

MINUTES OF THE PLANNING, MAJOR DEVELOPMENTS, TRANSPORTATION AND ENVIRONMENT COMMITTEE HELD AT THE COUNCIL OFFICES, THE GROVE, SWANSCOMBE ON WEDNESDAY 13 JUNE 2018 AT 7.00PM

**PRESENT:**

Councillor B R Parry (Chairman)  
Councillor B E Read (Vice-Chairman)  
Councillor P M Harman (substituting for Councillor Dr J M Harman)  
Councillor P C Harris  
Councillor Ms L C Howes  
Councillor Mrs L Manchester  
Councillor D J Mote  
Councillor A S Reach

**ALSO PRESENT:**

Graham Blew – Town Clerk

**ABSENT:**

Councillor K M Kelly  
Councillor S J Ryan

**32/18-19. ARRANGEMENTS AND CONSTRAINTS REGARDING FILMING OR RECORDING THE MEETING.**

The Chairman explained the arrangements and constraints relating to the filming or recording of the meeting.

**33/18-19. APOLOGIES FOR ABSENCE.**

Apologies for absence were received from Councillors' K G Basson, Dr J M Harman and J A Hayes.

An apology for lateness was received from Councillor P M Harman.

**34/18-19. SUBSTITUTES:**

Councillor P M Harman substituted for Councillor Dr J M Harman.

**35/18-19. DECLARATIONS OF INTEREST IN ITEMS ON THE AGENDA.**

There were none.

*The Chairman gave the opportunity for the meeting to be adjourned at this point to accept questions from the public.*

**36/18-19. ITEMS DEEMED URGENT BY THE CHAIRMAN / MATTERS ARISING FROM PREVIOUS MINUTES AND THEIR POSITION ON THE AGENDA.**

There were none.

**37/18-19. TO CONFIRM AND SIGN THE MINUTES OF THE MEETING HELD ON 2 MAY 2018**

**Recommended:** The Minutes of the meeting held on 2 May 2018 were confirmed and signed.

**TOWN PLANNING:**

**38/18-19. THE FOLLOWING PLANNING APPLICATIONS HAD BEEN RECEIVED FROM DARTFORD BOROUGH COUNCIL / EBBSFLEET DEVELOPMENT CORPORATION AND RESPONDED TO BY THE TOWN CLERK, IN CONSULTATION WITH THE CHAIRMAN, DUE TO THE TIMESCALES INVOLVED.**

DA/18/00536/FUL	Erection of a single storey rear extension, 30 Childs Crescent, Swanscombe.
OBSERVATIONS:	No observations, please ensure all neighbouring properties are consulted prior to the decision of the application.
DA/18/00540/CDNA	Submission of details relating to refuse storage (condition 5), management plan for open public space (condition 7) and external lighting (condition 8) pursuant to planning permission DA/15/01497/REM for reserved matters relating to appearance, layout, scale and landscaping pursuant to outline application DA/12/01325/OUT. (granted on appeal) for the erection of 40 residential dwellings (comprising 16 x 3 bed, 13 x 4 bed, 7 x 5 bed houses and 4 x 1 bed maisonettes) and provision of public open space.  Former Empire Sports Ground, south of Knockhall Road, Greenhithe.
OBSERVATIONS:	No observations.
DA/18/00545/FUL	Demolition of existing detached garage and erection of a detached annexe ancillary to main house  8 Albert Road, Swanscombe.
OBSERVATIONS:	To ensure that the annexe never becomes a separate dwelling the Town Council respectfully request that the planning authority consider including a condition to any approval that the building shall be used solely as accommodation ancillary to the main dwelling house. Please ensure all neighbouring properties are consulted prior to the decision of the application.

