

Kings Hill - Outline Planning Permission			Phase 3
The submission is summarised as follows:-			
		<b>Completed</b>	
<b>A228/ Tower View improvements</b>	Improvements to the way/ tower View roundabout in accordance with Condition 15		
	Prior to the first occupation of the 200th dwelling or three years from the date of the commencement of development (which was 3 April 2017). Whichever is the latest.		
<b>Allotments</b>	New allotments to be provided at Hath Farmsubject to community consultation. Completed by occupation of 400th dwelling.		
<b>Bus service improvements</b>	Completed contribution to bus service and transport measures.		
<b>Community Centre Extension</b>	Area 308: Prior to 200th unit or 3 years from Implementation (which was 3 April 2017).		
<b>Children's and young persons' areas</b>	Linear Park - Childrens play ares. Mid 2019.		
	GS4 in L2 (square in area 1) - The play area and landscaping to be completed in the first planting season following completion of the devleopment immediately adjacent to the square.		
	GS4 also informatlly in L9 adj parcels 10 and 11 (Area 306)		
<b>Crispin Way Car Park</b>	Construction of 19 car parking spaces at Crispin Way prior to the occupatio of the 100th dwelling.		
<b>Cycle links to safeguard principles of Kent County Council's Tonbridge &amp; Malling Cycling Strategy</b>	Generally as development progresses.		
<b>Gibson Drive traffic calming</b>	Following the completion of the current development on Churchill Square.		
<b>Greenways/ greens/ squares/ other landscaped areas</b>	Residential parcel 1 which incorporates the square L2. The play area and landscaping to be completed in the first planting season following completion of the development immediately adjacent to the square.		
	Greenway L6 within 306 North to be within 6 months of completion of the latter of residential development parcel 4 or 5.		
	Greenway L7. Within 6 months of completion of the latter of residential development of Area 7 or 8.		
	Greenway L8. Within 6 months of completion of the latter of residential development of Area 6 or 7.		
	Greenway L9. Within 6 months of completion of the latter of residential development of parcels 10 or 11.		
	Greenway L10 and L11. Within Area 303 to be within 6 months of completion of development of the latter of Parcels 6, 7, 8, 10 or 11		
	Offsite Amenity Green Space at Heath Farm made available by 300th dwelling.		
<b>Natural green spaces</b>	Natural green space at Heath Farm made available by 300th dwelling.		
	Area 306 North - L1 benefits from existence of some mature trees wihtin the landscape buffer to Tower View which will be retained where possible.		

	Natural green space L3 and L4. This is an existing woodland buffer that will be managed and enhanced. L3 will be completed in the first planting season following completion of the adjacent residential development Parcel 2. L4 will be completed in the first planting season following completion of the adjacent residential development Parcel 3.		
	Natural green space area L11. Enhancements to be completed in the first planting season following completion of development of Area 303 (Parcel 12).		
	Natural green space area L14. Within 6 months of completion of residential development in Area 307 (Parcel 15)		
	Natural green space area L15. Note: this area of natural green space is NOT included within the Phase 3 Open Space calculation. Within 6 months of completion of residential development in Area 307 (Parcel 15).		
	Natural green space area L16. First planting season following completion of the development of Area 307 (Parcel 15).		
Market square car park	Centre extension construction of 39 car parking spaces to the Market Square works within 6 months following completion of the Community Centre extension works.		
Open Spaces	GS5 Natural Greenspace Area L12 - benefits from the existence of some mature trees within the landscape buffer to Tower View which will be retained where possible. First planting season following completion of development of Area 302 (parcel 14)		
Outdoor sports facilities (which may include trim trail, pitches and courts)	Additional sports pitches: Prior to the completion of the 375th dwelling.		
	Extension to pavilion: Prior to completion of 375th dwelling.		
	Trim trail: Prior to the completion of the 375th dwelling.		
	MUGA/ courts: Prior to completion of the 375th dwelling.		
Parks and gardens	Linear Park (Mid 2019)		
Primary School extension to accommodate 3 forms of entry. (KCC responsibility)	Subject to a proven need derived from education needs assessment which is to be carried out by KCC prior to the occupation of the 450th housing unit; when if required, the extension is to be completed prior to 1st September, 2 years following the occupation of the 476th housing unit.		
Principal Vehicular Route	Anticipated opening mid 2019.		
	The route will be open to use following completion of the Principle Vehicular Route anticipated mid 2019, (the operation of the bus will be at the discretion of the operator).		
Reservation of a site for a place of faith based worship and memorial garden	Area 309: Site safeguarded for up to 8 years from the date of implementation		
Secondary Vehicular Route	Prior to the completion of the adjacent residential development in Parcel 1.		
Strategic equestrian links	On completion of the latter of area 2 or 3, the phase 2 commitment will be brought forward, specifically to, to provide an equestrian link between points J and dH i.e. linking footpath MR114 to MR144 along the northern boundary of Kings Hill		
Strategic pedestrian links	Links across Alexander Grove and Tower View linking Area 302 and 303 are currently in existence.		

	Tower View pedestrian crossing. Prior to the occupation of the first dwelling in Area 303, 305 or 306.		
	Area 303 to be within 6 months of completion of development of the latter of parcels 6,78 and 10 or 11.		
	Area 306 to be completed as part of the Linear Park construction (Mid 2019)		
	Area 306 South within 6 months of completion of residential development in conjunction with the completion of the New Greenways L7, L8 and L10 (see timings in Amenity Green Space).		
	Area 307 within 6 months of completion of residential development (parcel 15).		
	Area 308 following completion of Market Square Car Park.		
	Area 309 following completion of the development on the site safeguarded for a place of faith based worship.		
Youth outdoor recreational facility (such as skate park or similar).	Subject to community consultation. Completion by occupation of 300th dwelling.		