



## Tonbridge and Malling Initial Baseline Transport Assessment

July 2022

Kent County Council

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Author: Diana Ribiero, Alessandra Bernardi, Melanie Tobias  
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Jacobs U.K. Limited

Cottons Centre, Cottons Lane  
London SE1 2QG  
United Kingdom  
T +44 (0)20 3980 2000

[www.jacobs.com](http://www.jacobs.com)

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## Limitation Statement

The sole purpose of this technical report is to describe the processes by which the Initial Baseline Transport Assessment for Tonbridge and Malling has been carried out using the Kent Transport Model. This report should be read in full with no excerpts out of context deemed to be representative of the report and its findings as a whole. This report has been prepared exclusively for Jacobs and Jacobs' end client (Kent County Council) and no liability is accepted for any use or reliance on the report by third parties.

Several of the figures within this report have been generated in the PTV VISUM software using OpenStreetMap® open source data, licensed under the Open Data Commons Open Database License (ODbL) by the OpenStreetMap Foundation (OSMF). The data is available under the ODbL. For more information see:

<http://www.openstreetmap.org/copyright>.

## 1. Introduction

### 1.1 Background

Tonbridge and Malling Borough Council (TMBC) and Kent County Council (KCC) requested that Jacobs undertake an initial baseline transport assessment. This initial stage is intended to support the Regulation 18 Local Plan. It aims to understand the baseline data and identify potential transport challenges and opportunities that could help inform future decision making. In addition, this high-level assessment is being used to determine where additional data collection is required to support the detailed transport modelling work needed in the future. A separate gap analysis note was prepared to highlight these areas.

Lastly, this stage will also be used to inform discussions with National Highways on transport modelling assumptions and the approach, seeking their inputs and agreement in principle to the proposed methodology in preparation for the detailed transport modelling (i.e. for the Regulation 19 Plan). A meeting with National Highways and KCC has been scheduled for August 2022.

### 1.2 Purpose

This Report presents the analysis done on the existing base model and a review of available relevant data. It also describes the principles, assumptions and methodology employed to develop the initial 2040 baseline transport modelling work for Tonbridge and Malling.

The scope of work includes the following:

- Task 1: Review of Available Data – the 2019 Kent Transport Model, in its existing format as a countywide model, was used to inform the initial Regulation 18 Local Plan modelling assessments. This first task included the review of the existing base model and available data to identify potential issues and opportunities.
- Task 2: Initial Baseline “Soft-testing” – this task involved high level trip generation and distribution tasks to develop the initial 2040 Forecast Baseline using the existing Kent Transport Model with committed developments and infrastructure schemes in Tonbridge and Malling. It should be noted that the residential and commercial developments included in this assessment were based on the list updated on 31 March 2021, which represents the most complete data available at the time of the modelling. This list will be reviewed again during the next detailed stage.
- Task 3: Gap Analysis - to understand whether additional count data is required to support the detailed transport modelling work required in the future. This additional data can be collected in September/October 2022 or later (to wait until the earliest possible neutral month to collect traffic count data) in preparation for detailed modelling work.

### 1.3 Document Structure

Reflecting the purpose, the structure of this report is as follows:

- **Chapter 2** – provides an overview of the existing condition
- **Chapter 3** – presents the 2019 base model outputs and “hot spots”
- **Chapter 4** – presents the initial 2040 baseline forecast assumptions and results
- **Chapter 5** – provides a summary and conclusions

## 2. Existing Condition

### 2.1 Overview

Tonbridge and Malling Borough is located in the Southeast region of the country and is one of twelve district councils within Kent County. It is surrounded by the districts of Medway (north), Gravesham (to the north-west), Sevenoaks (west), Tunbridge Wells (south), and Maidstone (east). The figure below shows the location of the borough.

This section summarises the borough's existing transport networks, including highways, public transport, walking and cycling routes. Based on the information provided by KCC and TMBC, and documents available online, current transport challenges are also summarised in this section of the report.

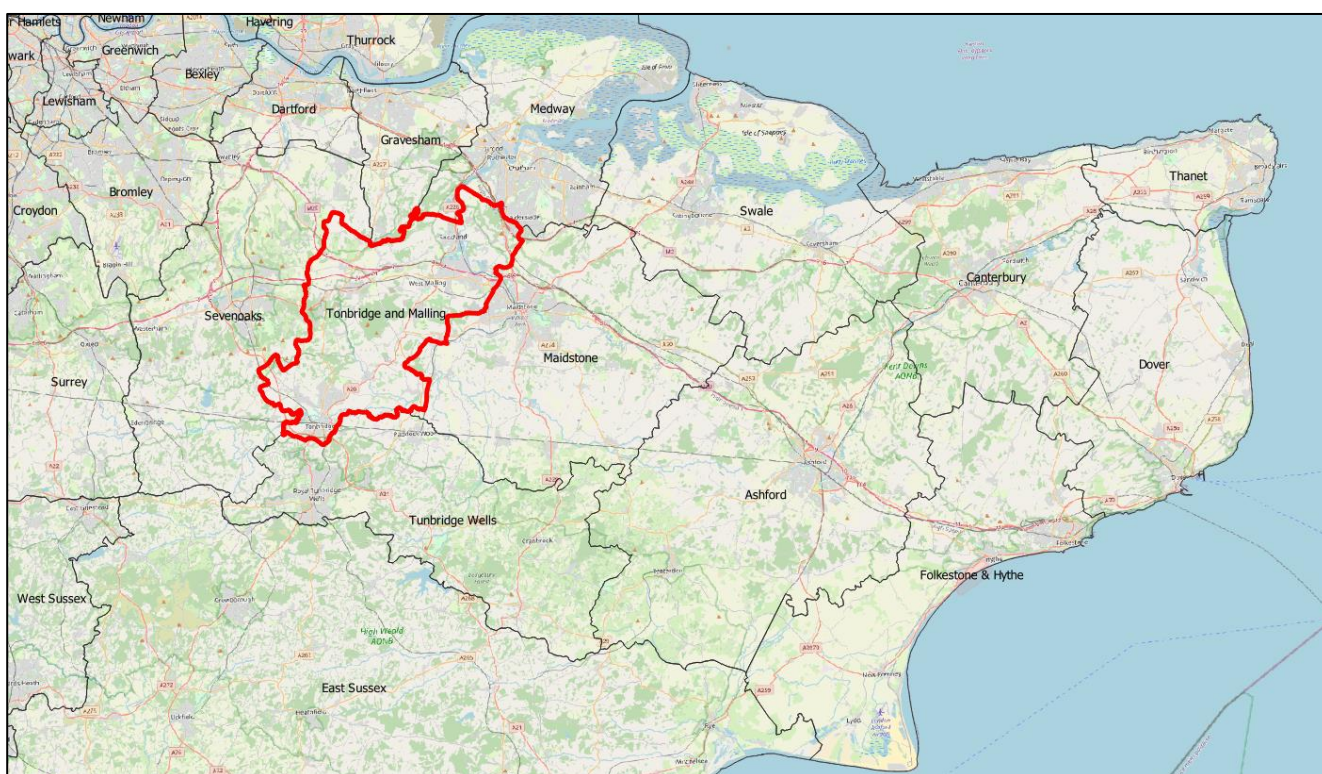


Figure 2-1: Location of Tonbridge and Malling

### 2.2 Existing Transport Network

#### 2.2.1 Highways – Major Corridors

Tonbridge and Malling is surrounded by several key highway corridors which connect the borough to its neighbouring districts and areas outside of Kent. The location and details of these corridors are presented in Figure 2-2 and the list below.