DA/18/00548/CDNA	<p>Submission of details relating to boundary enclosures (condition 20) and external lighting (condition 24) pursuant to outline planning permission DA/12/01325/OUT (Granted on appeal) for redevelopment of the site to comprise up to 40 residential dwellings, provision of public open space, parking, access and landscaping. Retention of the bowling green and relocation and enhancement of bowling club facilities and car parking.</p> <p>Former Empire Sports Ground, south of Knockhall Road, Greenhithe</p>
OBSERVATIONS:	No observations.
DA/18/00558/FUL	<p>Erection of a single storey side/rear extension and conversion of existing attached garage into habitable room with associated alterations including the provision of roof lights in garage roof.</p> <p>30 Pentstemon Drive, Swanscombe.</p>
OBSERVATIONS:	<p>The Town Council has concern over the conversion of the garage into a habitable room. The application form states there is no change in parking arrangements. According to Google Earth the driveway is 8.3M long and a single car width, therefore not of sufficient size to accommodate more than one vehicle.</p> <p>The application does not meet the standards in the Dartford Borough Council parking Standards SPD (supplementary planning document) and therefore could raise an additional demand for parking on street in an area where there is already very limited capacity.</p>
DA/18/00595/FUL	<p>Provision of a vehicle crossover onto Craylands Lane.</p> <p>2 Pentstemon Drive, Swanscombe.</p>
OBSERVATIONS:	No observations.
DA/18/00611/FUL	<p>Replacement of existing windows with upvc double glazed windows.</p> <p>The Warren. 29 High Street, Greenhithe.</p>

OBSERVATIONS:	Before making a decision on this application the Planning Authority are requested to confirm that the specifications of the replacement windows contained in the application visually match the existing.
DA/18/00655/FUL	Erection of a single storey side/rear extension.  6 London Road, Greenhithe.
OBSERVATIONS:	No observations, please ensure all neighbouring properties are consulted prior to the decision of the application.
EDC/18/0052	Infilling and complete sealing-up of two tunnels; one tunnel passing under London Road and one tunnel passing under Craylands Lane.  Tunnels Under South Of London Road And West Of Craylands Lane Swanscombe.
ORSERVATIONS:	The tunnel passing under London Road links the Little Swanscombe and the Croxton and Gary sites, these are part of Ebbsfleet Garden City which is one of the NHS Healthy New Towns. One of the priorities stated is delivering an accessible and inclusive blue and green infrastructure that promotes healthy lifestyles. Restoring the tunnel as part of a pedestrian and cycle network would encourage this, with vehicle free links through towards the Thames and up to Swanscombe, this option would also show respect to the local industrial heritage.

**Recommended:** That the responses submitted be noted and endorsed.

39/18-19. **PLANNING APPLICATIONS SUBMITTED BY DARTFORD BOROUGH COUNCIL /  
EBBSFLEET DEVELOPMENT CORPORATION FOR MEMBERS'  
OBSERVATIONS.**

DA/18/00585/FUL	Provision of external steel staircase and entrance door for creation of self-contained first floor flat.  Flat Above 106 -108 Milton Road, Swanscombe.
OBSERVATIONS:	The Town Council object to the application as there is no provision for parking attached to the self-contained flat, included in the application and the applicant states that the flat is to be rented out separately from the ground floor retail unit. This would give rise to an increase in on street parking in an area where there is very limited capacity  There are also concerns that the proposed open staircase will overlook other properties.  Please ensure all neighbouring properties are consulted prior to consideration of this application.
DA/18/00670/FUL	Erection of a single storey rear extension and provision of a dormer window with Juliette balcony in rear elevation in connection with providing additional rooms in the roof space.  75 The Boulevard, Greenhithe.
OBSERVATIONS :	No observations, please ensure all neighbouring properties are consulted prior to the decision of the application.
DA/18/00688/FUL	Erection of a single storey rear extension incorporating demolition of existing conservatory.  37 Eglington Road, Swanscombe
OBSERVATIONS :	No observations, please ensure all neighbouring properties are consulted prior to the decision of the application.
DA/18/00705/FUL	Erection of a single storey rear extension incorporating conversion of garage into habitable room.  12 Steele Avenue, Greenhithe.
OBSERVATIONS:	No observations as this application is out of the area and is within Stone Parish.
EDC/18/0008	Application for approval of condition 5 attached to reserved matters planning permission reference no.

