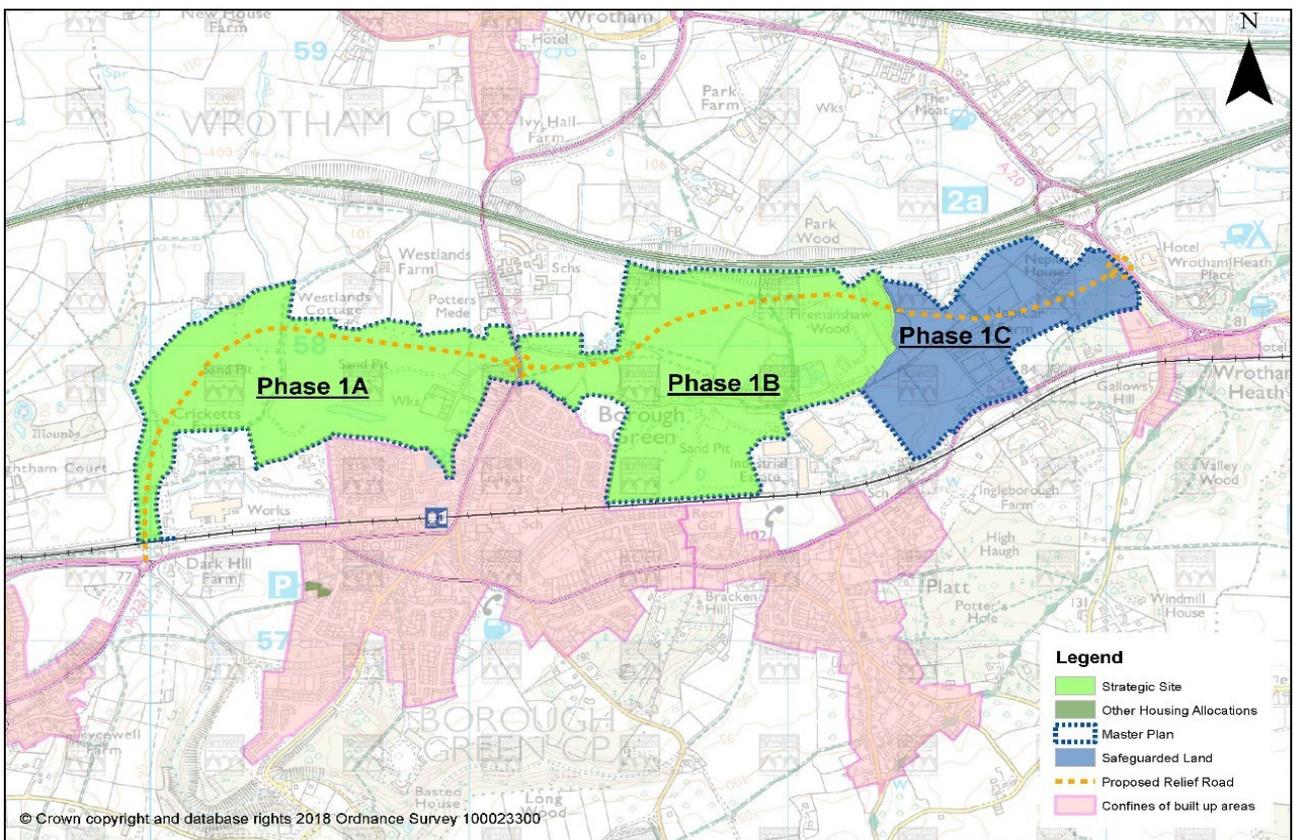


Local Plan - Strategic Site – Borough Green Gardens

Tonbridge & Malling Borough Council (TMBC) are required by central Government to produce a Local Plan for assessed additional housing needs of 6,828 dwellings by 2031.

As part of the exercise land has been identified to meet these needs. One of the key areas earmarked for development is “**Borough Green Gardens**”. This proposed development straddles four parishes, including Ightham, with the western end of Phase 1A/B in our parish. The development will be completed in 3 phases:

- Phases 1A & 1B, with 1,720 dwellings, are expected to be completed by 2031.
- The residual amount of Phases 1A and 1B, 380 dwellings, is anticipated to be delivered in the post-plan period along with Phase 1C, 900 dwellings.
- The overall development of 3000 dwellings will account for approximately 44% of the housing needs in the entire Tonbridge & Malling Borough.



Key pieces of infrastructure necessary to support the development will include:

- a relief road linking the A25 (at Dark Hill roundabout in Ightham) in the west to the A20 in the east at Nepicar, providing relief along the A25 through Borough Green. It will be required to be completed and open before or by, no later than the completion of 15% of the total number of dwellings
- 2 primary schools – 1 x 2 form entry; 1 x 3 form entry
- secondary education – proportionate contribution to provision of a new school in the north-east part of the Borough.
- Healthcare

Please take time to look at the plan in detail and consider that part of this development is within our village. Inevitably Ightham will feel the impact on the infrastructure and roads throughout the village and surrounding areas. The development is within metropolitan Green Belt and 10% falls within the Area of Outstanding Natural Beauty (AONB), which once lost will never be returned.

The Local Plan is currently in draft and is due to go to full public Consultation after **12th September** at which point The Parish Council and members of the public will have an opportunity to comment. Please look on our website www.ightham.org for further details.

A full copy of the draft Local Plan along with all the evidence and supporting documents is available on the TMBC website www.tmbc.gov.uk under Planning. Alternatively contact the Parish Clerk ighthamclerk@gmail.com who can email you a copy of the draft local plan.

If you have any comments on the Local Plan which you would like to express to the Parish Council, please kindly email the Parish Clerk. Members of the public are always welcome to attend the monthly Parish Council meetings in Ightham Village Hall at 7.30pm. Meetings are held on the 3rd Tuesday of each month, with the next meeting scheduled for Tuesday 17th July.

Ightham Parish Clerk: ighthamclerk@gmail.com