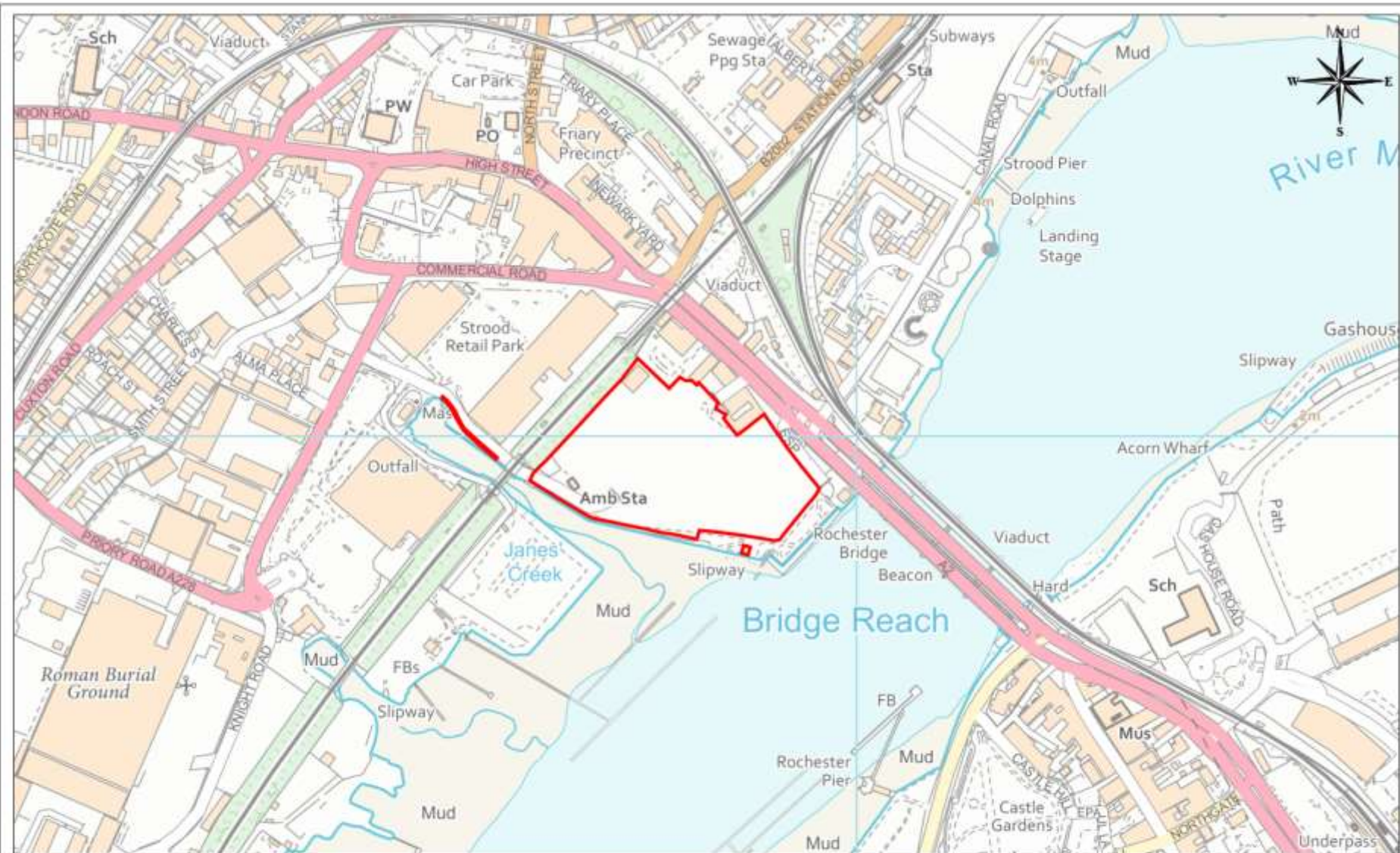


Planning Committee

18th December 2024

MC/24/0308

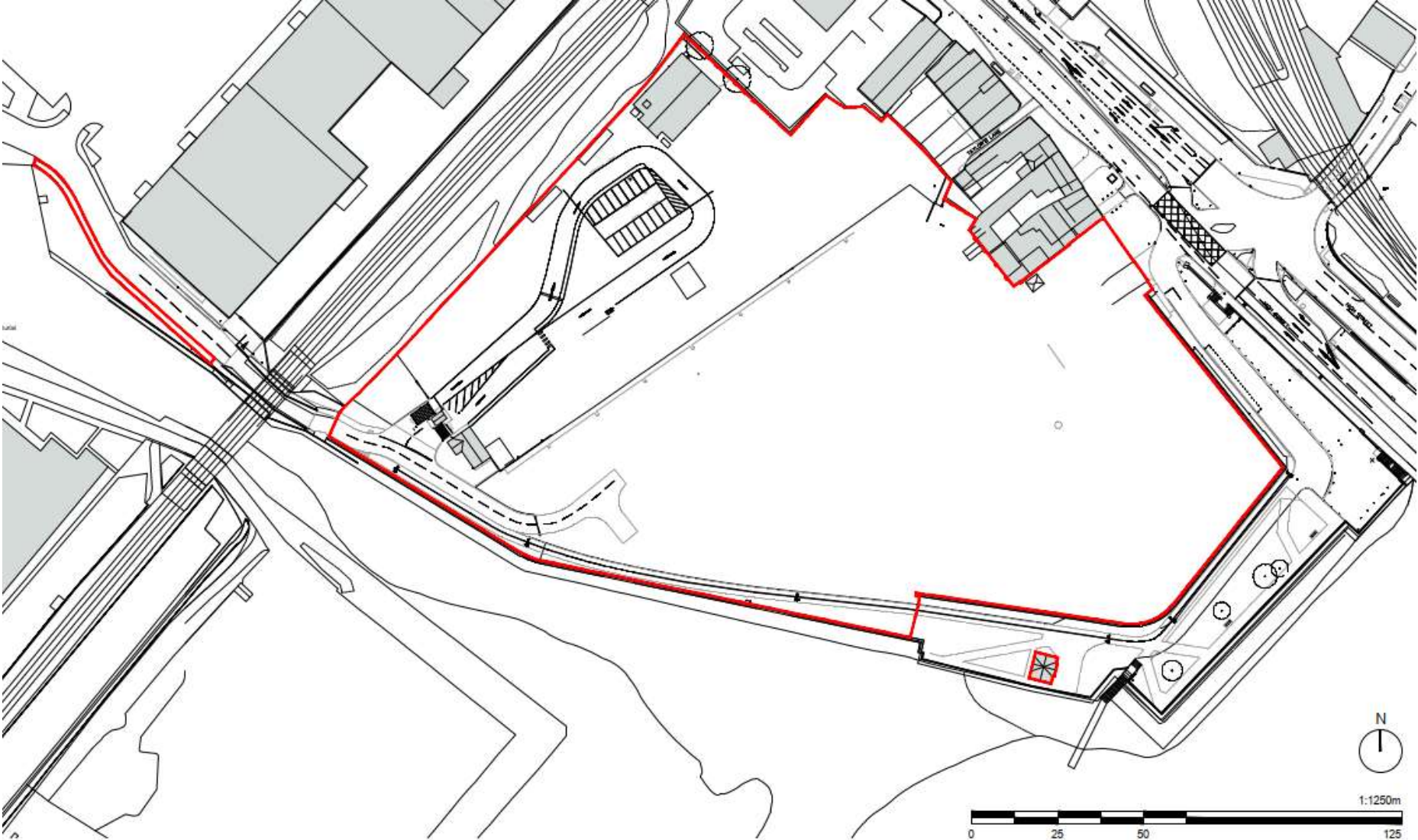
Strood Civic Centre, Rochester, ME2 4AU



MC/24/0308 - Stood Civic Centre, Rochester, ME2 4AU



Site Location Plan





Ariel View of Site

Park

Cake Makers

Hobbycraft Rochester
Save On Kids
Christmas Crafts



A2



Esplanade

A2

Esplanade



Civic Centre

Esplanade

View of
the site



View into and out of the site by Railway Bridge

Looking towards Ambulance Station



Looking towards Retail Park



View along cycle path with site on left of photo



Pumping station to right of photo



View into site with flats on A2 visible in background



Stunning views of Rochester from inside the Site



View of flood wall and grass area outside of Site boundary





Former Aveling and Porter building

View along Esplanade to front of Site

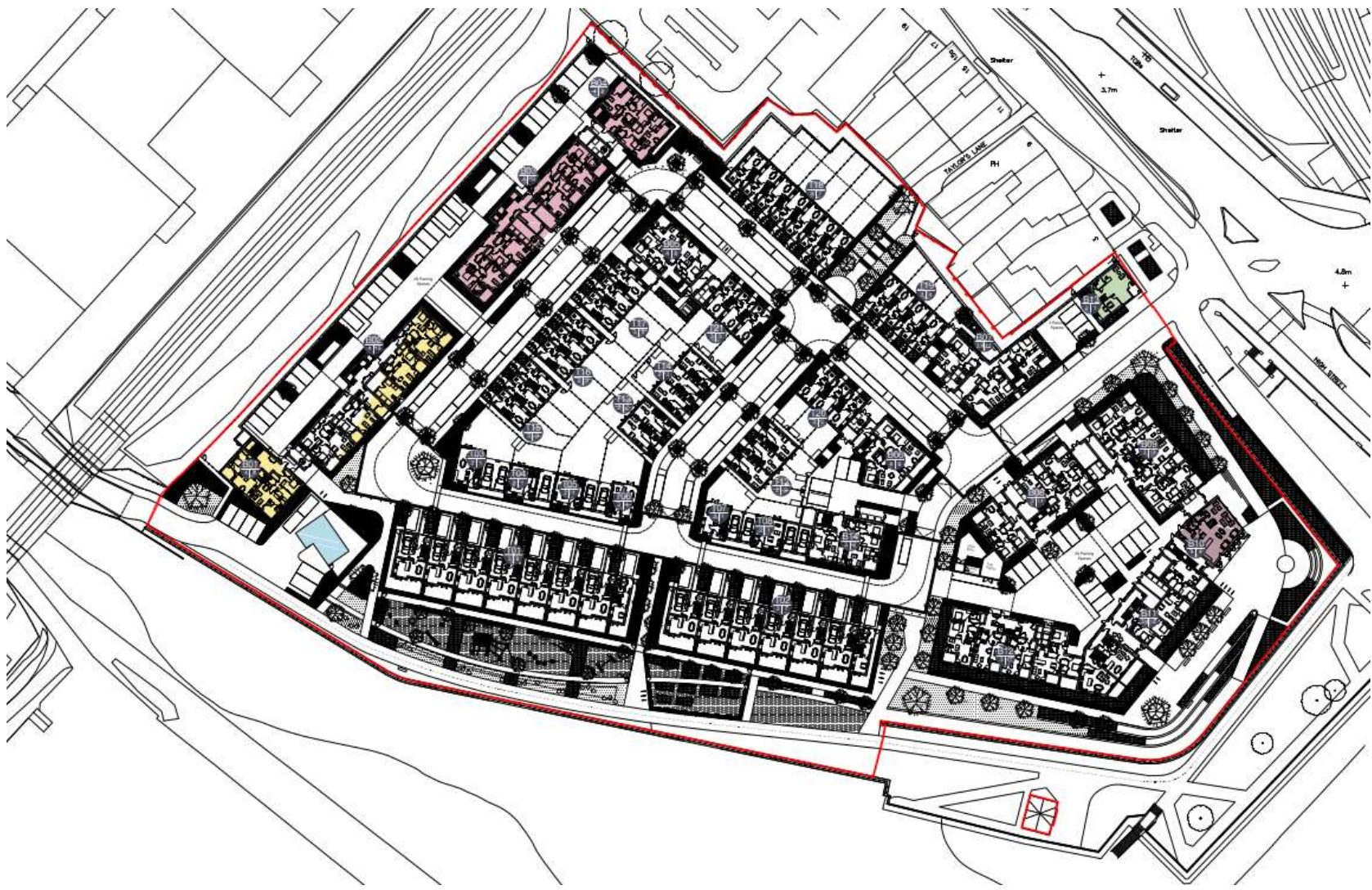
View towards A2



View towards Rochester Bridge



Site Layout Uses



- Site Boundary
- Key**
- Café/ Bar
- Live/ Work Unit
- Ambulance Station
- Affordable
- Shared Ownership

