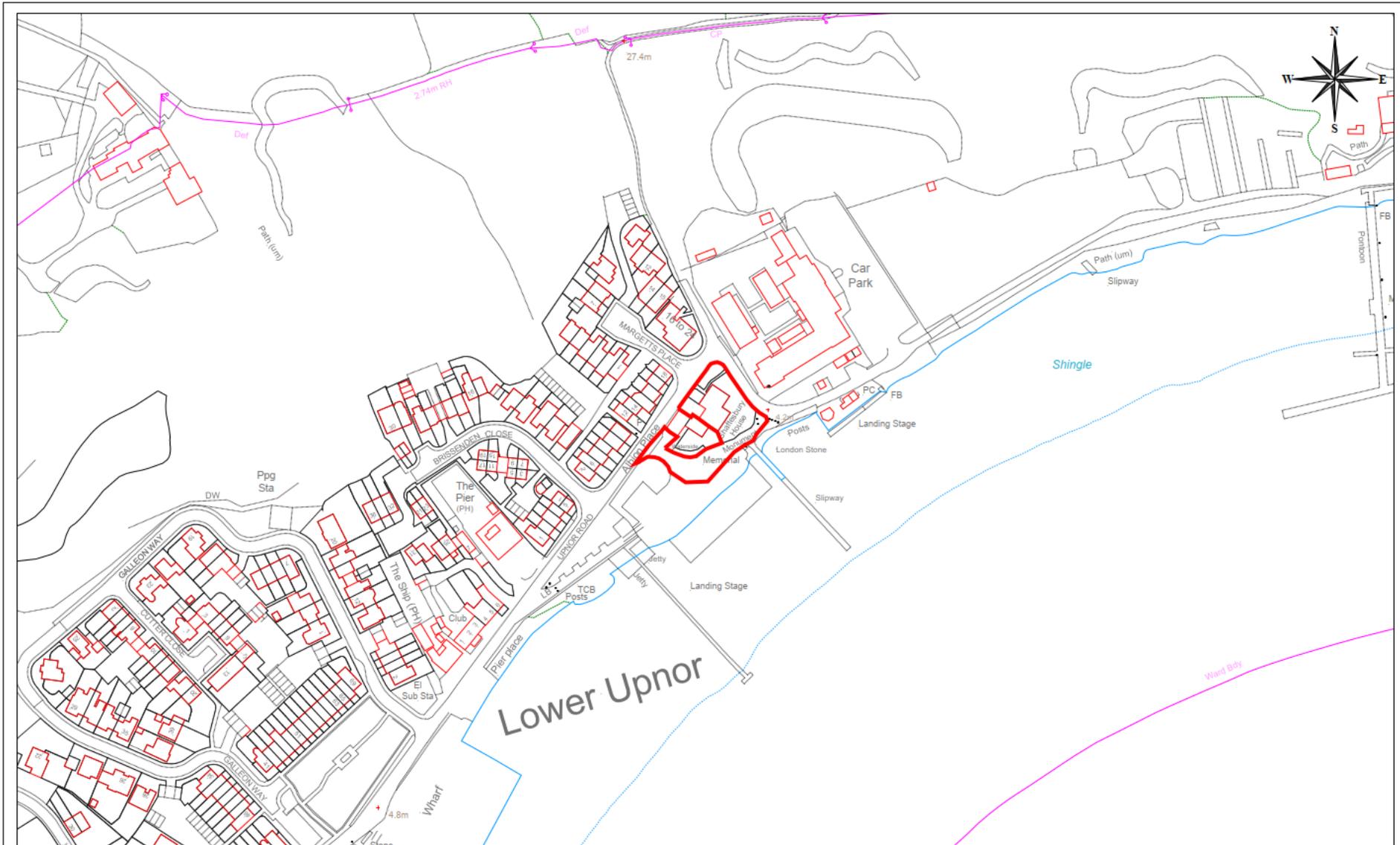




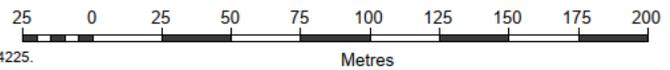


MC/25/1506

Shaftesbury House
Upnor Road ,Upnor
Rochester
ME2 4XB



MC/25/1506 - Shaftesbury House, Upnor Road, Upnor, Rochester, ME2 4XB



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Scale: 1:2500 11/03/26

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Aerial view – site outlined in red