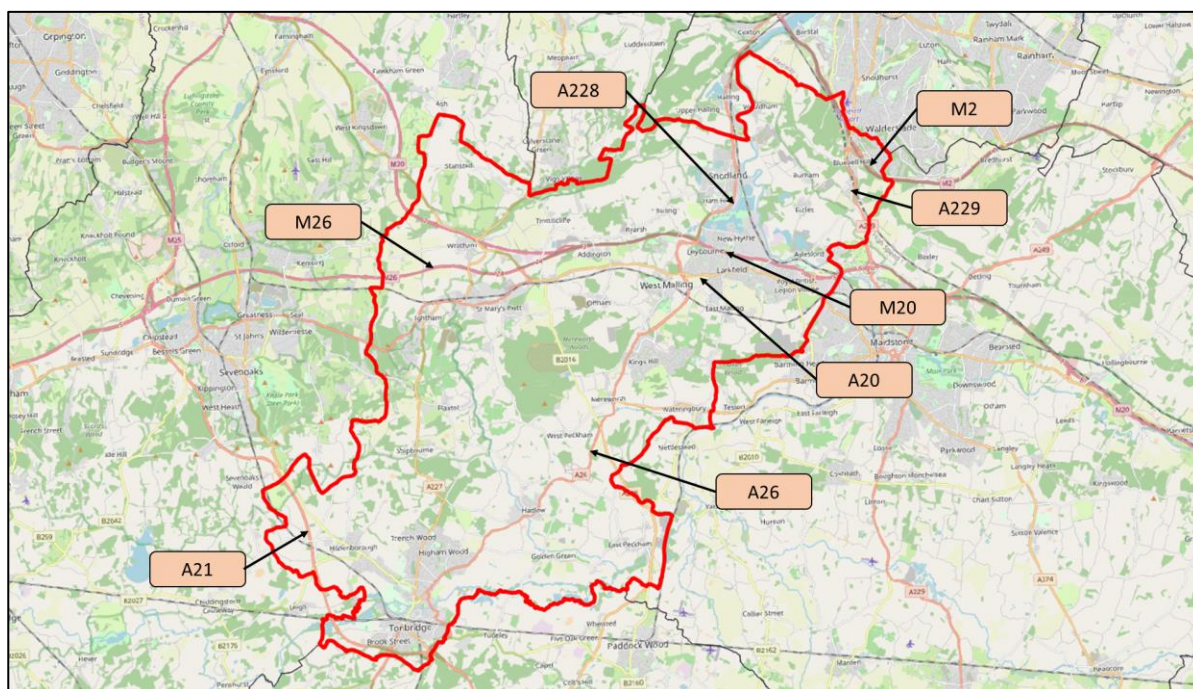


Figure 2-2: Tonbridge and Malling Major Corridors - Highways

- M2 – this corridor is in the north of Tonbridge and Malling and runs past Medway, Sittingbourne and Faversham.
- M20 – this corridor provides an east-west connection and is located in the north of Tonbridge and Malling. It has a direct connection to A20 (via Coldharbour Lane), A227 (Gravesend and Tonbridge) and A228 (West Malling, Rochester and Tonbridge to the south and West Malling, New Hythe and Rochester to the north of the motorway).
- M26 - is a short link between the M25 at Sevenoaks and Addington, connecting M20 J3.
- A229 - the A229 Blue Bell Hill stretches between Junction 6 of the M20 in Maidstone and Junction 3 of the M2 at Blue Bell Hill village. This section of the road is a key strategic link between the M20 and M2, and between Tonbridge and Malling, Maidstone and Medway.
- A20 – similar to M20, this corridor provides an east-west connection between Borough Green, Wrotham Heath, West Malling, East Malling, Ditton and Maidstone.
- A21 - this corridor is considered a trunk road that bypasses and serves the south and west of Tonbridge town centre.
- A26 - this corridor connects Tonbridge and Malling to Maidstone Town Centre, intersecting local areas such as Watlingbury, Mereworth, Goose Green, Hadlow and as well as Tonbridge.
- A228 – this corridor provides north-south connection between Snodland and West Malling. It is also directly connected to M20 and A26.

### 2.2.2 Bus Services

Figure 2-3 shows the bus services in Tonbridge and Malling and their connections to neighbouring districts, and Table 2-1 provides details of the frequency of bus services on the available timetables provided by Arriva. Of the eight bus services listed below, routes 7, 71/71A, 218 and 219 provide the highest frequency. Route 7 provides a connection to Maidstone and Tunbridge Wells, which is suitable for commuter trips to these employment areas located outside the borough. Route 71 and 71A connect Snodland and New Hythe to Maidstone Town Centre,

while Routes 218 and 219 provide services from Tunbridge Wells Hospital to Willow Lea via Tonbridge Town Centre.

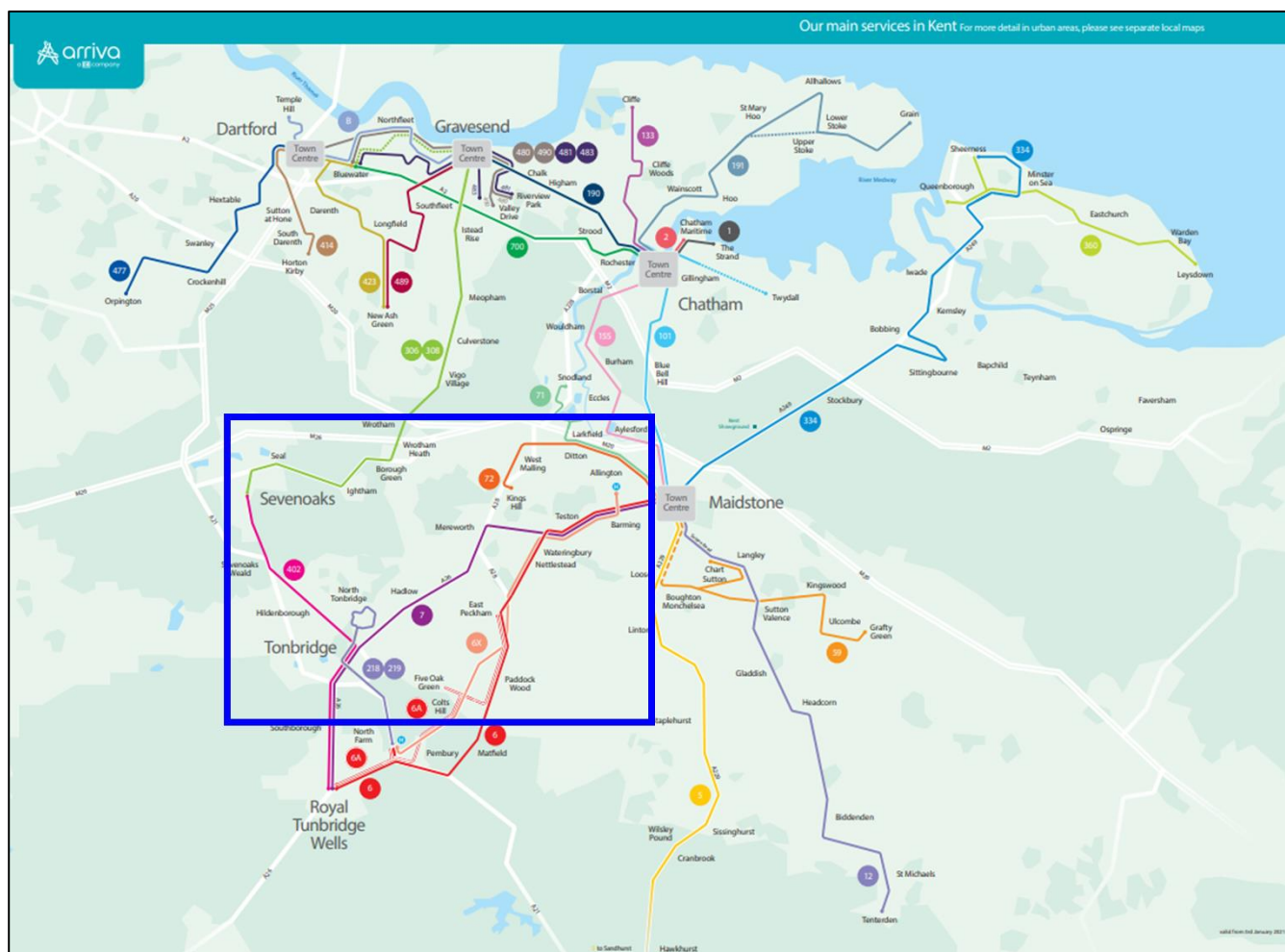


Figure 2-3: Tonbridge and Malling Bus Services

Route Number	Route Details	Services / Hour		
		Peak	Inter Peak	Off Peak
7	Maidstone to Tunbridge Wells	2 to 3	2	1
71 / 71A	Maidstone to Snodland or Leybourne Park	2 to 3	2 to 3	1
72	Maidstone to Kings Hill	1 to 2	1 to 2	-
202	Hildenborough to Tonbridge (Saturday only)	-	1	-
211	Barden Park to Tonbridge Cottage Hospital	1 to 2	1	-
218	Tunbridge Wells Hospital to Willow Lea (via Tonbridge)	2 to 3	1	1
219	Tunbridge Wells Hospital to Willow Lea (via Tonbridge)	2 to 3	2	1
402	Sevenoaks to Tunbridge Wells	3	4	2

Table 2-1: Summary of Bus Frequencies in Tonbridge and Malling (Arriva Bus)



### 2.2.3 Rail

Southeastern operates the train services that call at Tonbridge Station located in Tonbridge Town Centre. Figure 2-4 details the network map for Southeastern. Tonbridge station provides access to central London (via Charing Cross), Redhill, Tunbridge Wells, Hastings, Strood and Ramsgate (via Canterbury West). In addition, Ashford International station provides access to London and calls at Barming, East Malling, West Malling and Borough Green. Medway Line also provides services between Strood and Paddock Wood.

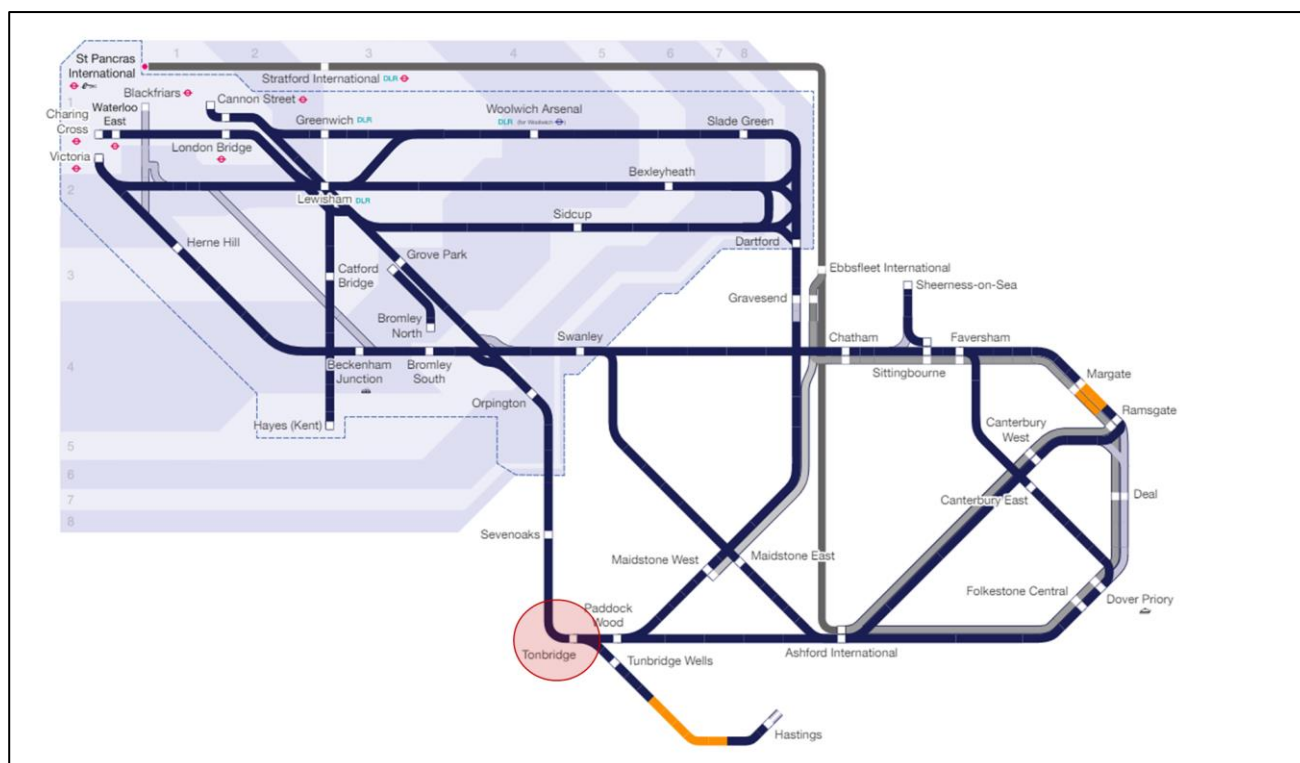


Figure 2-4: Tonbridge and Malling Train Services (Southeastern Rail Network)

