



TO ALL MEMBERS OF MARDEN PARISH COUNCIL PLANNING COMMITTEE

Dear Councillor

YOU ARE HEREBY SUMMONED TO ATTEND the Marden Parish Council Planning Committee meeting be held on Tuesday 3rd June 2025 in the Parish Office Meeting Room, Marden Memorial Hall, Goudhurst Road, Marden commencing at 7.30pm.

Alison Hooker

Alison Hooker (Mrs)

Clerk to Marden Parish Council / t: 01622 832305 / e: clerk@mardenkent-pc.gov.uk /

w: www.mardenkent-pc.gov.uk

29th May 2025

AGENDA

If you have any questions etc that you wish to ask regarding this meeting please contact the Clerk on 01622 832305 or email clerk@mardenkent-pc.gov.uk

014/25 PRESENT:

015/25 APOLOGIES:

To receive apologies for absence.

Cllrs to inform the Clerk by 5pm on the day of the meeting if they will not be taking part in the meeting.

016/25 APPROVAL OF PREVIOUS MINUTES:

To receive and agree the minutes of the meeting held on 20th May 2025.

017/25 CLLR INFORMATION

Declarations of Interest

Cllrs to declare interests on any item listed on the agenda.

Granting of Dispensation

If relevant Cllrs to request dispensation on any item listed on the agenda.

018/25 IDENTIFICATION OF ITEMS INVOLVING PUBLIC SPEAKING

Members of the public to inform the Chairman if they wish to raise anything under this item or speak on any agenda item.

019/25 PLANNING APPLICATIONS WITHIN MARDEN PARISH

PRIOR NOTIFICATION

25/501984/PNMA – The Taj of Kent, Church Green, Marden

Prior notification for the change of use of the first floor from Commercial, Business and Service (Use Class E) to residential (Use Class C3) providing three self-contained flats (3 x 1 bedroom).

[25/501984/PNMA | Prior notification for the change of use of the first floor from Commercial, Business and Service \(Use Class E\) to residential \(Use Class C3\), providing three self-contained flats \(3 x 1 bedroom\). For its prior approval to: Transport impacts of the development, particularly to ensure safe site access - Contamination risks in relation to the building - Flooding risks in relation to the building - Impacts of noise from commercial premises on the intended occupiers of the development - Where the building is located in a conservation area, and the development involves a change of use of the whole or part of the ground floor, the impact of that change of use on the character or sustainability of the conservation area - The provision of adequate natural light in all habitable rooms of the dwellinghouses - The impact on intended occupiers of the development of the introduction](#)

[of residential use in an area the authority considers to be important for general or heavy industry, waste management, storage and distribution, or a mix of such uses; and where the development involves the loss of services provided by a registered nursery, or a health centre maintained under section 2 or 3 of the National Health Service Act -The impact on the local provision of the type of services lost - Where the development meets the fire risk condition, the fire safety impacts on the intended occupants of the building. . | The Taj Of Kent Church Green Marden Kent TN12 9HS](#)

NON-MATERIAL AMENDMENTS

25/501968/NMAMD – 1 Jasmine Villas, Goudhurst Road, Marden

Non-material amendment to 24/503064/FULL – Loft conversion with L shaped dormer to rear elevation and 2 rooflight windows to front elevation. Relocation of side dormer window and internal layout alterations

[25/501968/NMAMD | Non Material Amendment to 24/503064/FULL: Loft conversion with L shaped dormer to rear elevation and 2 No rooflight windows to front elevation - Relocation of side dormer window & internal layout alterations | 1 Jasmine Villas Goudhurst Road Marden Kent TN12 9JH](#)

020/25 STREET TRADING APPLICATION

Application for Street Trading Consent for Burger Van at junction of Pattenden Lane and Wheelbarrow Industrial Estate

021/25 MBC DECISIONS & APPEALS

Decisions

Cllrs to receive MBC Decisions on Marden planning applications.

Decisions outside Marden Parish

Cllrs to receive MBC Decisions on outside Marden planning applications.

Appeals

022/25 OTHER PLANNING ISSUES:

MBC Planning Committee

Cllrs to note the next MBC Planning Committee meeting on 19th June 2025.

023/25 MARDEN NEIGHBOURHOOD PLAN (MNP)

024/25 INVOICES FOR PAYMENT:

Invoices for payment will be submitted to the meeting.

The Chairman will then read out the following statement:

I PROPOSE THAT PURSUANT TO PUBLIC BODIES (ADMISSION TO MEETINGS) ACT 1960, THE PUBLIC BE EXCLUDED FROM THE MEETING BECAUSE OF THE CONFIDENTIAL NATURE OF THE FOLLOWING BUSINESS TO BE TRANSACTED:

Any members of the public still in attendance will be asked to leave the meeting for the following item:

025/24 ENFORCEMENT

New/Reported Alleged Enforcement

MBC Update on Enforcement