Wider context



View of the building from outside the Arethusa Venture Centre

52



View of the building from Upnor Road and the neighbouring residential dwelling



Elevation of the building fronting the river and attached neighbouring dwelling

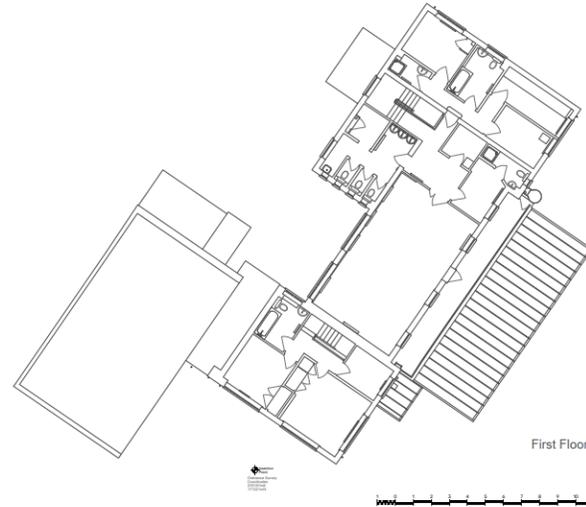
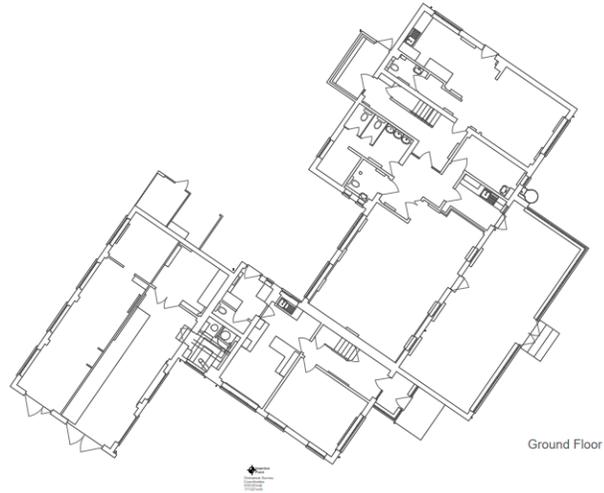
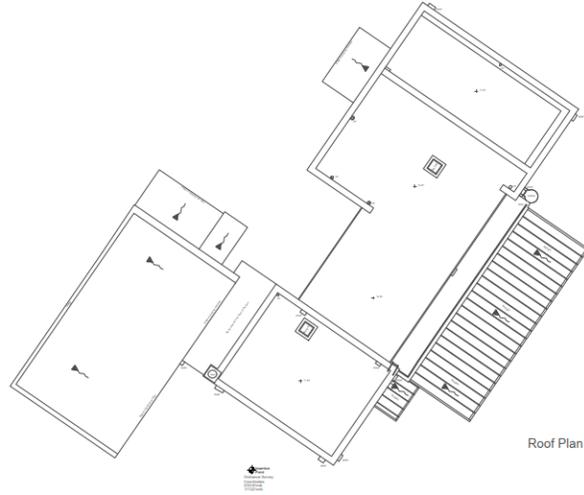
54



Public car park adjacent to the Arethusa Venture Centre



Existing floor layout



Rev No	Rev	Description
Project Title		
Proposed Container Offices & H&M Development at Anethusa Lower Spire, Rochester ME2 4XB		
Drawing Information		
Existing Floor & Roof Plans		
Scale (s)	Date	
1:50	JUNE 2025	
Drawn by	Checked by	
PLANNING		
Drawn by		
25.127.19		
Notes		
<ul style="list-style-type: none"> Drawing may be used for planning and land registry only. Not for construction purposes. The contractor is responsible for checking dimensions, tolerances and construction details and arrangements for the services shown. Dimensions are given in millimetres. When an item is covered by drawings in different scales the larger scale drawing shall be applied. 		