### 2.2.4 Walking and Cycling

Figure 2-5 to Figure 2-8 illustrate the available Public Right of Way (PRoW) routes across the borough, as taken from the online KCC PRoW map. Overall, there is an extensive network of walking routes across the urban area, and are primarily made up of footpaths, promoted routes and restricted byways. The routes provide reasonable connectivity for undertaking short trips between destinations, or as part of a longer journey when travelling in and around the urban area of the borough on foot; though these routes are not convenient at all times of the day, particularly at night and in the winter.



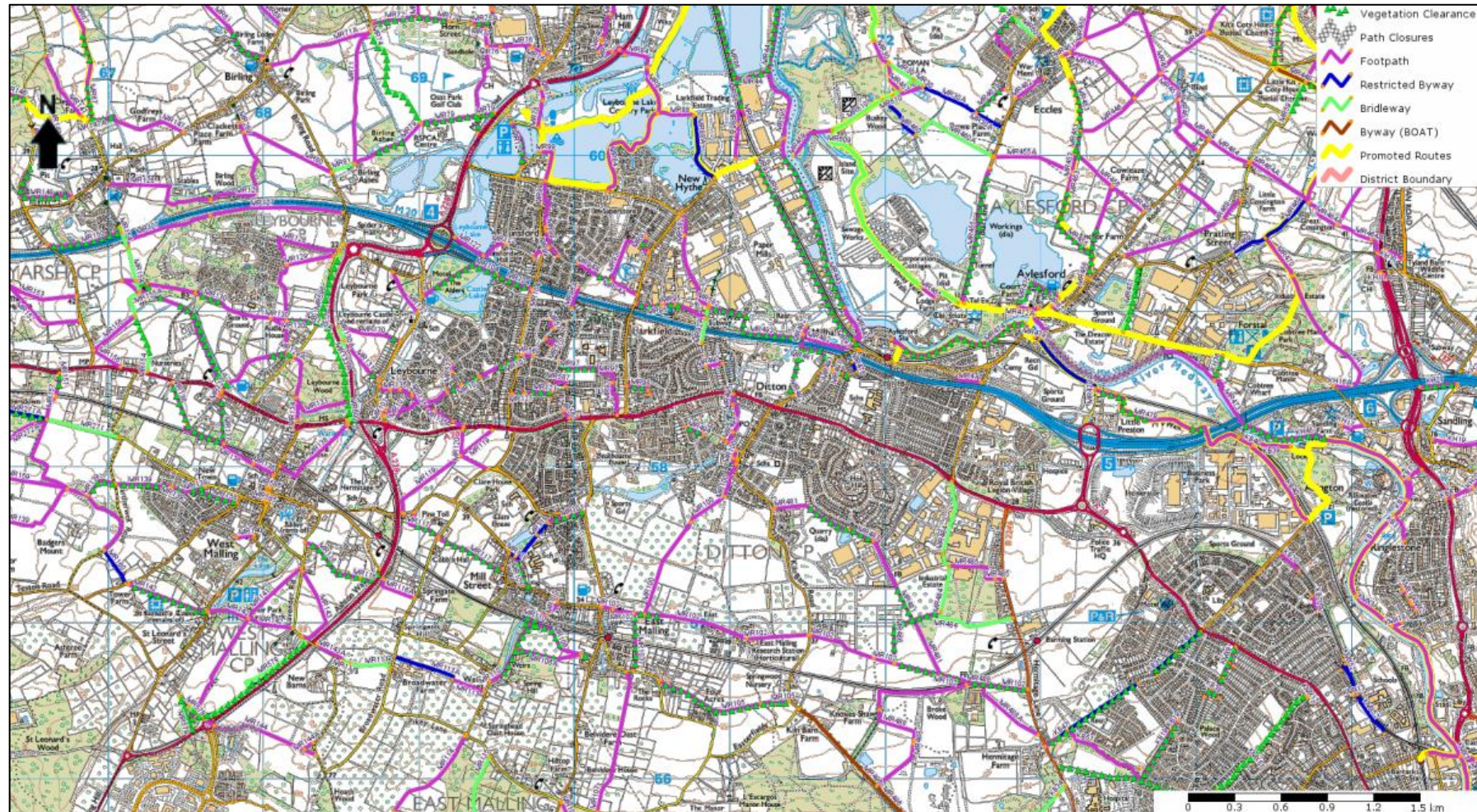


Figure 2-5: Walking Routes in Tonbridge and Malling – East and West Malling



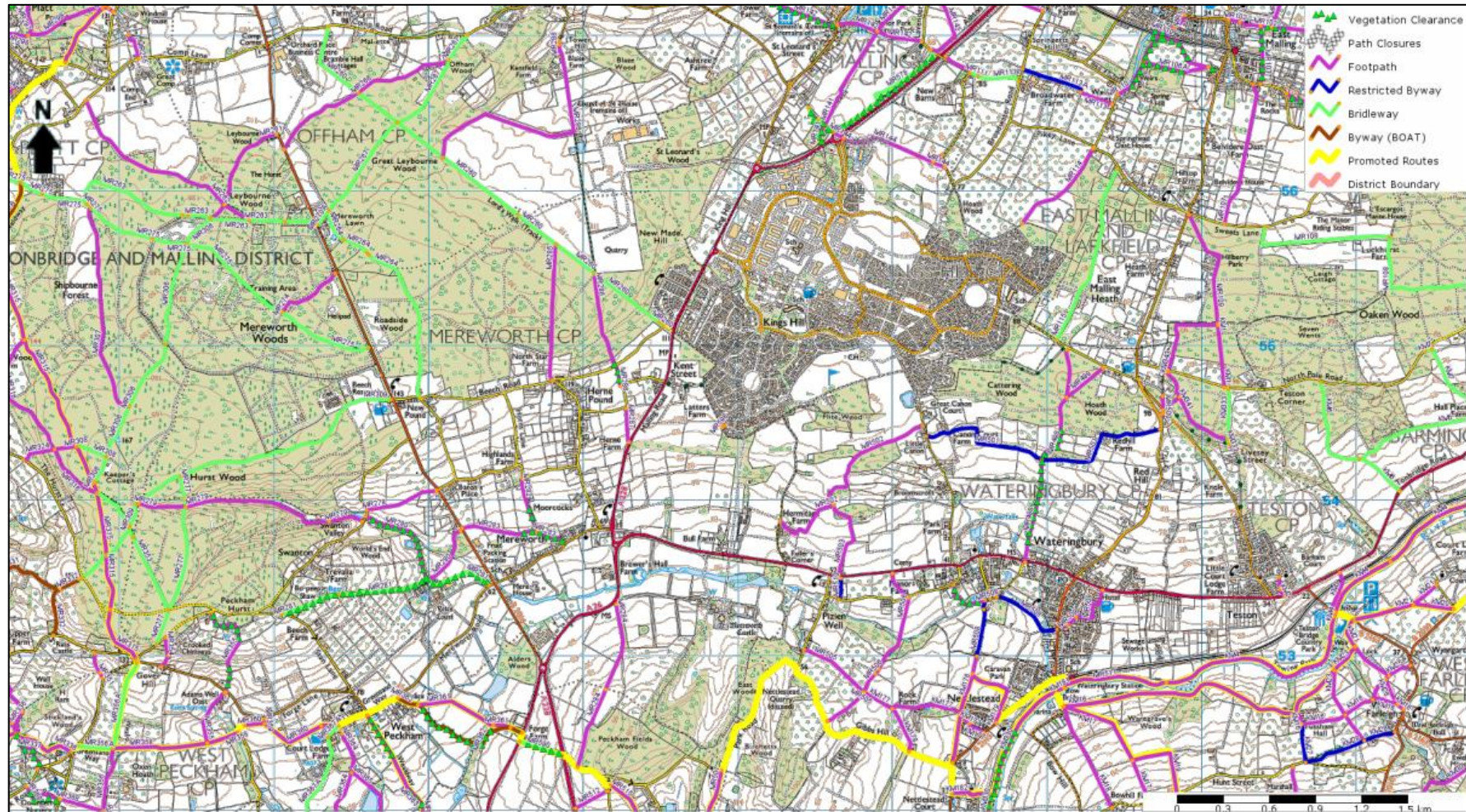


Figure 2-6: Walking Routes in Tonbridge and Malling – Kings Hill



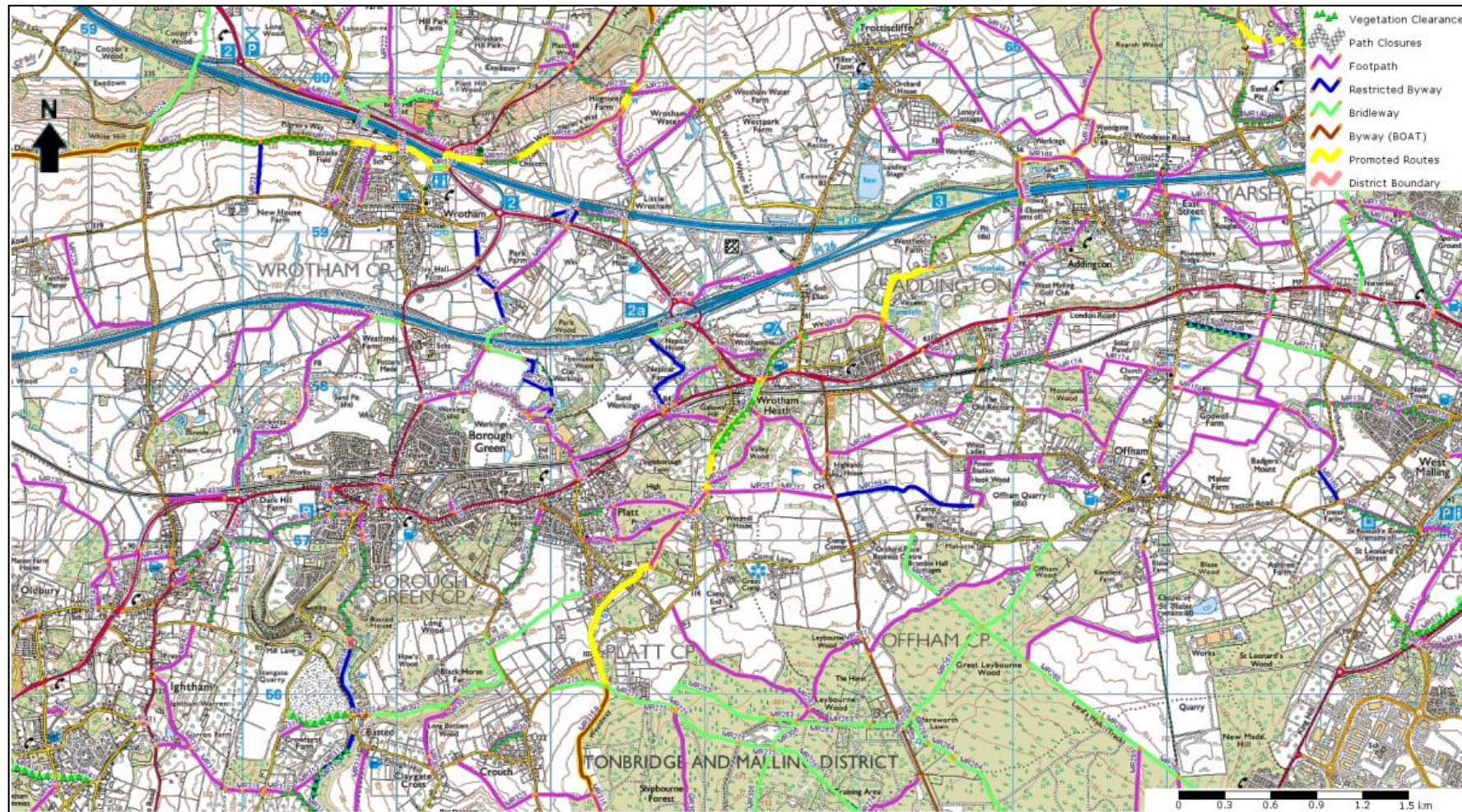