Building Heights



Key

- 1 Storey
- 2 Storeys
- 3 Storeys
- 4 Storeys

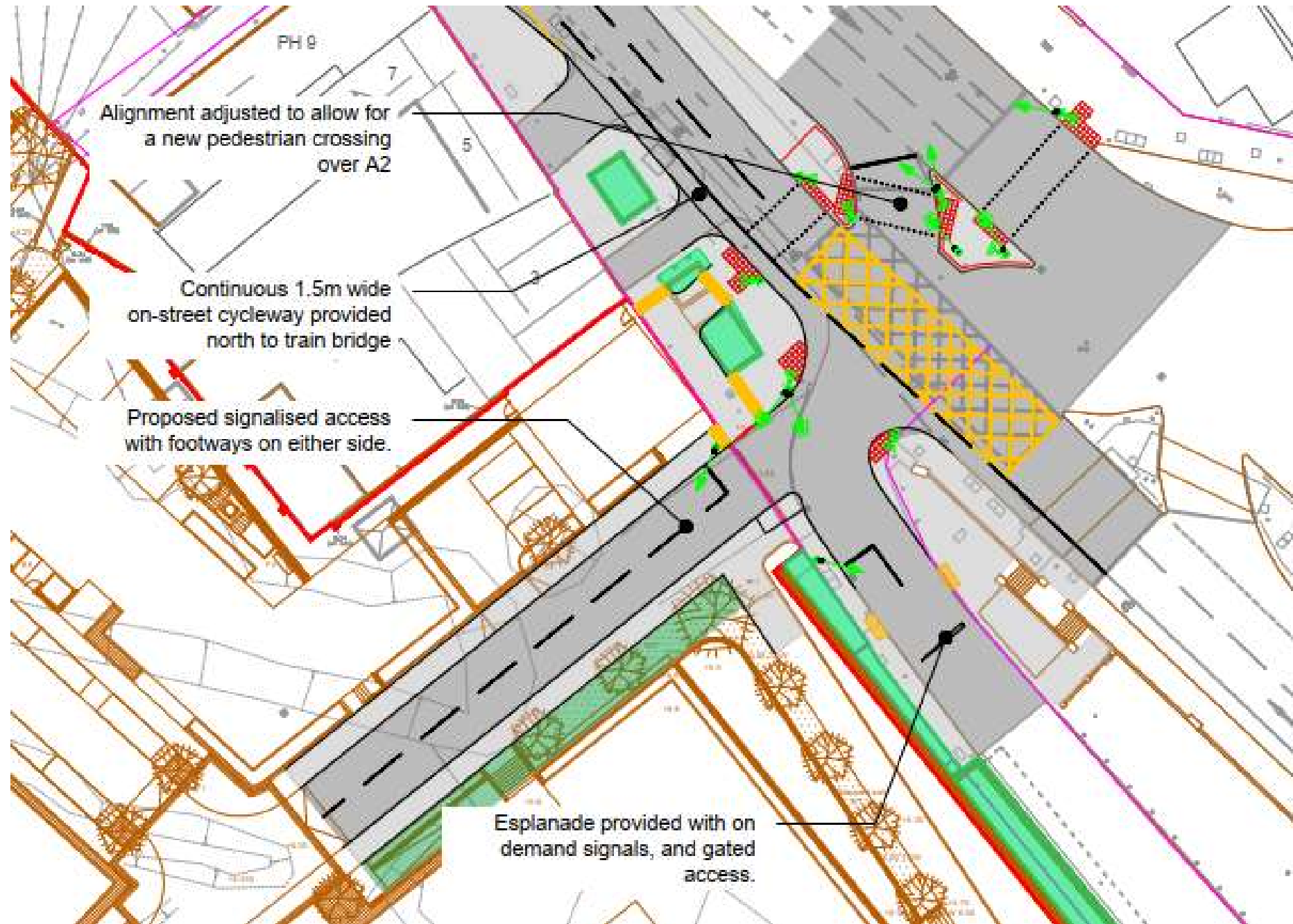
Parking



Proposed Landscaping



Proposed Access Arrangements



Proposed street elevation showing the pumping station to the left and Rochester Bridge to the right



Proposed street elevation showing the pumping station to the right and Rochester Bridge to the left



Proposed street elevation fronting the cycle path and River (Rochester Bridge to the right)



Proposed street elevation of the front entrances of the houses shown above



Proposed street elevation from the A2 with existing properties to right



Proposed street elevation of the houses within the site set behind the existing properties on the A2



Proposed street elevation of apartments to west of site looking towards railway line (A2 to right)



Proposed internal street elevation (A2 to left)





Image of proposed elevations looking from Rochester

Former Aveling and Porter building



Proposed development on site of former Aveling and Porter building



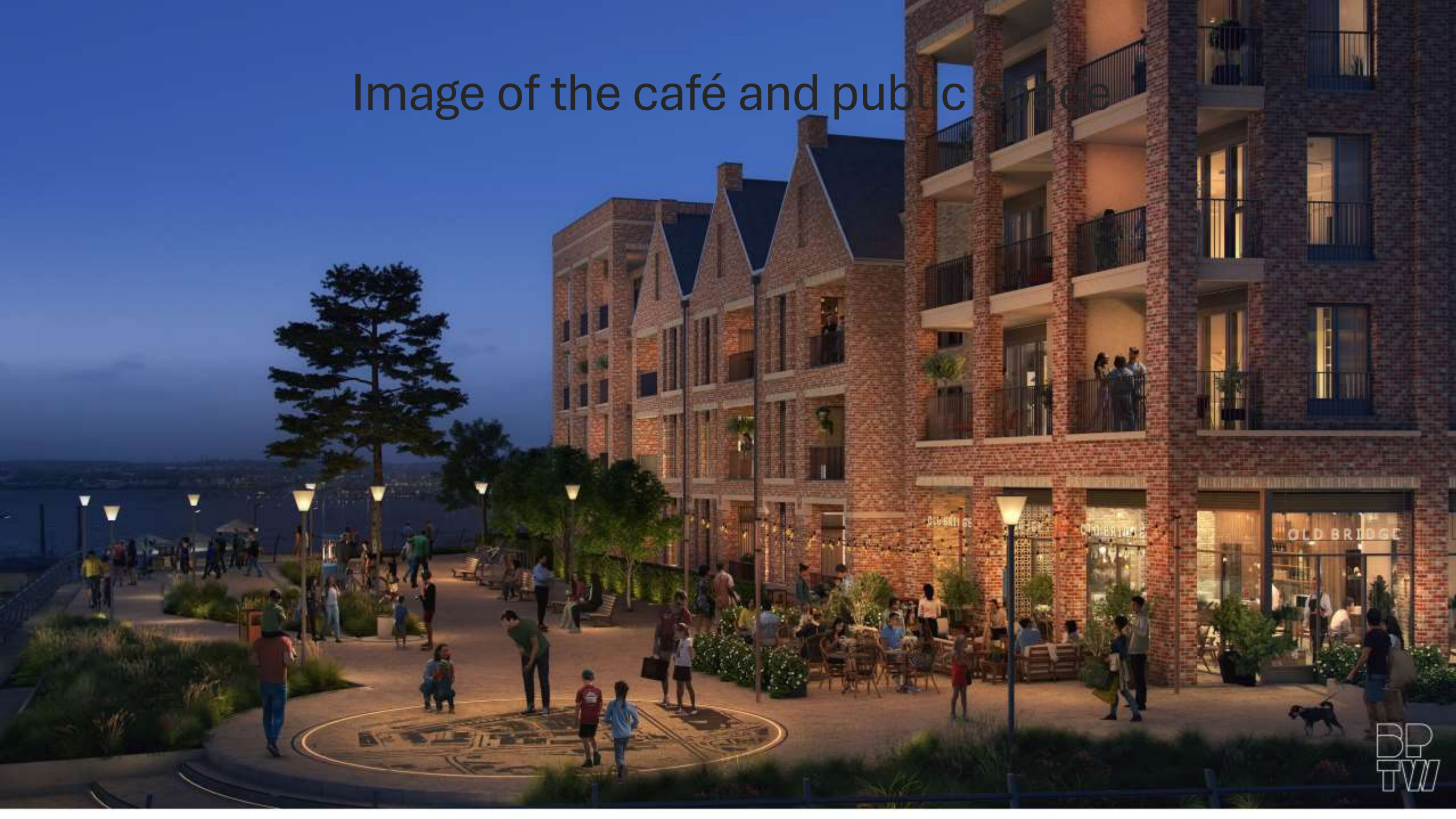
Proposed houses overlooking the play space and cycle path