Proposed ground and first floor layout

Existing



Proposed Ground Floor Plan
Scale: 1:50

Insertion Point
Ordnance Survey
Coordinates
579 527 (m)
171 221 (m)

Proposed



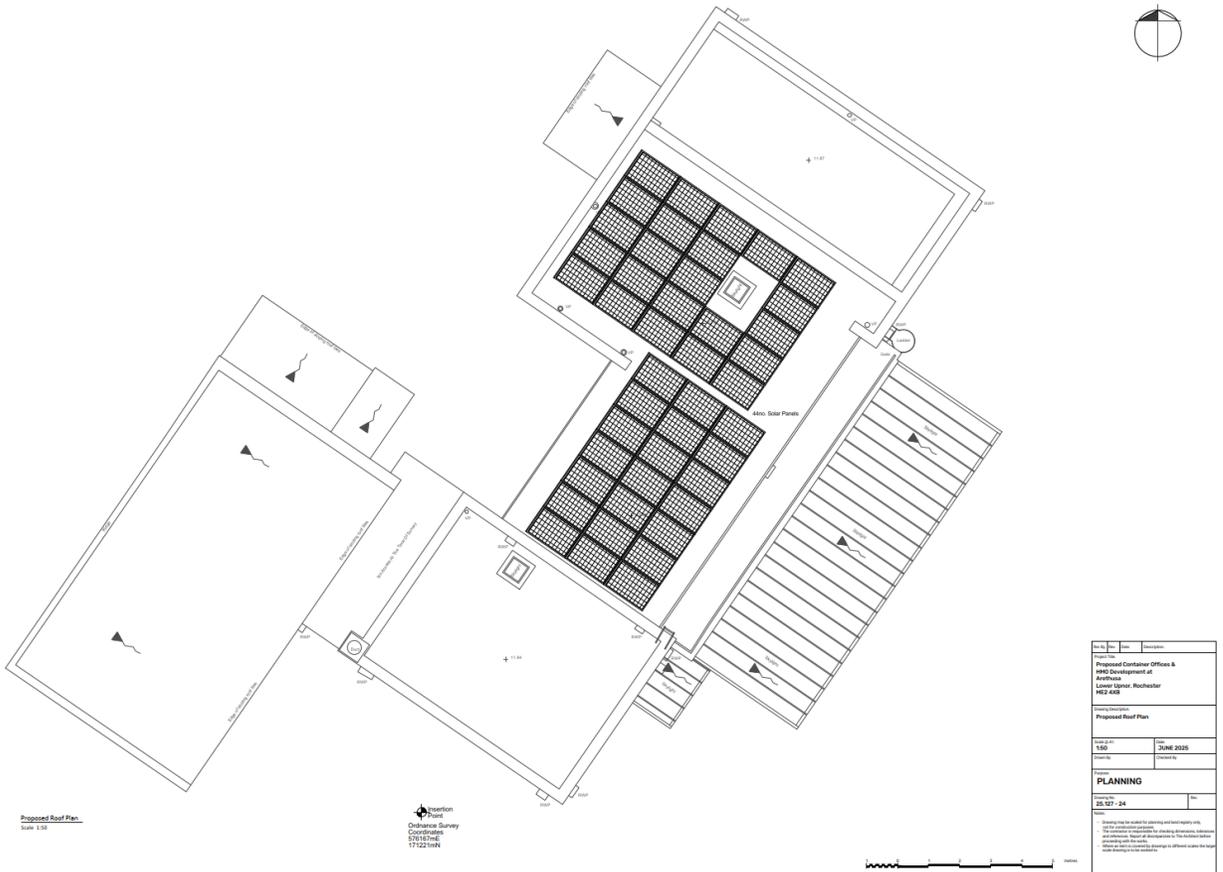
Proposed First Floor Plan
Scale: 1:50

Insertion Point
Ordnance Survey
Coordinates
579 527 (m)
171 221 (m)