Figure 2-7: Walking Routes in Tonbridge and Malling – Borough Green and Wrotham Heath



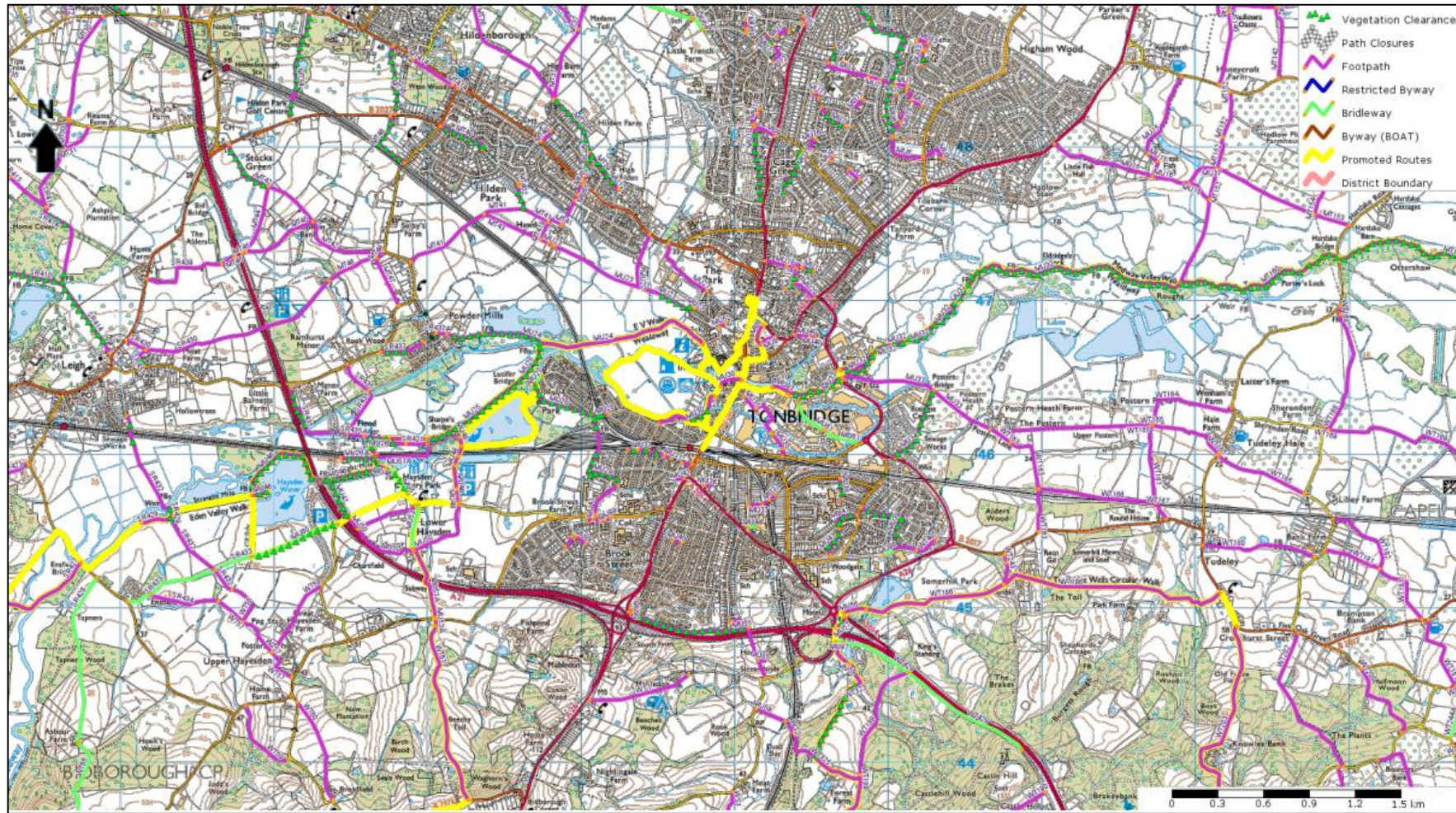


Figure 2-8: Walking Routes in Tonbridge and Malling – Tonbridge Town Centre



In terms of cycling, according to the Propensity to Cycle Tool ((<https://www.pct.bike> ), the percentage of cycling use in Tonbridge and Malling is around 1-2%. This is based on the 2011 Census and the same pattern can be seen for the rest of Kent.

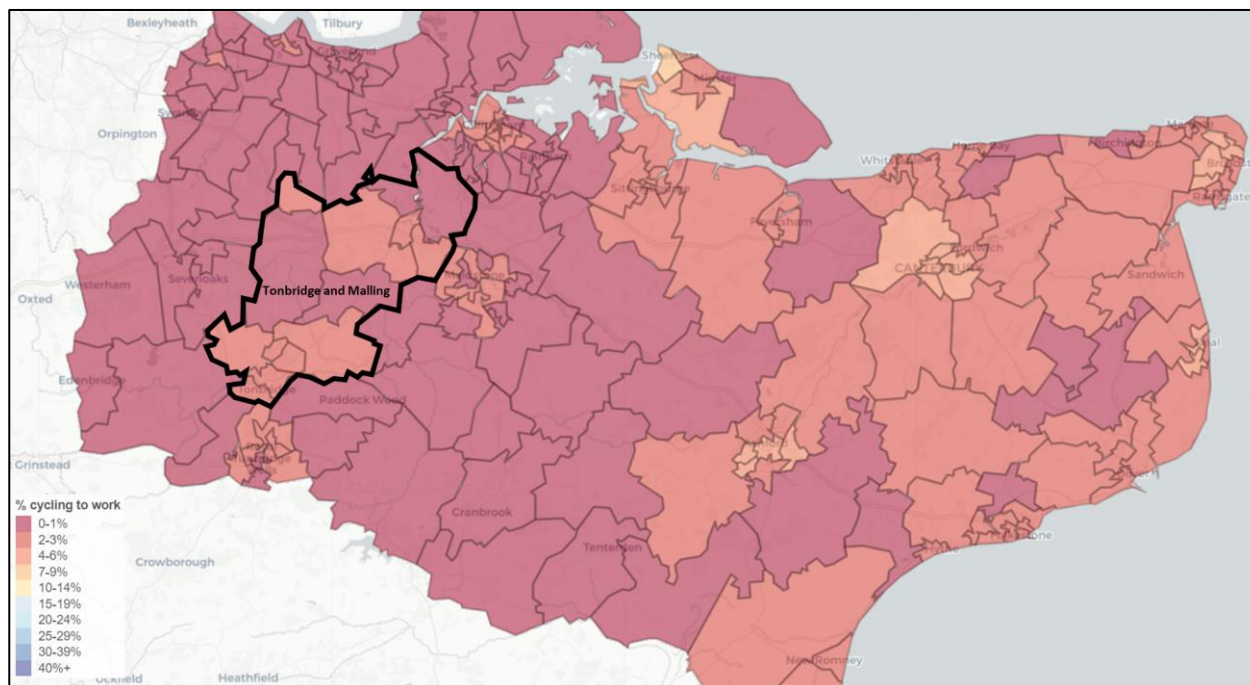


Figure 2-9: Percentage of Cycling to Work – Tonbridge and Malling

## 2.3 Active Travel Strategy

The development of a new active travel plan in Tonbridge and Malling is ongoing, which will take account of the DfT's Local Cycling and Walking Infrastructure Plan guidance. This will replace the Council's Cycle Strategy and aims to support the delivery of measures that encourage cycling and walking.