	<p>EDC/17/0049 relating to submission of details and samples of all external materials.</p> <p>Land west of Springhead Road (Springhead Park Phase 2B) Springhead Road, Northfleet.</p>
OBSERVATIONS :	No observations.
EDC/18/0043	<p>Application for approval of condition 8 attached to reserved matters planning permission reference no. EDC/16/0097 relating to details of a Management Strategy.</p> <p>Village Green Castle Hill Eastern Quarry Watling Street Swanscombe.</p>
OBSERVATIONS :	<p>The Town Council are disappointed to see that a surcharge is proposed for non-Castle Hill residents to book the tennis courts (which are being provided as a Community Facility) and feel that this goes against the ethos of community integration and could be seen as discriminatory against the communities already established within the Town i.e. non-Castle Hill residents.</p>
EDC/18/0051	<p>Removal and re-alignment of the overhead electricity networks.</p> <p>A2 Breakers, Watling Street, Bean.</p>
OBSERVATIONS :	No observations.
EDC/18/0054	<p>Application for approval of condition 18 attached to outline planning permission reference no. EDC/16/0045 relating to an Affordable Housing Strategy for Phase 2A.</p> <p>Former Northfleet West Sub Station Southfleet Road Swanscombe.</p>
OBSERVATIONS :	No observations.
EDC/18/0061	<p>Application pursuant to condition 7 of planning permission reference EDC/17/0146 relating to a reptile survey and reptile mitigation strategy.</p> <p>Land at London Road and Craylands Lane, Craylands Lane Swanscombe.</p>
OBSERVATIONS:	No observations.



**40/18-19. GRANTED DECISION NOTICES SUBMITTED BY DARTFORD BOROUGH COUNCIL / EBBSFLEET DEVELOPMENT CORPORATION FOR MEMBERS' INFORMATION.**

The following granted decision notices were noted.

EDC/17/0123	<p>Application for the variation of conditions 4, 5 and 19 attached to outline planning permission reference EDC/17/0022, for development of brownfield land to provide up to 21,500 sqm (231,000 sqft) of employment floorspace, comprising use classes B1, B2, B8 and A3, A4, A5 and associated site vehicular access, to amend the Building Heights Parameter Plan to allow the maximum height of buildings on part of the northern parcel to increase from 12 metres to 13.5 metres and to relocate the proposed pedestrian central refuge island crossing on Crete Hall Road.</p> <p>Northfleet Embankment East, Crete Hall Road, Northfleet</p>
DA/18/00002/FUL	<p>Raising height of roof to create first floor accommodation to form 4 bedroom detached dwelling together with associated alterations to elevations.</p> <p>Glenwood, 32B London Road, Greenhithe.</p>
DA/18/00299/FUL	<p>Erection of detached double garage.</p> <p>Heron House, Station Road, Greenhithe.</p>
DA/18/00372/FUL	<p>Erection of a first floor rear extension.</p> <p>6 Pacific Close, Swanscombe.</p>
DA/18/00449/PDE	<p>Determination pursuant to Schedule 2, Part 1 (Class A.1 (g) of the Town and Country Planning (General Permitted Development) (England) Order 2015 as to whether prior approval is required for the erection of a single storey rear extension.</p> <p>47 Lewis Road, Swanscombe.</p>
DA/18/00472/LDC	<p>Application for a Lawful Development Certificate for proposed erection of a single storey rear extension and provision of a dormer window in rear elevation in connection with providing additional habitable space in the roof space.</p> <p>57 Knockhall Road, Greenhithe.</p>
DA/18/00542/TRCON	<p>Notification to reduce height of dominant stem growing towards neighbouring factory building by approx. 4m</p>

	and reduce all lateral branches by approx. 2m, maintaining a balanced shape to the overall tree of 1 No. mature Silver Birch tree in rear garden within Greenhithe Conservation Area.  16 High Street, Greenhithe.
DA/18/00342/FUL	Erection of a single storey side extension.  14 Vine Cottages, Betsham Road, Swanscombe.