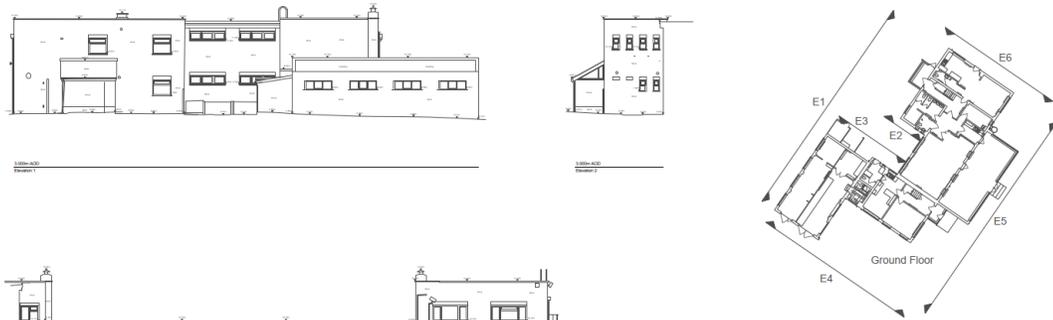
1. 0.00.00.00 Floor Plan amendments 2. 0.00.00.00 Windows added to bathroom 3. 0.00.00.00 Windows added to entrance 4. 0.00.00.00 Windows added to entrance	
Proposed Container Offices 5 500 Development at Ardenia Lutterworth, Leicestershire LE17 4JH	
Proposed First Floor Plan	
Scale: 1:50	Date: JUNE 2025
PLANNING	
25.127 - 23	