Walking and Cycling audits have been undertaken. The focus of these is to develop the following:

- The borough's network of urban cycle routes,
- Cycle routes connecting with potential future development sites,
- Routes that are otherwise of benefit to the enhancement of the National Cycle Network, and
- Walking infrastructure within Tonbridge, West Malling and Snodland town centres.

This also includes assessment in the areas of Tonbridge, Kings Hill and West Malling, Borough Green and Medway Gap.

## **2.4 Existing Transport Network Challenges**

Using the information above, high level analysis has identified some of the key challenges with respect to traffic congestion, public transport, walking and cycling, which are summarised below.

In the next section, the existing transport model is used to identify “hot spot” areas where traffic congestion is worse, which can also affect public transport and propensity to use active mode as well as worsen the environment and liveability. It should be noted that for this initial stage, no assessment was done to review the impacts on the environment and public transport. However, this can be considered in the next detailed stage of the study.

### **2.4.1 Highways**

Tonbridge and Malling has very high levels of car ownership and usage. The 2011 Census shows that 86% of households in the borough have at least one car, compared to 80% across Kent and 74% in England.

A small number of main roads are heavily relied upon, and this is most evident on the congested A20 London Road and roads converging to the town centre. During peak periods, part of the road network operates at or near capacity, with residents finding it difficult to access the services they need due to a lack of transport options available to them. This congestion has been caused by current road traffic volumes outgrowing its capacity as a consequence of the reliance placed on the private car, alongside population and job growth in the wider area.

### **2.4.2 Public Transport**

Public transport in Tonbridge and Malling was only used by 14% of its commuters, according to the 2011 Census. The borough’s bus network is focused on mainly serving Tonbridge Town Centre, and the outer suburban and rural communities do not have access to convenient and frequent bus services. While Tonbridge and Ashford lines offer direct services to London and other towns in Kent, the stations along these routes have relatively limited connectivity with bus services making interchanging between bus and rail inconvenient and a poor choice of commuter travel outside of London.

### **2.4.3 Walking and Cycling**

The 2011 Census travel to work data found that, despite 7.7% of journeys to work being undertaken by foot, only 1-2% of journeys to work were undertaken by bike. Recent walking and cycling audits identify areas with poor provision for pedestrians and cyclists around Tonbridge, Kings Hill and West Malling, Borough Green and Medway Gap. Several roads are subject to high volumes of traffic which causes severance problems for those wishing to travel into the town centre or to other towns via active modes. Limited lighting and surveillance further hinder the perception of safety of walking and cycling; and bicycle stands are only found at a few locations around the town.

### 3. 2019 Base Transport Model

#### 3.1 Overview

The 2019 Kent Transport Model, in its existing format as a countywide model was used to identify key junction and link issues. Junction level of service and link volume / capacity ratio indicators were extracted from the model to support the analysis for the AM (08:00 – 09:00) and PM (17:00 – 18:00) peak periods. Observed journey time data was also analysed to help inform the existing delays in the study area.

#### 3.2 Model Outputs Criteria

Junction Level of Service (LOS) and link Volume / Capacity (VOC) ratio indicators were used as criteria to identify the link and junction “hot spots” in the study area.

Level of service plots provide a qualitative measure of how good the present traffic situation is on a given junction. As actual flow will vary for different days and different times in a day, LOS relates the traffic service quality to a given flow rate of traffic. VISUM defines the LOS based on the mean delay experienced by each vehicle. VISUM has the capability to calculate LOS for all types of junctions (priority, roundabout and signalised junctions). Table 3-1 defines the LOS by six levels ranging from level A to level F.

LOS Level	Description
A	Level A represents the best quality of traffic where the driver has the freedom to drive with free flow speed.
B	Level B represents good traffic quality where driver can reasonably maintain free flow speed and maneuverability within the traffic stream is slightly restricted.
C	Level C represents stable traffic flows, at or near free flow. Ability to manoeuvre through lanes is noticeably restricted and requires awareness.
D	Level D represents almost unstable traffic flows. Speeds slightly decrease as traffic volume slightly increase. On this level driver comfort decreases.
E	Level E represents unstable traffic flows, operating at capacity. Driver's level of comfort becomes poor.
F	Level F represents the worst traffic quality with forced or breakdown traffic flows. Travel time cannot be predicted, with generally more demand than capacity.

Table 3-1: Level of Service Description

On the other hand, volume / capacity is the ratio of assigned traffic volume to the modelled link capacity and the ranges used are set out below.

V/C Ratio	Description
<= 75%	Stable flow with acceptable delay
<= 85%	Approaching unstable flow but with tolerable delay
<= 100%	Unstable flow
> 100%	Over-capacity

Table 3-2: Level of Service Description

### 3.3 2019 Junction and Link “Hot-Spots”

Figure 3-1 and Figure 3-2 show the junction LOS and link V/C ratio for 2019 AM and PM peak periods. In the AM, the majority of the junctions and links in Tonbridge and Malling display little to moderate levels of delay (LOS B to D and V/C < 85%). However, some of the key junctions and links in the borough exhibit severe levels of delay (LOS E and F and V/C > 85%). These include M20 J2A and A20 London Road / A25 Maidstone Road in Wrotham Heath, Lord Lees Roundabout, M2 J3 and sections of A228 and A229 in the north of the borough, junctions along A20 London Road, Hermitage Lane and A26 Tonbridge Road. In the Tonbridge Town Centre, A26 Hadlow Road / A26 Cannon Lane / A227 Hadlow Road, A227 High Street and B2260 High Street display LOS E and V/C > 85%. Similar patterns are found in the PM peak, with A26 Tonbridge Road / Seven Mile Lane exhibiting LOS E.

Teletrac journey time data was also analysed to identify the existing delays in the study area, and these are presented in Figure 3-3 and Figure 3-4. The result of the analysis confirms the locations highlighted above where delays are observed along A20 London Road, Lord Lees Roundabout, Taddington Roundabout and the roads around Wrotham Heath and Tonbridge Town Centre.

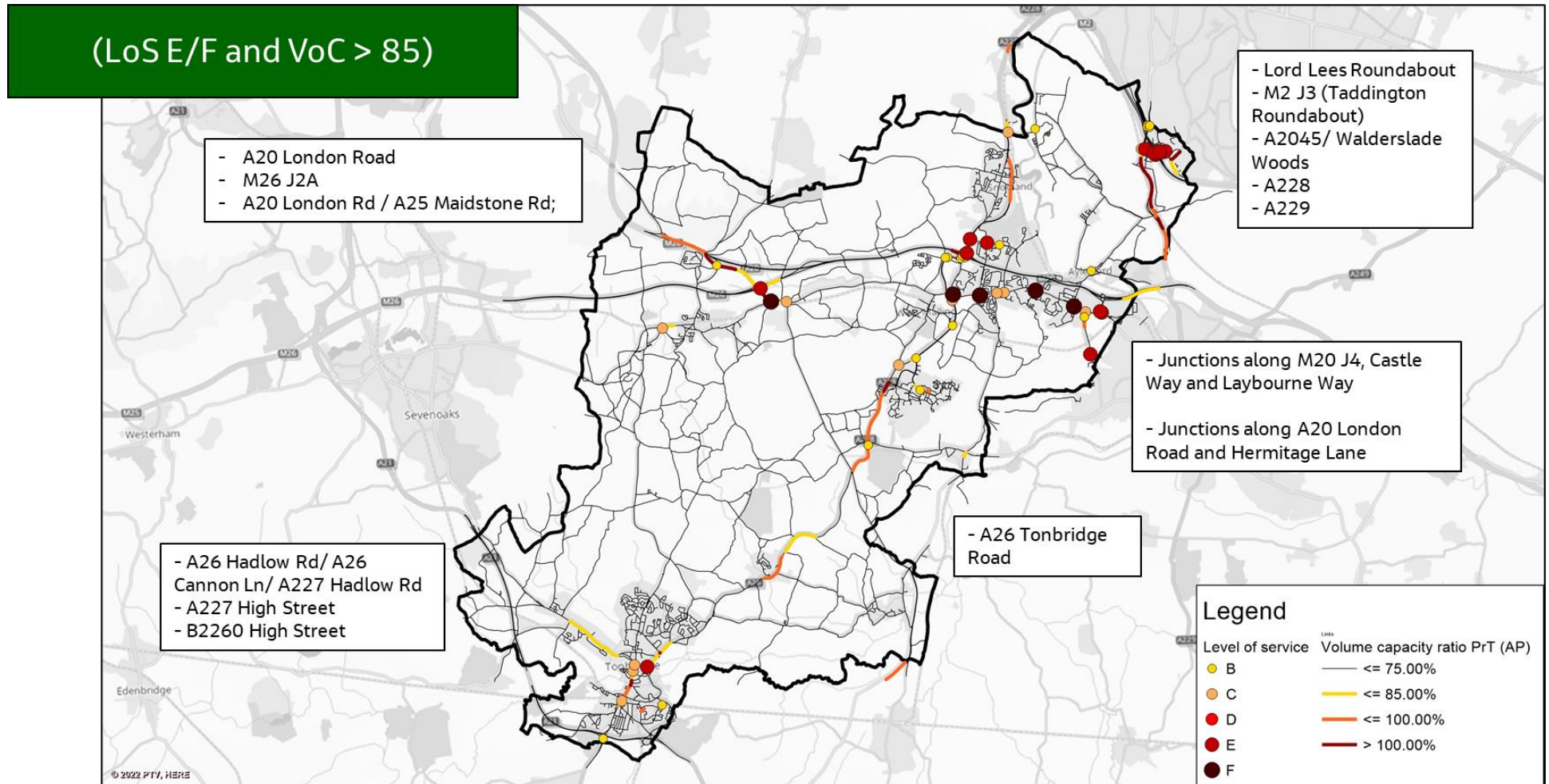


Figure 3-1: 2019 AM Peak Junction and Link "Hot Spots"



