

HOUSING CAPACITY - SECOND STAGE ANALYSIS - PERMISSIONS

Site Ref	Location	Site Area	Ext Yield	Crude Density Multiplier		Policy based yield	Commentary	Discounted Assessment		
				30/ha	50/ha			Available	Other Sites	
Category 1.1		Site Category PERM								
TM/1.1.019	SPORTS GROUND, SNODLAND BYPASS, SNODLAND	1.36	44	41	68	44	Outline planning permission (TM/04/2592/OA) granted on 01/04/05 for 44 residential units.	44	0	
TM/1.1.021	LAND ADJACENT TO 71 WELLAND ROAD, TONBRIDGE	0.06	6	2	3	6	Application TM/04/4300/OA granted on 09/06/05 for 6 residential units.	6	0	
Summary for 'Category' = 1.1 (2 detail records)										
Sum		1.42	50	43	71	50			50	0
Category 1.2		Site Category PERM								
TM/1.2.014	RED ROSES, 46 THE FREEHOLD, EAST PECKHAM.	0.13	9	4	7	9	Application TM/05/1694/FL granted on 28/05/05 for the redevelopment of the site with 9 residential units. Alternative applications granted on the site post March 06 after appeal; TM/05/0446/FL for the demolition of existing and construction of 11 flats and parking, and TM/05/2295/OA for the demolition of existing and the erection of 11 houses and bungalows (both 9 net).	9	0	
TM/1.2.019	91 ROBIN HOOD LANE, CHATHAM	0.27	8	8	14	8	Application TM/04/4222/FL granted on 06/12/05 for residential redevelopment of 9 units (8 net)	8	0	
Summary for 'Category' = 1.2 (2 detail records)										
Sum		0.40	17	12	21	17			17	0

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				30/ha	50/ha			Available	Other Sites
Category	1.3			Site Category		PERM			
TM/1.3.004	10 - 12 ALBERT ROAD, TONBRIDGE	0.04	5	1	2	5	Application TM/04/3455/FL granted on 02/12/04 for the redevelopment of the site for 5 residential units.	5	0
TM/1.3.006	INVICTA WORKS, MILL STREET, EAST MALLING	0.47	23	14	24	23	Application TM/04/0773/FL granted on 24/05/04 to extend the existing permission for 23 residential units for a further 5 years.	23	0
TM/1.3.007	5 BALTIC ROAD, TONBRIDGE	0.05	6	2	3	6	Application TM/99/1369/OA granted on 15/09/99 for 6 residential units, and renewed on a number of occasions since.	6	0
TM/1.3.026	60 MILL HALL, AYLESFORD	0.89	52	27	45	52	Application TM/01/2013/FL granted on 24/06/05 for 52 residential units.	52	0
TM/1.3.047	INDUSTRIAL ESTATE, NEW ROAD, DITTON	1.80	96	54	90	96	Application TM/05/1013/FL granted on 18/11/05 for 96 residential units.	96	0
TM/1.3.048	FORMER GAS SITE, CHURCHFIELDS, SNODLAND	1.31	41	39	66	41	Application TM/01/2921/OA granted on 11/02/05 on part of the constrained housing allocation for 41 residential units.	41	0
TM/1.3.052	RENNYS, WATERLOO ROAD, TONBRIDGE	0.12	14	4	6	14	Application TM/04/1354/FL granted on 13/07/04 for 14 residential units.	14	0
TM/1.3.125	OLD CANNON WHARF, VALE ROAD, TONBRIDGE	1.15	226	35	58	226	Application TM/04/0070/FL granted on 12/10/04 for the redevelopment of the site for 225 flats and offices. A new application has been permitted post March 2006 containing a slightly higher number of units.	226	0

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TM/1.3.128	DISTRIBUTION CENTRE, STATION ROAD, AYLESFORD	3.15	95	95	158	95	Application TM/03/0335/OA granted on 30/08/05 for the redevelopment of the site for 95 residential units.	95	0
TM/1.3.130	FORMER FRANTSCHACH SITE, NEW HYTHE LANE, LARKFIELD	5.56	370	167	278	370	Application TM/03/3415/FL granted after appeal on 22/08/05 for redevelopment for 370 residential units. Construction started post March 2006.	370	0
TM/1.3.131	SEVENOAKS HATCHBACKS AND LAND R/O 2 MAIDSTONE ROAD, BOROUGH GREEN	0.16	5	5	8	5	Application TM/04/2311/FL granted on 21/09/04 for 5 residential units.	5	0
TM/1.3.133	DEACON HOUSE, THE SLADE, TONBRIDGE	0.09	6	3	5	6	Detailed permission TM/05/0308/FL granted on 04/11/05 for the demolition of the office building and development of 6 residential units.	6	0
Summary for 'Category' = 1.3 (12 detail records)									
Sum		14.79	939	446	743	939		939	0