Illustration of one of the proposed streets

Image of the café and public space



MC/24/0251

43 – 47A Luton High Street, Luton, Chatham, ME5 7LP



MC/24/0251 - 43 - 47A Luton High Street, Luton, Chatham, ME5 7LP



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Scale 1:2500 29/11/24

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Aerial View



Front elevation and street scene

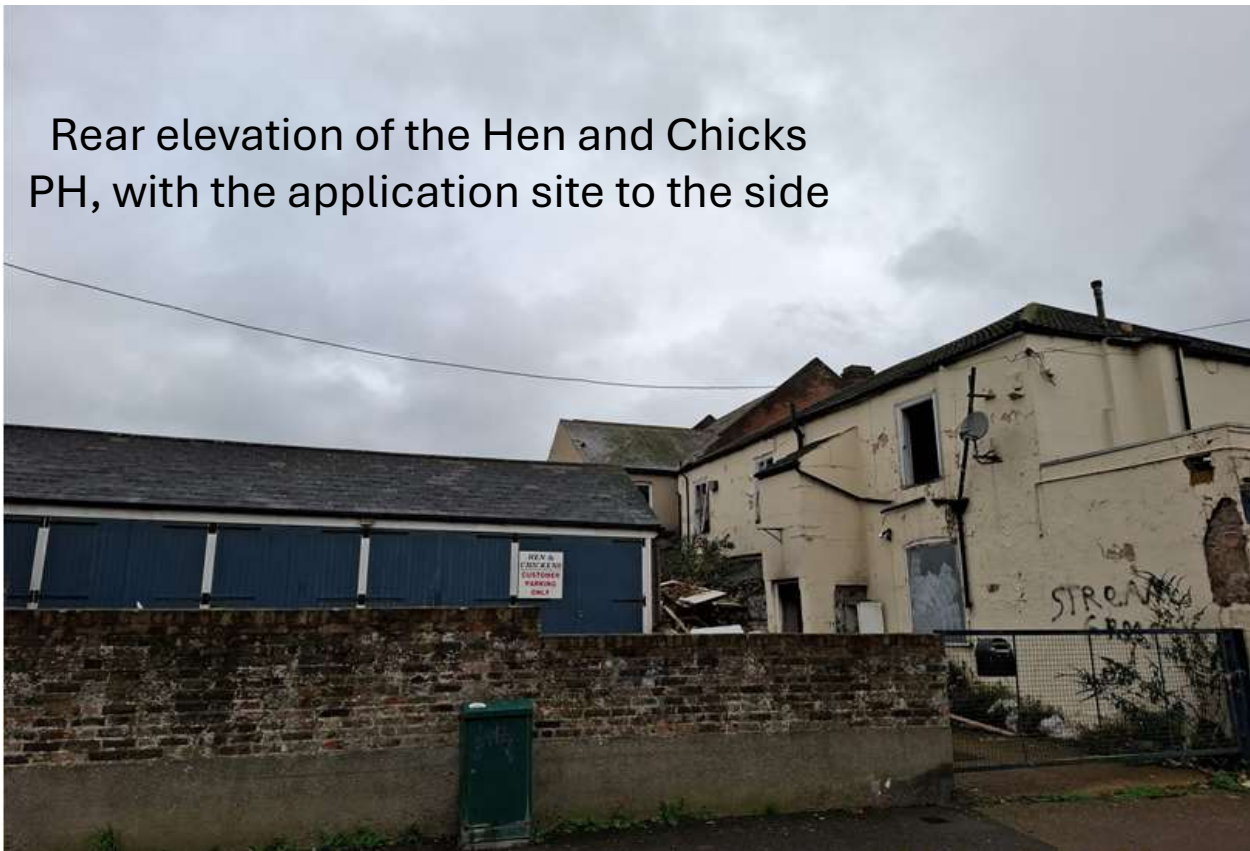


Access between the application site on the left and 49 Luton High Street (residential property to the end of the access)