The Town Clerk advised members that the following x3 granted decision notices had been received after the agenda had been printed.

The following x3 granted decision notices were noted.

DA/18/00505/FUL	Provision of a dormer window and roof lights in rear elevation and roof lights in front elevation in connection with providing additional rooms in the roof space.  20 Hasted Close, Greenhithe.
DA/18/00525/TPO	Application to cut branches back off balconies to give clearance of between 1m and 1.5m or to a suitable growth point and then to be subsequently balanced of G1-10 Lime trees subject to Tree Preservation Order No.3 2008.  Along Portland Place, Greenhithe.
DA/18/00527/TPO	Application to fell 1 No. Sycamore tree (Tree 3.2) subject to Tree Preservation Order No. 3 2008.  Rear of Hyndford Crescent, fronting London Road, Ingress Park, Greenhithe.

There being no further business to transact, the Meeting closed at 7.20 pm.

Signed: \_\_\_\_\_  
(Chairman)

Date: \_\_\_\_\_



**Graham Blew**

**From:** Graham Blew  
**Sent:** 08 June 2018 12:23  
**To:** Cllr Alan S Reach; Cllr Bryan E Read ; Cllr Bryan R Parry; Cllr David J Mote ; Cllr Dr Josephine M Harman ; Cllr John A Hayes; Cllr Keith M Kelly ; Cllr Kevin G Basson ; Cllr Lesley C Howes; Cllr Linda Manchester; Cllr Linda Manchester2; Cllr Lorna M Cross ; Cllr Maria B Kelly; Cllr Peter C Harris; Cllr Peter M Harman ; Cllr Richard J Lees; Cllr Simon J Ryan; Cllr Susan P Butterfill  
**Subject:** Dartford Strategic Issues (New Local Plan) Consultation Regulation 18: The Town & Country Planning (Local Planning) (England) Regulations 2012  
**Attachments:** Representation Form Electronic Version.docx

**From:** LDF [mailto:ldf@dartford.gov.uk]  
**Sent:** 08 June 2018 12:13  
**Subject:** Dartford Strategic Issues (New Local Plan) Consultation Regulation 18: The Town & Country Planning (Local Planning) (England) Regulations 2012

**DARTFORD STRATEGIC ISSUES (NEW LOCAL PLAN) CONSULTATION  
Regulation 18: The Town & Country Planning (Local Planning) (England) Regulations 2012**

Dartford Borough Council has started a six week public consultation to inform future planning strategy (new Local Plan), ending 20<sup>th</sup> July 2018.

The main consultation document is designed to be viewed electronically, and a variety of updates and supporting information are also now available online. These other documents include the statutory Core Strategy Review: Policy Monitoring, and proposed 2018 Five Year Housing Land Supply, on which comments are also being invited.

Please consider the Strategic Issues consultation paper and its range of questions, the other documents of interest, and let us know your views in writing by **5pm Friday 20<sup>th</sup> July 2018** to [ldf@dartford.gov.uk](mailto:ldf@dartford.gov.uk) Please use the attached response form. \*

Regards,  
Mark Aplin  
MRTPI BA(Hons) MA MSc  
*Planning Policy Manager*

Regeneration Services  
Dartford Borough Council  
Civic Centre,  
Home Gardens,  
Dartford, Kent  
DA1 1DR

☎ (01322) 343202  
✉ [ldf@dartford.gov.uk](mailto:ldf@dartford.gov.uk)  
🌐 [www.dartford.gov.uk](http://www.dartford.gov.uk)

**This page is intentionally left blank.**

## **REPRESENTATION FORM**

### **Dartford New Local Plan Strategic Issues Consultation**

**DARTFORD**  
BOROUGH COUNCIL



For office use only

Ref No:

Dartford Borough Council welcomes your comments on the Strategic Issues Consultation. Please ensure that you complete section A and record your comments against the relevant questions in sections B-E as appropriate.

