

SUPPLEMENTARY REPORT

FULL COUNCIL

DATED 28 October 2025

Kings Hill

TM/24/01270

Kings Hill

Location: GIBSON BUILDING GIBSON DRIVE KINGS HILL WEST MALLING
ME19 4LZ

Proposal: Refurbishment of Gibson East office building, comprising the removal of a corridor link to the grade II listed Gibson West building (and remedial works to the listed facade) minor changes to the external envelope of Gibson East (new external doors / windows and the addition of PV cells to the pitched roof), modifications to site parking and internal circulation, addition of a plant enclosure, single-storey external store, refuse store and cycle shelter.

DPHEH: Following publication of the main report further discussion has been had regarding the provision of BNG in relation to the development. BNG is only required for new building works whereas the application involves the demolition of the link, changes to external elevations as well as the external store building. There is therefore only a need for the BNG provision to be agreed prior to the commencement of work on the external storage building. It is therefore considered that an amendment to the wording of condition 15 to relate it only to the construction of the storage building would allow other works to be commenced whilst the condition relating to BNG matters is discharged. It is therefore proposed to amend the recommendation to revise the wording of condition 15 to enable the other works to commence prior to the storage building.

AMEND RECOMMENDATION: Grant Planning Permission subject to the conditions as listed on the main report with condition 15 revised as follows:

- 15 The construction of the external storage building may not be begun unless—**
(a) a biodiversity gain plan has been submitted to the planning authority, and
(b) the planning authority has approved the plan.

Reason: To ensure the development complies with Schedule 7A of Section 90 of the Town and Country Planning Act 1990.

This page is intentionally left blank