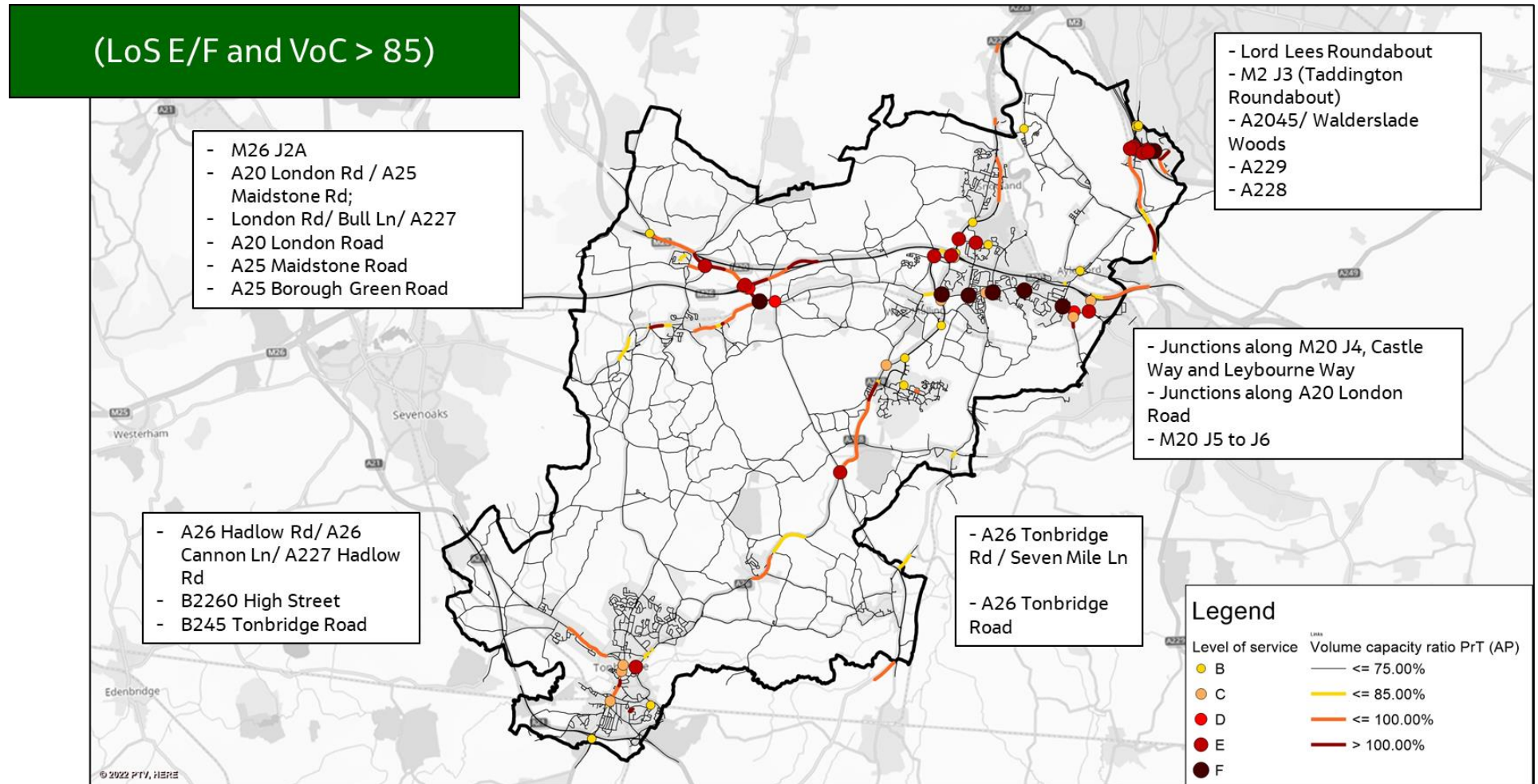


Figure 3-2: 2019 PM Peak Junction and Link "Hot Spots"