By providing your details to comment on this consultation – held under The Town and Country Planning (Local Planning) (England) Regulations 2012 – you are **consenting** to us legitimately retaining your contact details for the purposes of Dartford planning policy consultations. Under Regulation 19, we have duties to inform certain consultees again when the Local Plan reaches Publication stage.

You may exercise your right under the Data Protection Act 2018, and the Privacy and Electronic Communications (EC Directive) Regulations 2003, to unsubscribe from further communication from us by completing this electronic form or writing to us at the address below. Our Privacy Notice at [www.dartford.gov.uk](http://www.dartford.gov.uk) tells you what to expect when we collect personal information and who to contact if you have any concerns or questions about how we look after your personal information.

Local Plan representations cannot be kept confidential or be made anonymously, but contact details will not be published. All responses must be received by **5pm on Friday 20 July 2018**.

Completed forms should be emailed to: [LDF@dartford.gov.uk](mailto:LDF@dartford.gov.uk)

Alternatively, they can be sent to:

Planning Policy Team  
Dartford Borough Council  
Civic Centre  
Home Gardens  
Dartford  
Kent DA1 1DR

If you have any queries about this consultation, please contact the Planning Policy Team by emailing [LDF@dartford.gov.uk](mailto:LDF@dartford.gov.uk) or by phoning 01322 343213.

## **Section A: Your Details**

Name	
Job Title (if applicable)	
Company/organisation name (if applicable)	
Client's name (if applicable)	

## Dartford New Local Plan – Strategic Issues Consultation 2018

Postal address	
Email address	

## Section B: Dartford's Strategic Development Objectives and Issues

### NATIONAL POLICY AND SCOPE OF THE PLAN

1. What do you think of the current strategic objectives and future vision for Dartford?

- 2a. Should the next Dartford Local Plan be predominantly concerned with major strategic policies, or is it also necessary to prepare a further update of detailed development management policies?

- 2b. What do you think is the most important long-term topic for future strategic policies for the Borough?

- 2c. Is there a pressing need to deliver new local guidance on other policy areas? If so, what should this cover?

### STRATEGIC PLANNING, INFRASTRUCTURE AND THE DUTY TO COOPERATE

- 3a. What do you consider is the main cross boundary planning/infrastructure issue extending beyond the Borough for the Council to work on with other councils and public sector agencies?

- 3b. Do you support the aims in the Protocol for Action and Communication?

- 3c. What do you think are the main implications for the Dartford Local Plan, in the Borough and with cross boundary working, of the government's consultation on the approach to development contributions?

## Section C: Features of the Development Strategy for the Borough

### EXISTING STRATEGIC ISSUES

- 4a. Looking at issues identified in current policy, is there anything additional that needs to be tackled in the new Local Plan?

- 4b. Which issues are of less importance in terms of future strategic policies for the Borough?

5. Considering available evidence on homes, workplaces, retail and leisure, including the Core Strategy Policy Monitoring Review, what are the main respects in which the policy approach should be maintained or updated?

### HOMES

- 6a. What types of housing, including those now within the new draft National Planning Policy Framework, are particularly relevant to Dartford Borough, and why?

- 6b. Are there circumstances/locations in Dartford that may provide a robust justification to continue to seek affordable housing contributions on private developments of ten units or less, despite government policy?

- 6c. Should Dartford's Local Plan expect all dwellings to be accessible/adaptable for all users and ages through national design standards? If so, what proportions should be set in referring to the Building Regulations that will apply?

- 7a. Do you think unplanned (windfall) housing in the Borough is problematic in the case of: i) small sized plots of land, and ii) larger plots of land?

- 7b. Does the windfall sites policy DP6 continue to have relevance for Dartford, or is it necessary for local policies for new housing on small sites (under half hectare/1.24 acres) to be relaxed to better reflect the direction of government policy?