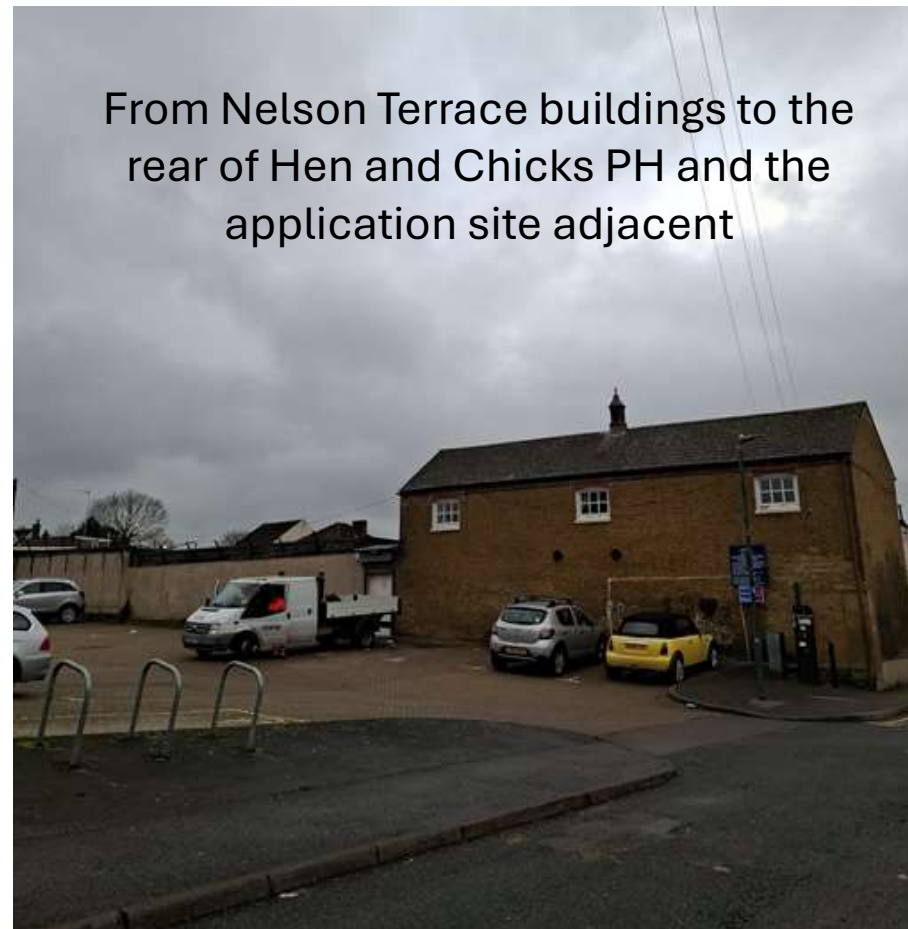


From Nelson Terrace

Rear elevation of the Hen and Chicks PH, with the application site to the side



From Nelson Terrace buildings to the rear of Hen and Chicks PH and the application site adjacent