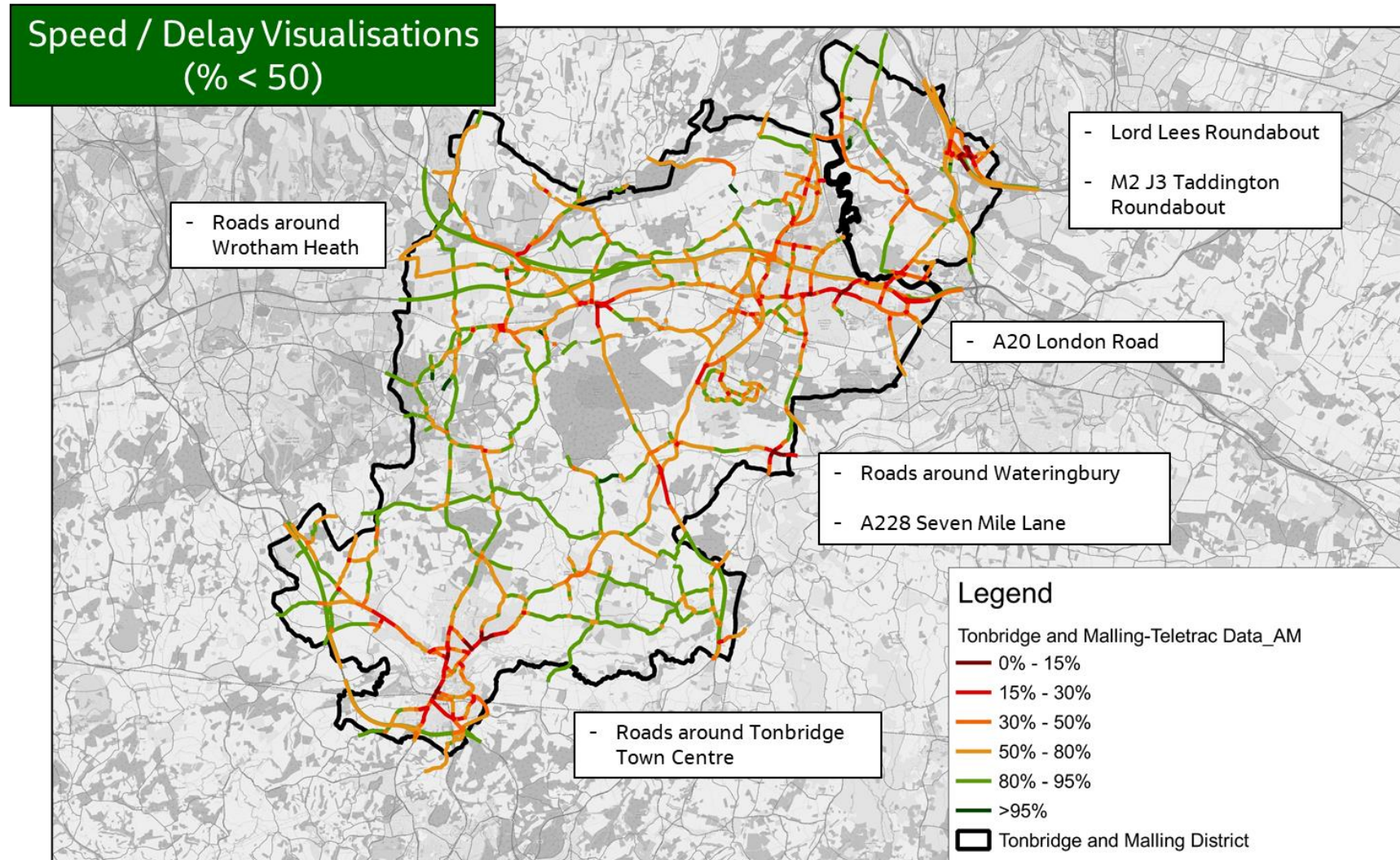


Figure 3-3: 2019 AM Peak Percentage of Free Flow Speed – Teletrac Data



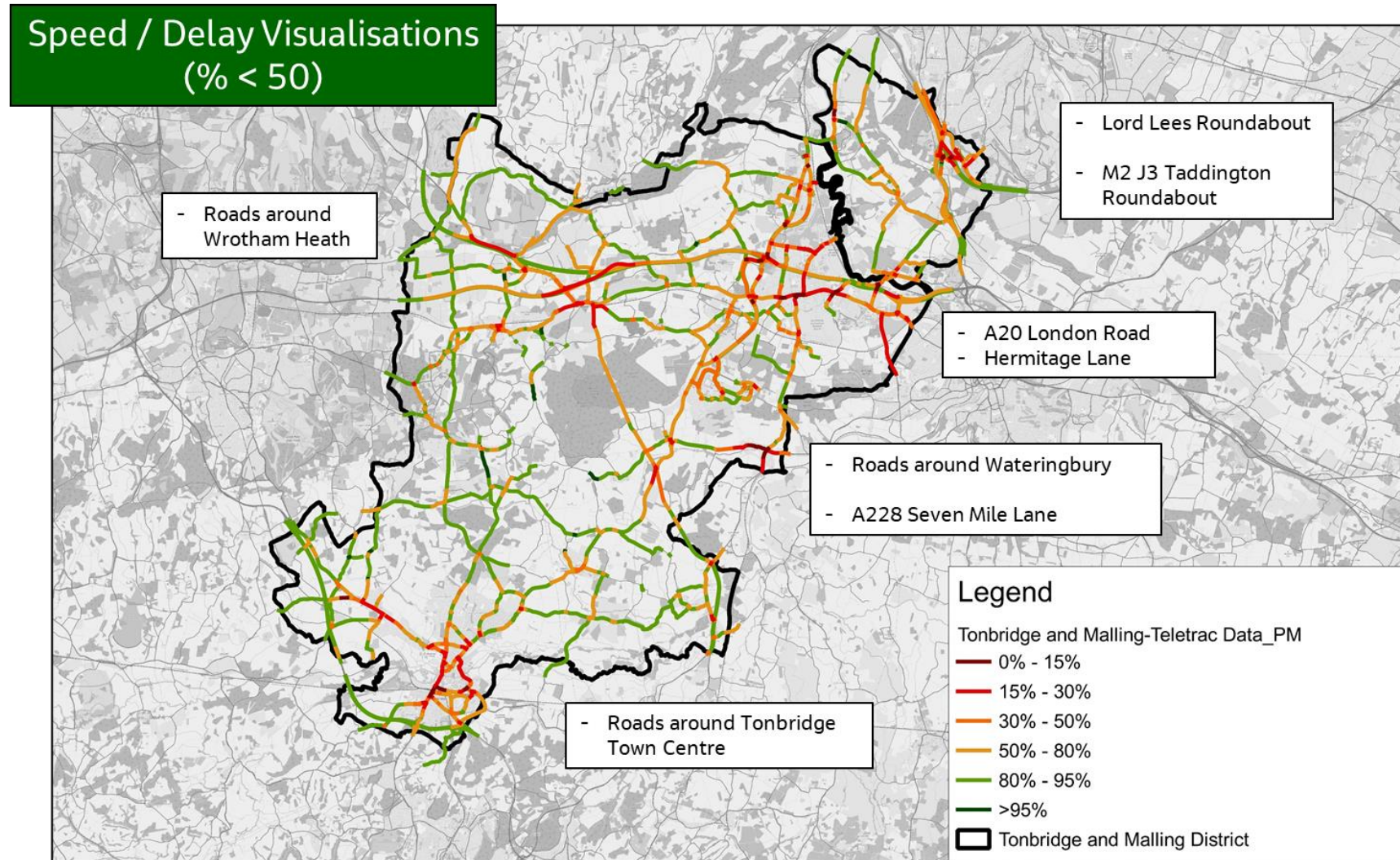


Figure 3-4: 2019 PM Peak Percentage of Free Flow Speed – Teletrac Data

## 4. Initial 2040 Forecast Baseline

### 4.1 Overview

This section summarises the methodology and assumptions used to develop the initial forecast baseline for Tonbridge and Malling. A forecast of 2040 has been modelled with the use of combined TEMPro growth assumptions in the neighbouring districts and committed developments in Tonbridge and Malling.

A set of output plots have been produced to show the flow difference, junction level of service and link volume capacity ratio in order to help identify key “hot spot” areas.

### 4.2 Forecast Network Development

Following consultation with TMBC and KCC, two infrastructure schemes were identified to be included in the 2040 transport model. These two schemes are classified as “near certain”, and details are provided below.

District	Scheme Description
Tonbridge and Malling	1 - Whitepost field Link between Hermitage Lane and A20 including new roundabout junction with Hermitage Lane and improved Poppyfields roundabout at A20/St Laurence Avenue
	2 - Link road between Bellingham Way and Station Road, Aylesford

Table 4-1: 2040 Forecast Baseline Scheme Description

### 4.3 Forecast Demand Development

For Tonbridge and Malling committed developments classified as “near certain” were included in the 2040 transport model, and no TEMPro growth was applied. This assumes a hypothetical situation of no further growth in the borough to establish the baseline scenario. In the areas outside the study area, direct TEMPro growth were applied to take into account broader general background growth.

Kent Transport Model trip rates derived from Trip Rate Information Computer System (TRICs) were used for each committed development to generate vehicular trips. Base donor zones with similar land use in the vicinity of the new developments were used to get similar origin and destination information for each development to distribute vehicle trips around the network.

For the Stage 2 detailed transport modelling work, in addition to the base model calibration and validation, details regarding the TEMPro growth will be reviewed (i.e., taking into account the likely level of expected growth in the key neighbouring areas). Trip rates will also be refined and agreed case-by-case with National Highways, KCC and TMBC.

Table 4-2 presents the total number of dwellings and employment areas assumed in the 2040 model, and Figure 4-1 shows the locations of these developments. Full details can be found in Appendix A. For the employment size, changes in the use (i.e demolition of office building to construct medical centre, etc) were taken into consideration to avoid double counting.

It should be noted that the residential and commercial developments included in this assessment were based on the list updated on 31 March 2021, which represents the most complete data available at the time of the modelling. This list will be reviewed again during the next detailed stage.



Tonbridge and Malling	
Dwellings	3,710
Employment (Floorspace sqm)	141,189

Table 4-2: 2040 Total Number of Dwellings and Employment Area

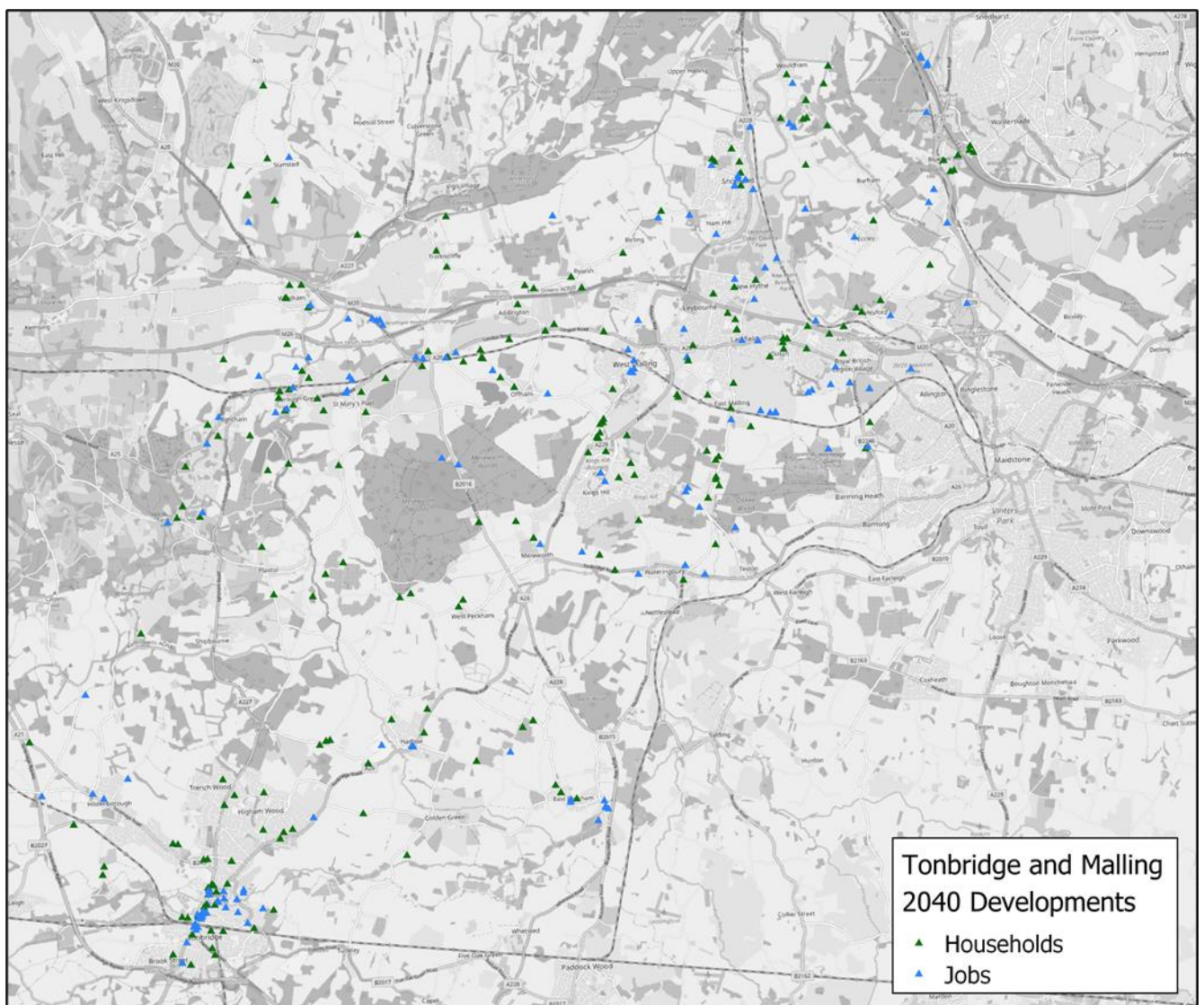


Figure 4-1 – Tonbridge and Malling 2040 Committed Developments



## 4.4 Good Vehicle Growth Factors

General growth in LGV and HGV demand has been produced by constraining to growth factors derived from the Road Traffic Forecasts (RTF 2018) published by DfT. The RTF traffic mileage data for all road types was extracted from Scenario 1 for LGV and HGV and then interpolated to derive growth factors for 2040 from 2019. The resulting growth factors are shown in the table below and applied at an assignment (peak hour) matrix level.