## **WORKPLACES**

- 8a. What development is needed for the economic activities most important to Dartford's long-term economy and future quality of life?

- 8b. Can new economic growth in the Borough be primarily focussed on sectors that will deliver development and prosperity in locations that are, or will be in future, very well served by public transport?



- 8c. Should new economic growth be primarily focussed on sectors which match the local skills and experience of the resident workforce, so as to reduce the need for long travel to work journeys?

**RETAIL AND LEISURE (INCLUDING DARTFORD TOWN CENTRE)**

- 9a. With the progress in delivering a revival of Dartford town centre as set out in the Local Plan and the Town Centre Framework Supplementary Planning Document, what do you think are the main further strategic planning opportunities in the Town Centre?

- 9b. How can change be planned by the Dartford Local Plan in order for Bluewater to maintain an appropriate and sustainable role in the future as a Borough and regional centre for retail and/or leisure?

**TRANSPORT AND COMMUNITY INFRASTRUCTURE**

10. Considering available evidence on transport and community infrastructure, including the Infrastructure Delivery Plan and Core Strategy Policy Monitoring Review, what are the main respects in which the policy approach should be maintained or updated?

- 11a. In addition to the planned Strategic Transport Infrastructure Programme Schemes, should priority be given to improvement projects that tackle traffic congestion at the Dartford crossing, and would this focus assist with congestion and capacity issues on the Borough's roads?

- 11b. In addition to all these improvements, what do you think are the other highway measures which could improve the performance and free running of local roads in Dartford?

12. How can the Dartford Local Plan best promote and encourage use of sustainable transport, such as bus/Fastrack services and cycle facilities?

- 13a. What do you think are the three most important long-term issues facing future rail services in the Borough, and why:

- (i) journey times,
- (ii) peak capacity (overcrowding),
- (iii) punctuality/reliability,
- (iv) quality of rail stations in the Borough,
- (v) cost of travel, or
- (vi) maintaining access to existing London termini stations?

- 13b. Should there be investigation as to whether some train stations on the North Kent line can be rebuilt in a new slightly different location on the line (remaining within their local area) to provide improved facilities and access for all users, and closer proximity to major employers and the greatest concentrations of residents?

- 13c. Given the potential identified by Network Rail for a new train service linking London Victoria the north east of the Borough, via a link using the existing underused railway south of Ebbsfleet International, what would be the implications of exploring the route further and/or seeking private funding?

- 14a. To what extent will transport and community infrastructure planned in the Infrastructure Delivery Plan meet the range of needs arising from new development

in the Borough? Are there other types of infrastructure that will be required by development?

- 14b. Are there new funding mechanisms and approaches that the Council and infrastructure partners should explore to deliver the infrastructure needed in the Borough?

### **NATURAL ENVIRONMENT**

15. Considering available evidence on the natural environment, climate change, energy and air quality, and design and conservation, including the Core Strategy Policy Monitoring Review, what are the main respects in which the policy approach should be maintained or updated?

16. Do you think that Dartford's mitigation approach to the protection of international habitats and species on the North Kent coast will continue to be suitable for large developments in the east of the Borough helping mitigation and strategic greenspace provision in the area; and are there other approaches to achieving mitigation that should be considered?

### **CLIMATE CHANGE, ENERGY AND AIR QUALITY**

- 17a. How important to you are measures to reduce impact on climate change, and what do you think is the most relevant issue?

- 17b. How can local planning best support action to reduce harmful emissions at source, decrease reliance on diesel and petrol vehicles through providing alternative travel options, promote electric/hybrid vehicles, and deliver improved air quality in Dartford?

- 17c. What are the main future implications for the Local Plan of how new technology and alternative options can reduce the need to travel in environmentally impactful ways, minimise pollution or help save energy usage in buildings?