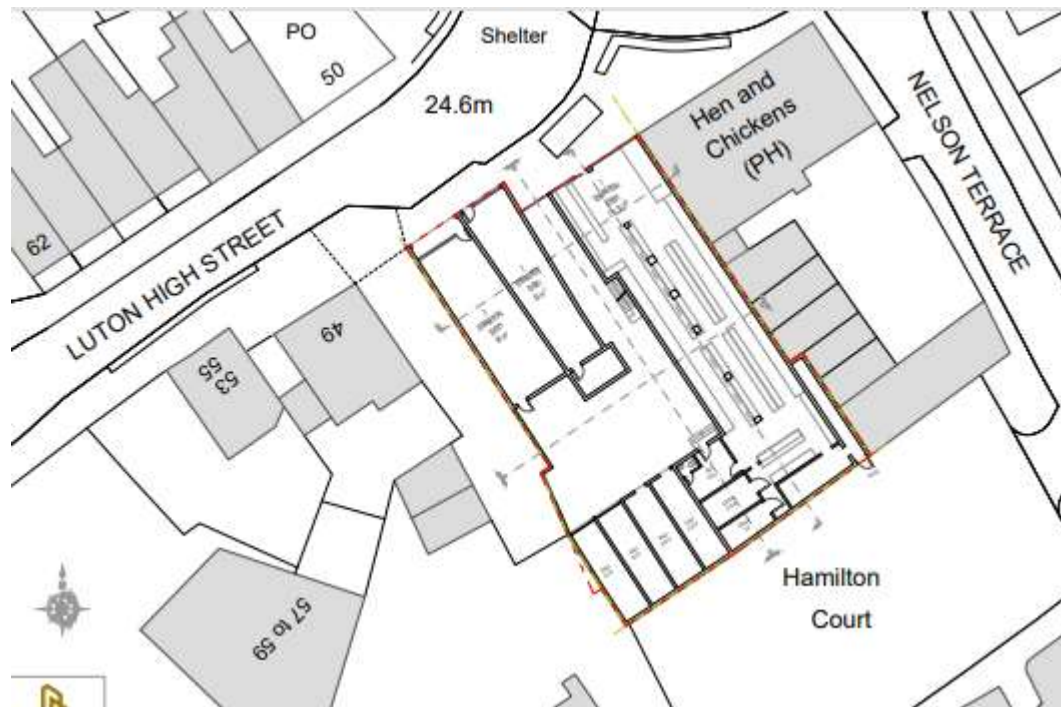


Proximity of site to residential dwelling and rear wall of the site

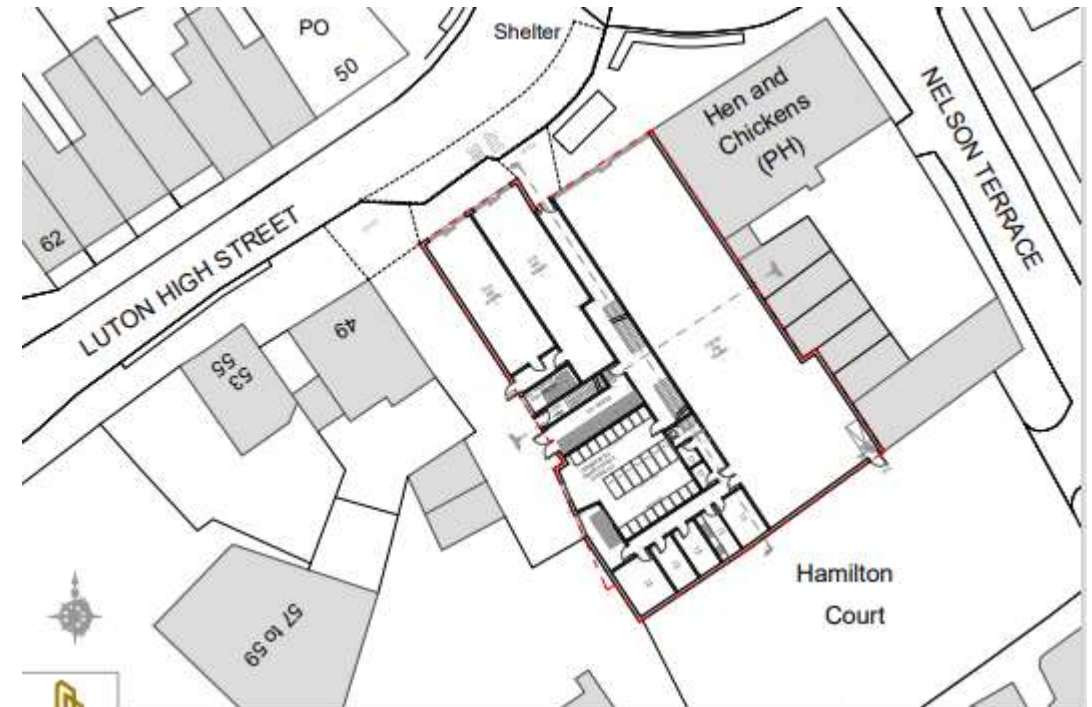