Category	1.4	Site Category		PERM					
TM/1.4.027	PART OF HUGH CHRISTIE SCHOOL, NORWICH AVENUE, TONBRIDGE	1.54	40	46	77	40	Application TM/00/0866/OA granted on 26/09/03 for the development of 40 residential units.	40	0
TM/1.4.039	WEST KENT COLLEGE, BROOK STREET, TONBRIDGE	0.91	50	27	46	50	Permission TM/05/0780 granted on 16/09/05 for residential development of 50 units.	50	0

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TM/1.4.040	LAND AT TONBRIDGE GRAMMAR SCHOOL FOR GIRLS, DEAKIN LEAS, TONBRIDGE	2.29	95	69	115	95	Application TM/05/0347/FL granted on 09/09/05 for the redevelopment of the site with 95 residential units.	95	0
Summary for 'Category' = 1.4 (3 detail records)									
Sum		4.74	185	142	238	185		185	0

Category	1.7	Site Category		PERM					
TM/1.7.006	172-174 HIGH STREET, TONBRIDGE	0.04	12	1	2	12	Application TM/04/0769/FL granted on 03/08/04 for the redevelopment of site to retail on the ground floor and flats on the upper floors.	12	0
TM/1.7.030	FORMER WEST MALLING POLICE STATION, POLICE STATION ROAD, WEST MALLING	0.13	10	4	7	10	Application TM04/2434/FL granted on 02/02/05 for 10 residential units.	10	0
TM/1.7.031	67-71 HIGH STREET, TONBRIDGE	0.04	8	1	2	8	Application TM/01/3282/FL granted on 17/04/02 for the construction of 2 retail units with 8 residential units above.	8	0
TM/1.7.054	2-4 LYONS CRESCENT TONBRIDGE	0.03	10	1	2	10	Application TM/05/0591/FL granted on 18/04/05 for 10 residential units.	10	0
TM/1.7.102	THE PAVILION, TONBRIDGE	0.39	14	12	20	0	Application TM/04/3054/FL, granted on 02/12/04, for the refurbishment of the shopping centre and the creation of 14 residential units above.	14	0

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TM/1.7.104	THE BRICKMAKERS ARMS, MAIDSTONE ROAD, PLATT	0.40	14	12	20	14	Application TM/05/2383/FL granted on 08/02/06 for 14 residential units. Construction started post March 2006.	14	0
TM/1.7.106	PLAYGROUND AREA TO THE REAR OF CATLYN CLOSE, EAST MALLING	0.21	14	6	11	14	Permission TM/04/3771/FL granted on 22/12/04 for the development of 14 residential units. Site will include some of the garages shown under site TM/1.5.057.	14	0
TM/1.7.107	FORSTAL PUMPING STATION AND BUNGALOW, FORSTAL ROAD, AYLESFORD	0.29	5	9	15	5	Application TM/05/2658/FL granted on 14/11/05 for the conversion of the Pumping Station into offices, and the demolition of other buildings and development of 6 residential units (5 net).	5	0
TM/1.7.127	TOASTMASTERS, 65 CHURCH STREET, BURHAM	0.08	9	2	4	9	Application TM/03/1808/FL granted on 04/02/05, on appeal, for 9 residential units.	9	0
TM/1.7.128	151 - 153 HIGH STREET, TONBRIDGE	0.04	6	1	2	6	Application TM/03/0884/FL granted on 24/06/03 for the conversion of the upper floors to 7 residential units (6 net).	6	0
Summary for 'Category' = 1.7 (10 detail records)									
Sum		1.65	102	49	85	88		102	0

Category	2.1	Site Category		PERM					
TM/2.1.009	LAND ADJACENT TO THE ORCHARD, HALE STREET, EAST PECKHAM	0.62	5	19	31	5	Application TM/98/0985/OA granted on 07/10/98 for 5 residential units. Application TM04/0363/FL granted on 17/03/04 to extend the time period of the original permission by a further 5 years.	5	0

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TM/2.1.010	249 LONDON ROAD, WEST MALLING	0.47	5	14	24	5	Application TM05/0225/FL granted on 09/09/05 for 5 further residential units.	5	0
Summary for 'Category' = 2.1 (2 detail records)									
Sum		1.09	10	33	55	10		10	0
Category 3.1									
				Site Category		PERM			
TM/3.1.005	3 STATION ROAD, BOROUGH GREEN	0.04	6	1	2	6	Application TM/98/1878/FL granted on 18/03/99 for the change of use of offices to 6 residential units. TM/04/0544/FL granted on 08/04/04 to extend the permission by a further 5 years.	6	0
Summary for 'Category' = 3.1 (1 detail record)									
Sum		0.04	6	1	2	6		6	0
Category 3.2									
				Site Category		PERM			
TM/3.2.001	5 ALBERT ROAD, TONBRIDGE	0.01	5	0	1	5	Application TM/05/3524/FL granted on 09/02/06 for the conversion of existing house to 6 residential units (5 net).	5	0
Summary for 'Category' = 3.2 (1 detail record)									
Sum		0.01	5	0	1	5		5	0
Grand Total		24.14	1314	726	1216	1300		1314	0