### **DESIGN AND CONSERVATION**

- 18a. How can the Local Plan better ensure local environmental, economic and community heritage is respected and reflected in future development?

- 18b. How should the need for a strategy for good design inform the preparation of the Local Plan and potential new redevelopment?

## **Section D: Main Areas and Types of Future Development**

### **PATTERN OF DEVELOPMENT**

19. Should the focus of development generally remain on the locations identified in the Core Strategy? Are there any other feasible major alternatives?

### **STONE, GREENHITHE, SWANSCOMBE AND THAMES RIVERSIDE**

20. How should strategy for the Ebbsfleet to Stone Priority Area be updated consistent with overall Borough objectives?

- 21a. What do you think should be the long-term future of former landfill sites in Stone and Greenhithe?

- 21b. Should the Local Plan explore the potential to capture public benefits or access on these sites?

- 21c. What are the implications for the identity of surrounding existing communities, and the sustainable development strategy for the Borough, if the landowner takes forward proposals on these sites?

22. How can the Local Plan best support regeneration within Swanscombe?

23. How should strategy for the Thames Waterfront Priority Area be updated consistent with overall Borough economic, transport and infrastructure objectives, and best reflecting its riverside characteristics?

#### **EBBSFLEET DEVELOPMENT CORPORATION AREA**

- 24a. What new planning policies are suitable and applicable for undeveloped land in the Ebbsfleet Development Corporation area in line with a modern, successful Garden City vision?

- 24b. What planning measures should be taken and tools used to ensure the sustainable development of the major development opportunity at Ebbsfleet Central (by the International Station)?

- 24c. What development and infrastructure should occur on other sites within the Ebbsfleet Development Corporation area if existing proposals/planning permissions do not materialise on them?

### **BROWNFIELD LAND AND FUTURE RESIDENTIAL POTENTIAL**

- 25a. What is the best way in Dartford Borough to make efficient use of land in line with government priorities?

- 25b. Should a target of 80% of housing to be on brownfield land be confirmed as a central part of Local Plan policy?

- 25c. Should the focus be on delivering sites currently in Part 1 of Dartford's Brownfield Register; if selected sites are also included in Part 2 of the Register (granting permission in principle for suitable development), where is most important?

### **ENHANCING OPEN SPACE PROVISION**

- 26a. Where do you think should be the focus of greenspace and outdoor recreation improvements, why is this the case and what type of provision is necessary?

26b. How would the local open space enhancement be funded/delivered and managed?

26c. What is the most important feature of new open space provision at small and large new residential development?

### **MAINTAINING GREEN BELT LAND**

27a. What are the implications of the draft NPPF Green Belt amendments for Dartford's Local Plan?

27b. Are there any individual properties/small parcels of brownfield land, or minor strips of land lying outside readily recognisable physical boundaries, where the Green Belt boundary may be unclear or not based on a permanent feature, or the land does not meet the formal purposes of Green Belt?

### **LOCAL PRIORITIES**

28a. What are the strategic development needs of each of these areas and why; what new uses can be delivered and how would they sufficiently contribute to providing for infrastructure needs?

28b. Are there any small or brownfield sites in these local areas suitable for jobs, leisure, community or other development?



- 28c. How and where should specialist residential needs or alternative sources of housing be appropriately encouraged locally e.g. sheltered care/accommodation for the elderly or disabled, local rural exceptions homes, build to rent development or custom/self-build housing?

## **Section E: Other Comments**

Do you have any other comments on the Strategic Issues or on the Supporting Information produced for this consultation (including the Core Strategy Review: Policy Monitoring and Five Year Deliverable Housing Land Supply 2018 reports)?

Your Signature:

Date:

If you or anybody you know requires this or any other Council information in another language, please contact us and we will do our best to provide this for you.

Braille, Audio tape and large print versions of this document are available upon request

Tel: 01322 343434 Fax: 01322 343432

Email: [customer.services@dartford.gov.uk](mailto:customer.services@dartford.gov.uk)

**This page is intentionally left blank.**