Existing and proposed block plans

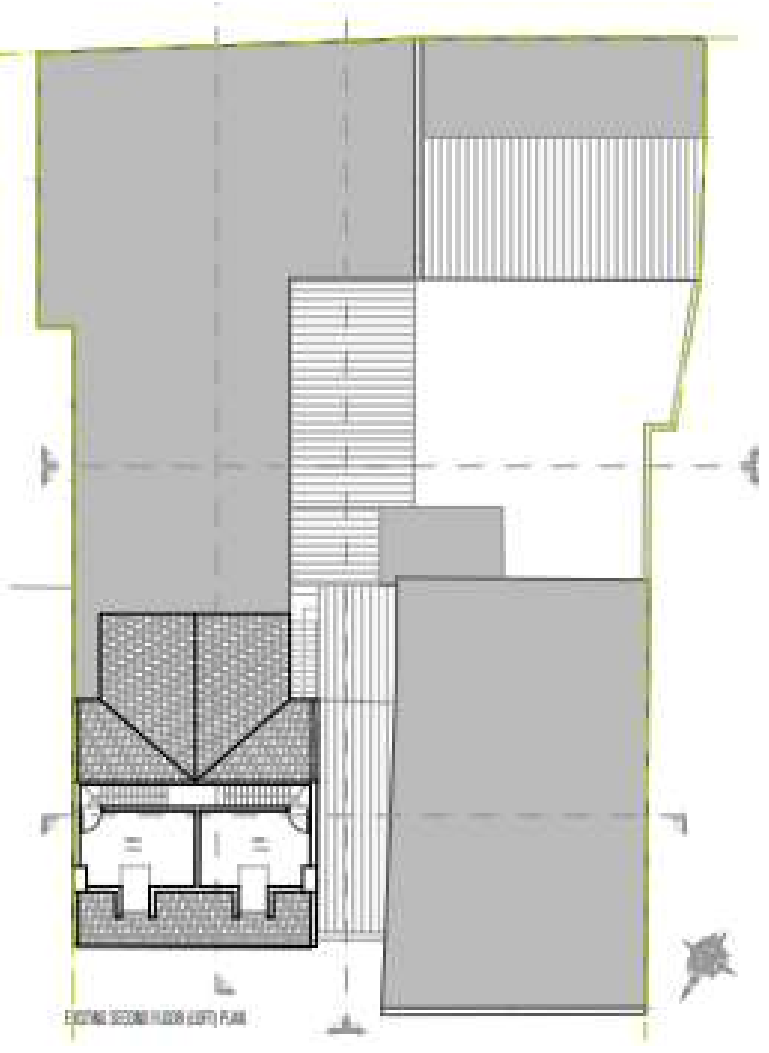
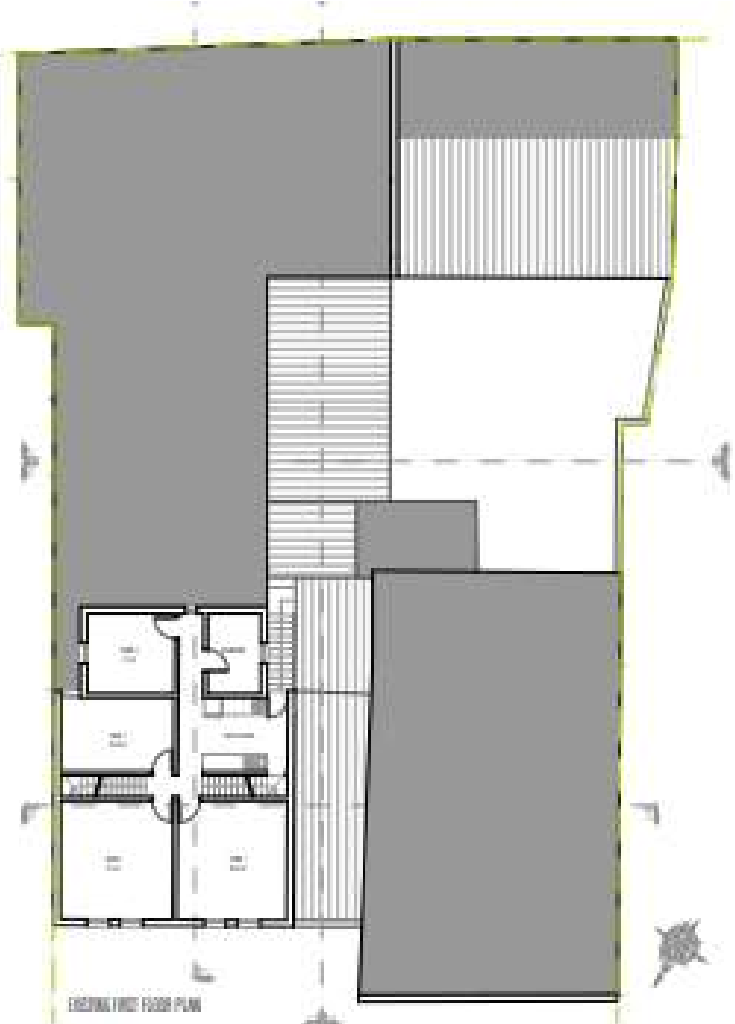
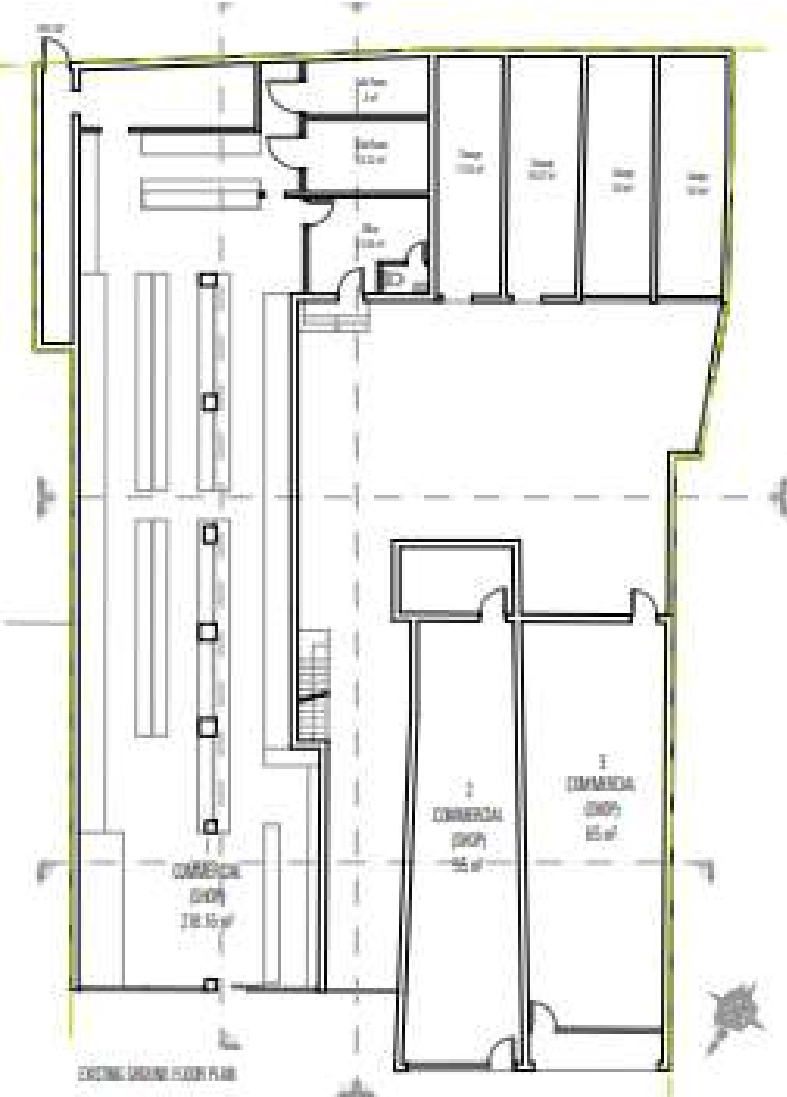
Existing