Proposed roof plan - solar panels

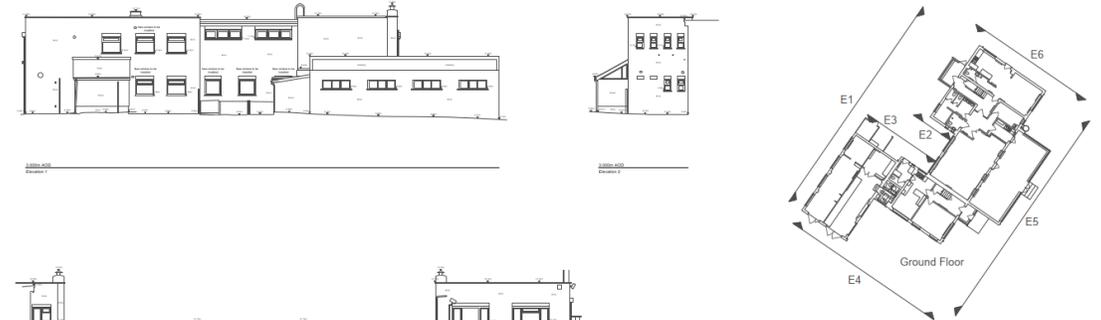


Existing and proposed elevations

Existing



Proposed



Proposed parking for five cars



MC/25/2292

Land Adjacent to 50 Lime Court

Wigmore, Gillingham

ME8 0LP



MC/25/2292 - Land Adjacent To 50 Lime Court, Wigmore, Gillingham, ME8 0LP

25 0 25 50 75 100 125 150 175 200

Metres

Site Location



Site Photos

64



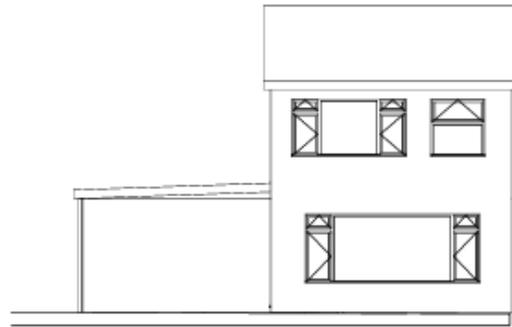
Site Photos



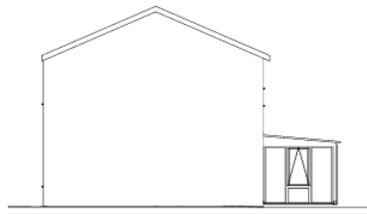
Existing Elevations & Floor Plans