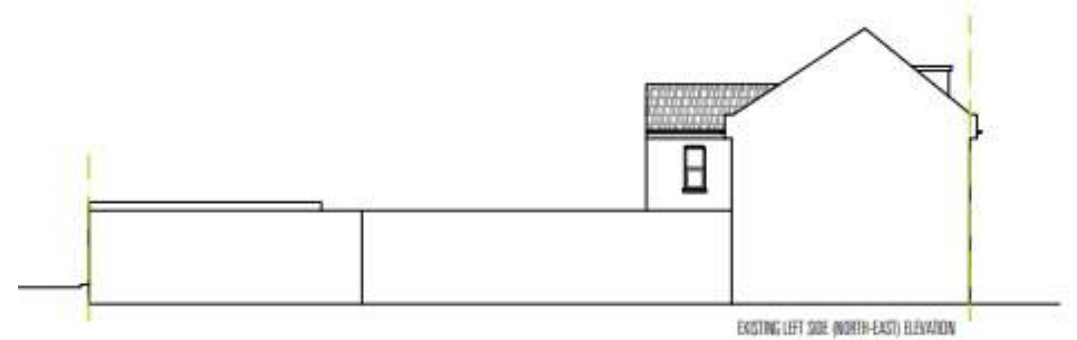
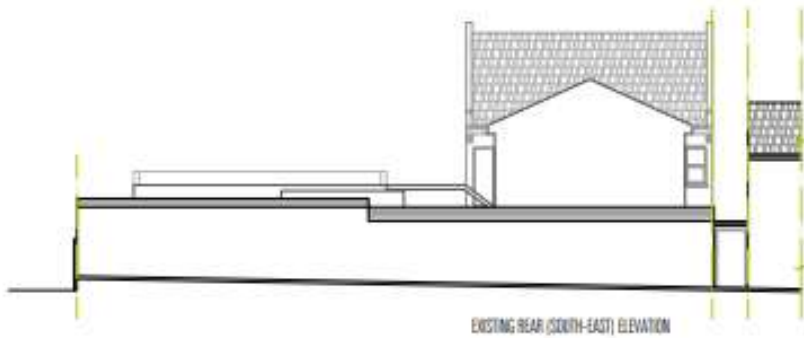
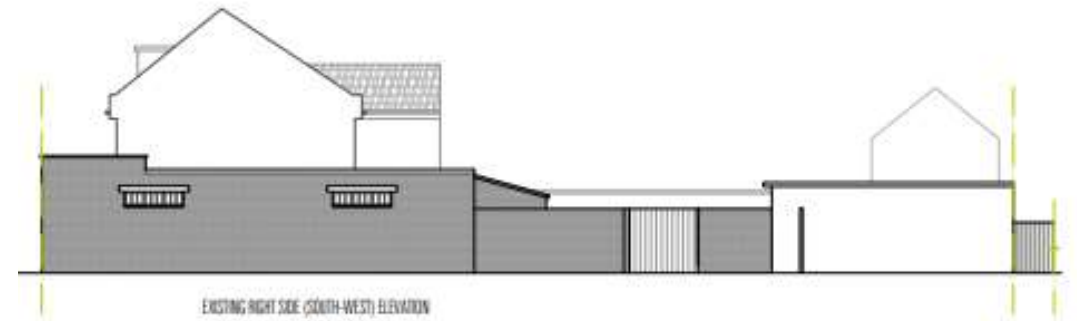
Proposed



Existing ground, first and second floor layouts



Existing elevations



Proposed front and rear elevations

Front elevation

- 1 - ROOF
- 2 - EXTERIOR WALL CLADDING
- 3 - FLOOR
- 4 - EXTERIOR WALL CLADDING WINDOW
- 5 - CURB



PROPOSED FRONT (NORTH-WEST) ELEVATION

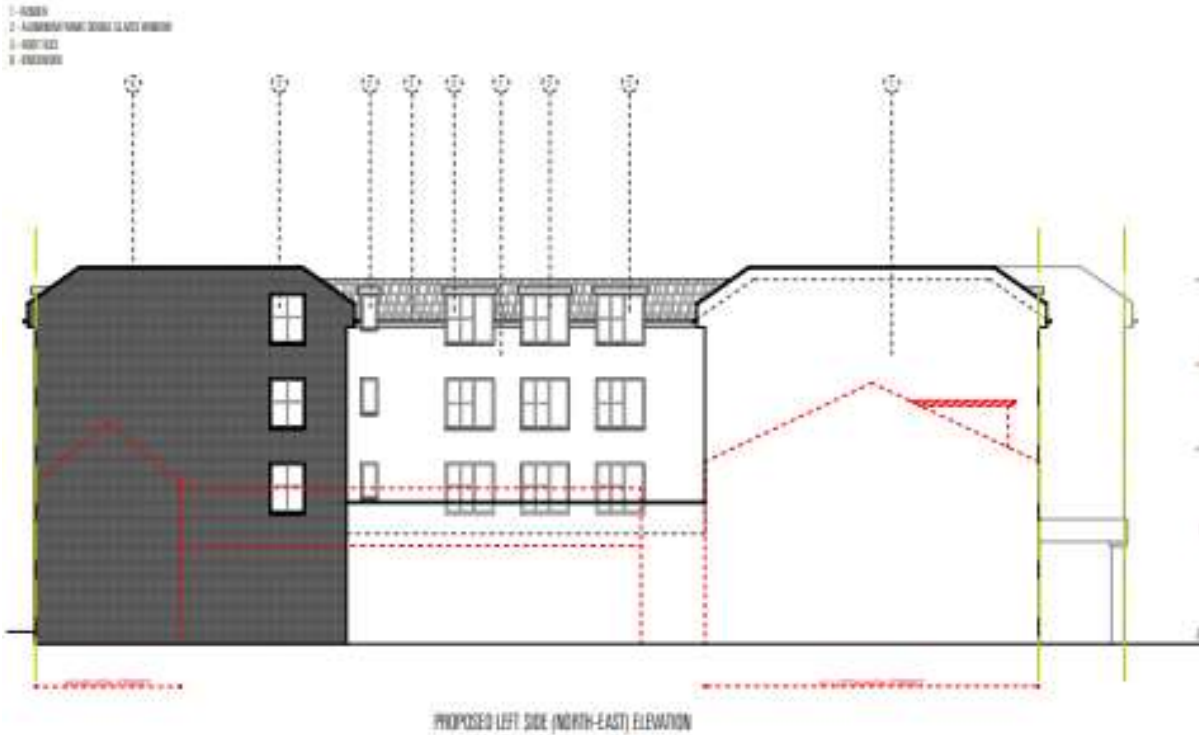
Rear elevation



PROPOSED REAR (SOUTH-EAST) ELEVATION

Side elevations

North east elevation

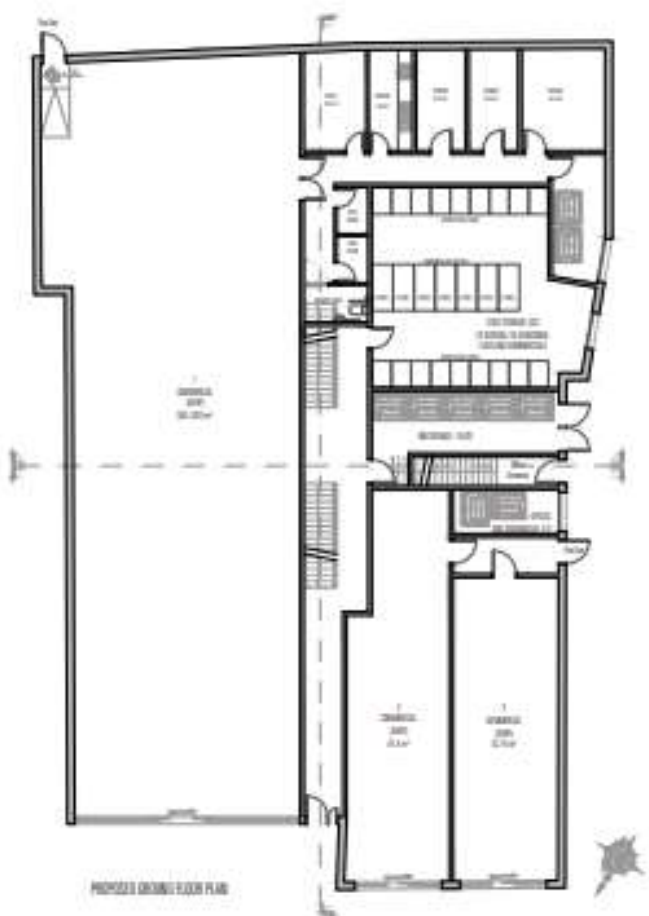


South west elevation

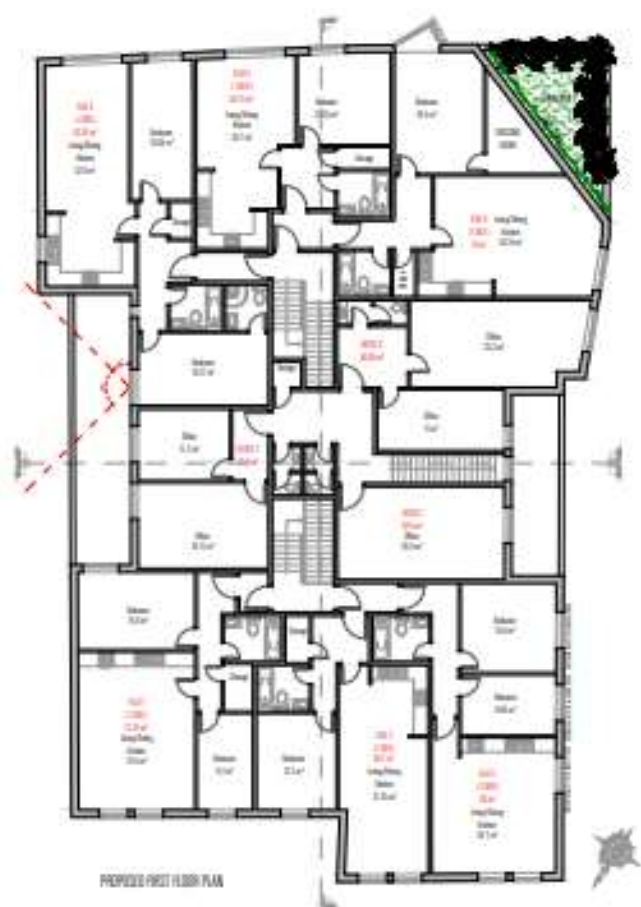


Proposed floor layouts

Ground floor



First floor



Second floor



Proposed floor layouts

Third floor



Roof