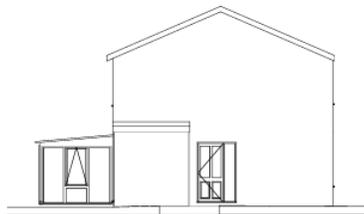
4 Existing West Elevation
1:100



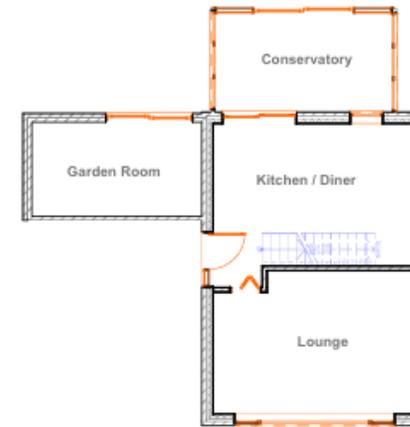
3 Existing East Elevation
1:100



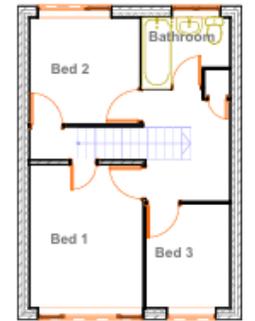
1 Existing North Elevation
1:100



2 Existing South Elevation
1:100

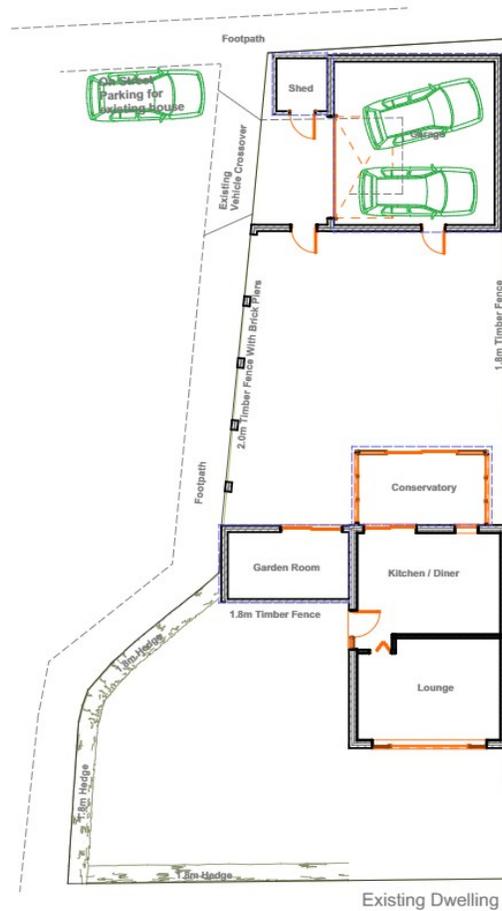


13 Existing Ground Floor
1:100

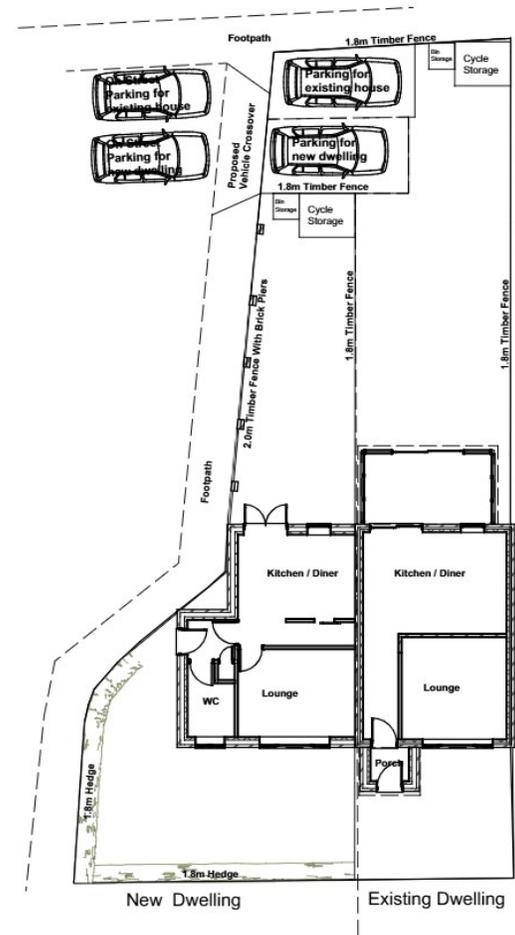


9 Existing Dwelling First Floor
1:100

Existing & Proposed Site Plans

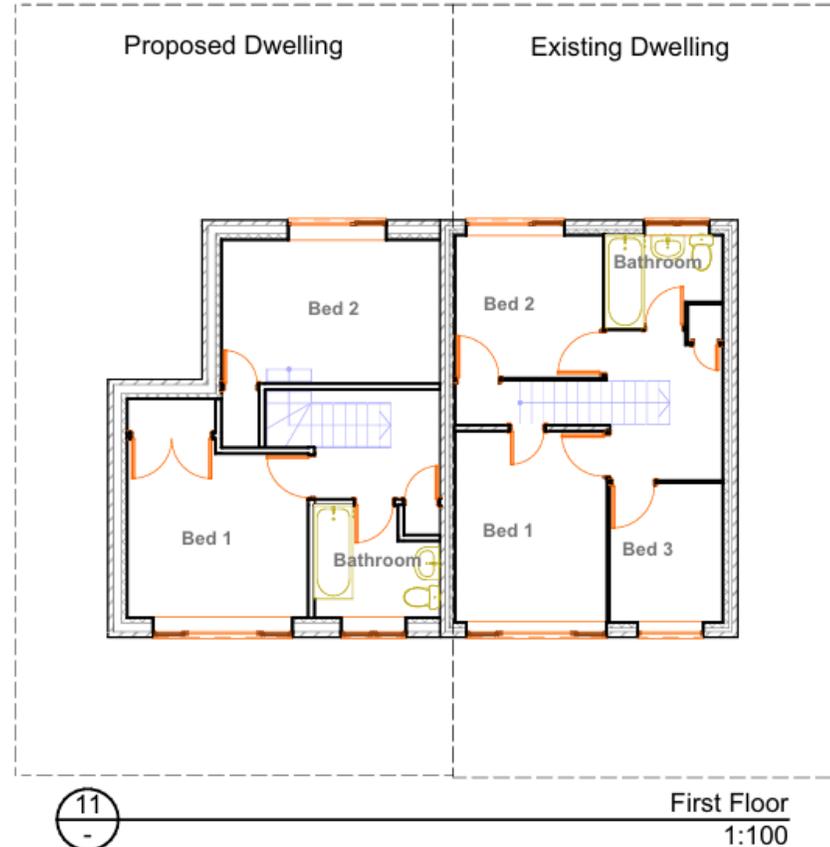
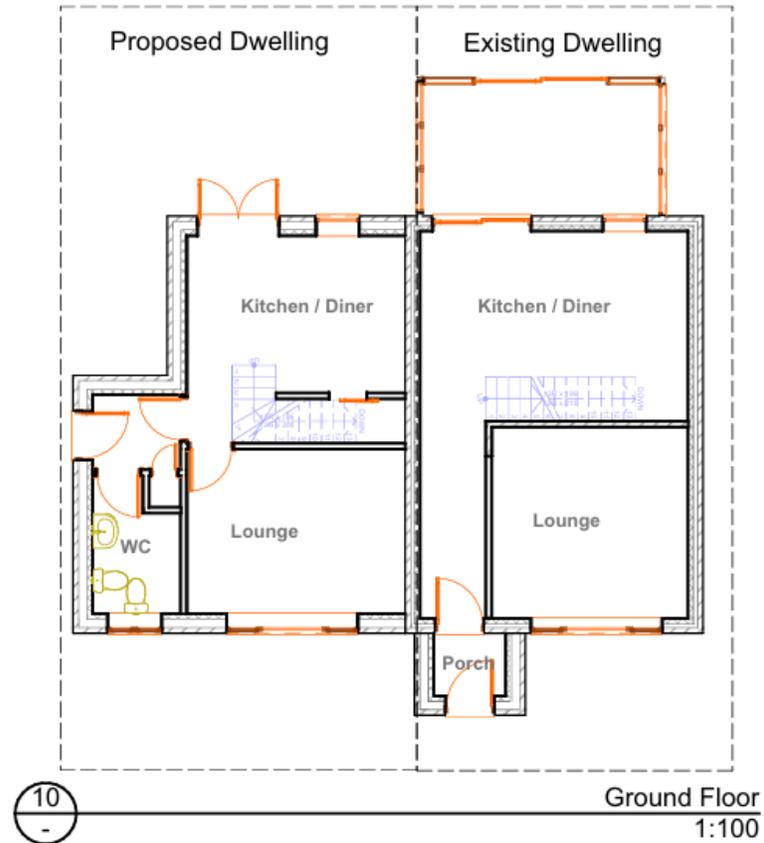


02 Existing Site Plan 1:200

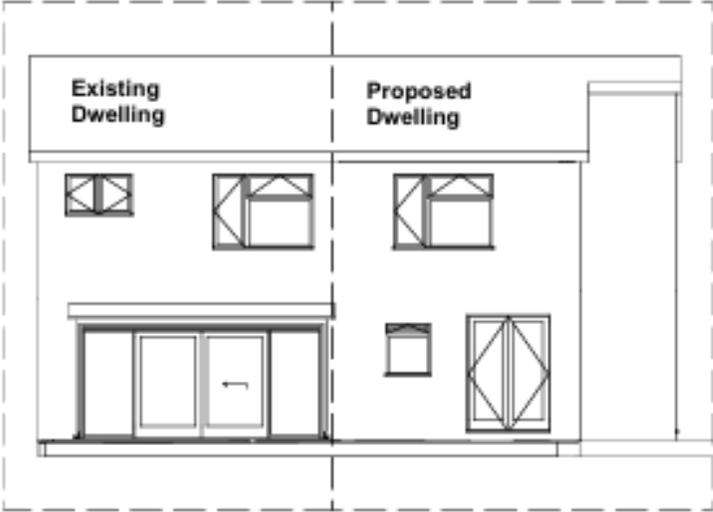


01 Proposed Site Plan 1:200

Proposed Floor Plans

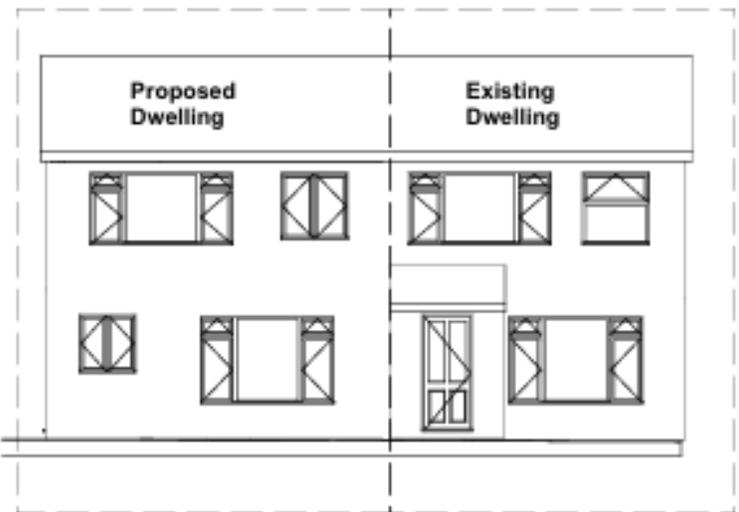


Proposed Elevations



8
-

Proposed West Elevation
1:100



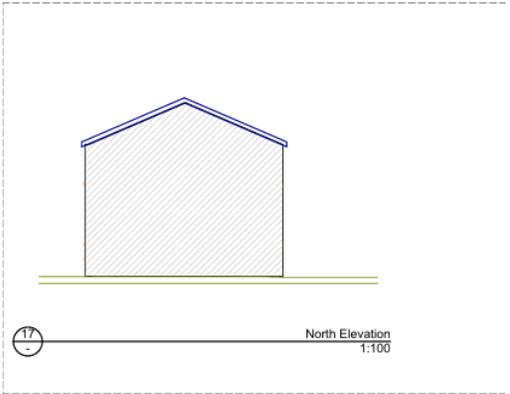
7
-

Proposed East Elevation
1:100



16
-

South Elevation
1:100



17
-

North Elevation
1:100

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