Region	LGV	HGV
South East	1.29	1.11
East Midlands	1.29	1.02
Eastern England	1.28	1.10
London	1.32	1.03
North East	1.30	1.01
North West	1.28	1.02
South West	1.27	1.01
West Midlands	1.31	1.04
Yorks and Humber	1.29	1.04
Wales	1.28	1.02
Scotland	-	-

Table 4-3: 2037 South East LGV and HGV Factors

## 4.5 Forecast Results

### 4.5.1 Flow Difference Plots

Flow difference plots have been produced to show the difference in actual flows between the initial 2040 Forecast Baseline and 2019 Base models. These are presented in Figure 4-2 and Figure 4-3.

Comparing the 2040 and 2019 models, significant increase in traffic is predicted along major corridors such as M20, M26, A228, A229 and A21. These are then followed by small increases in traffic predicted along A20 London Road, A26 Tonbridge, Kings Hill and roads around the Tonbridge Town Centre where some of the committed developments are located.

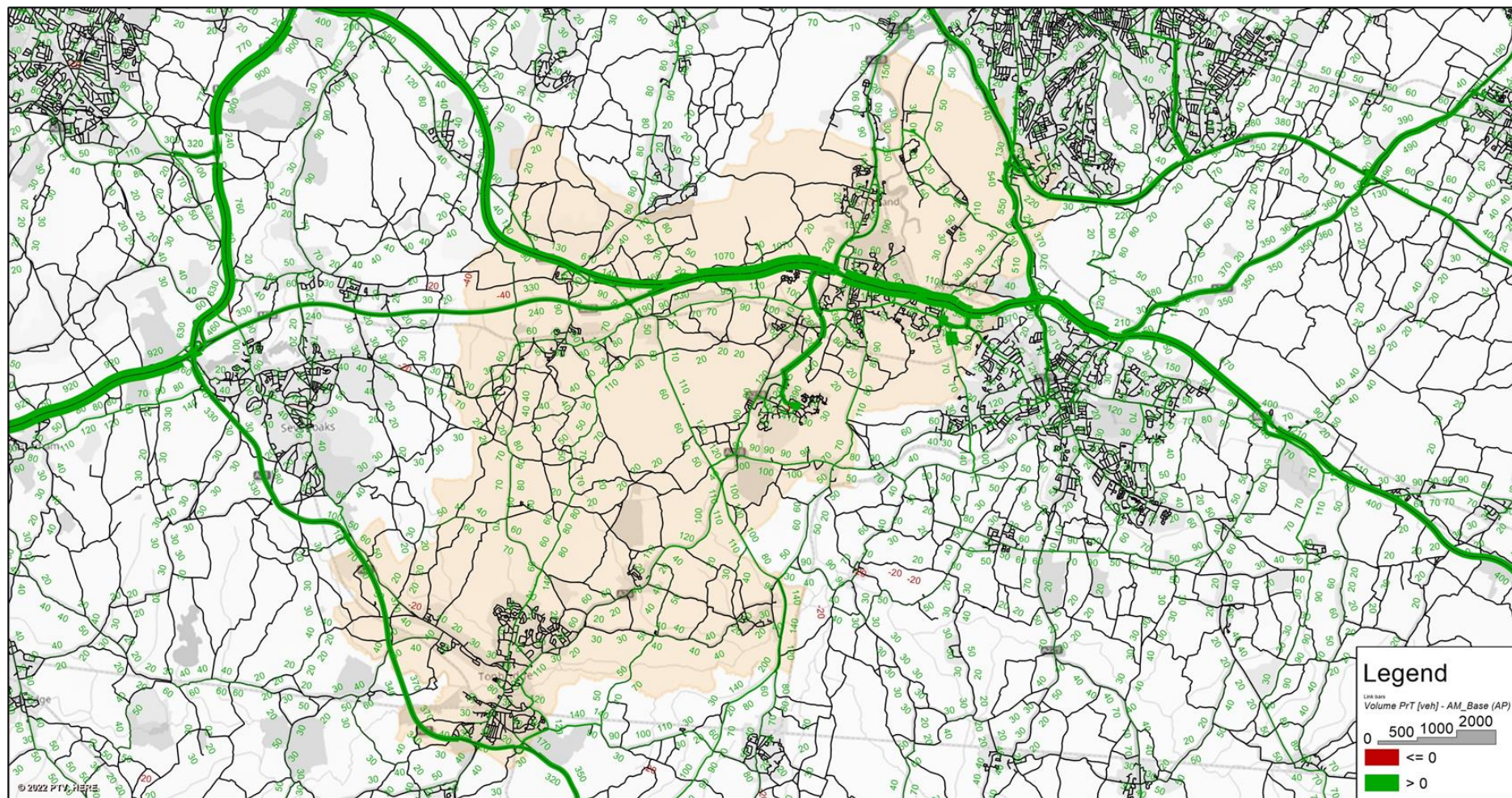


Figure 4-2 – 2040 vs 2019 Flow Difference - AM Peak



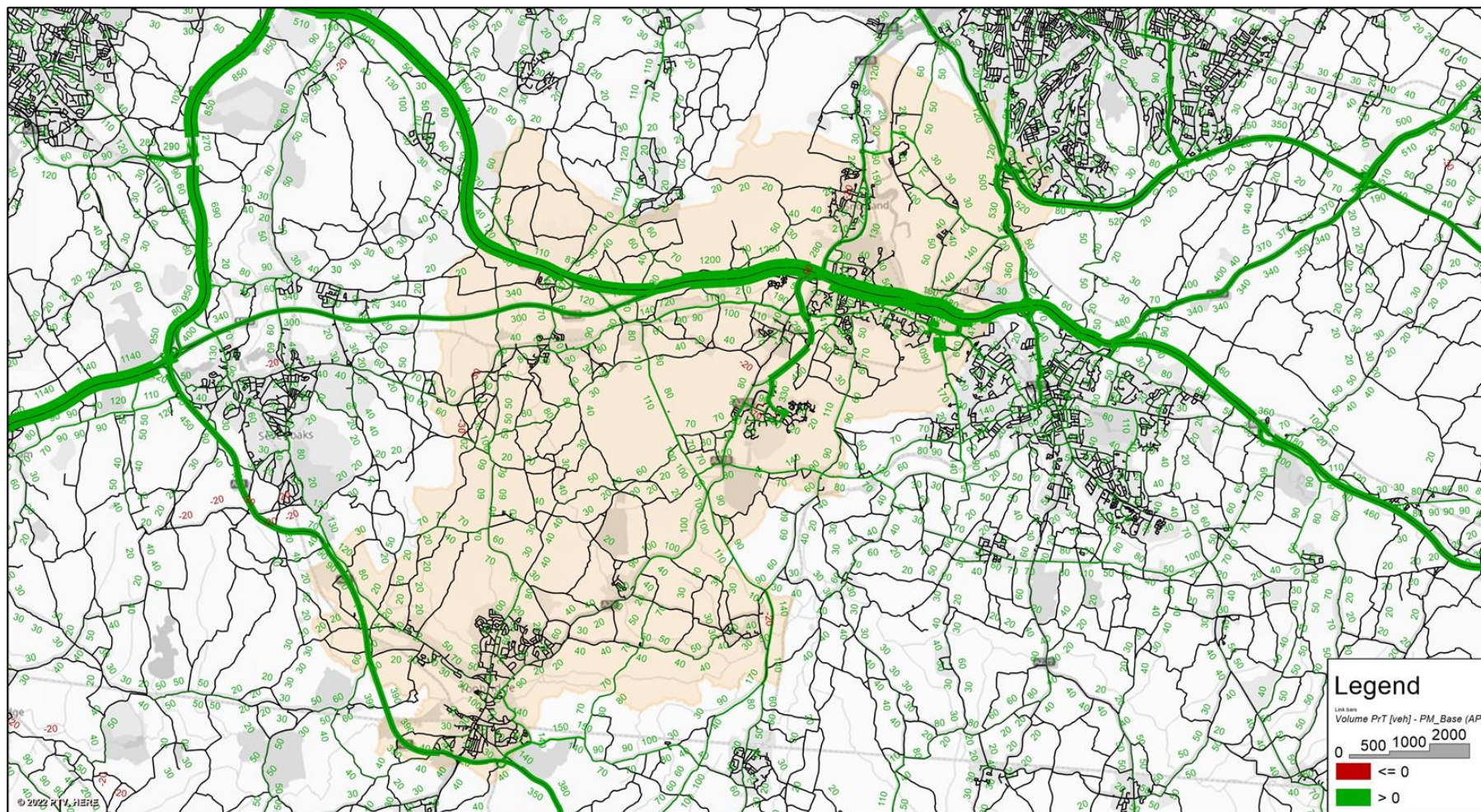


Figure 4-3 – 2040 vs 2019 Flow Difference - PM Peak

#### **4.5.2 2040 Junction and Link “Hot Spots”**

Figure 4-4 and Figure 4-5 show the junction LOS and link V/C ratio for 2040 AM and PM peak periods. A comparison to the 2019 Base model was also made to highlight the projected level of change in the LOS and V/C ratio. These are presented in Figure 4-6 and Figure 4-7.

The majority of the junction and link “hot spots” identified in the base model also exists in the 2040 models. These include junctions located in the north of the borough and those around Tonbridge Town Centre. In addition to these locations, some junctions around Kings Hill are predicted to experience severe level of delays together with A26 Tonbridge Road and Tonbridge / Bow Road / Red Hill junction.

The percentage of free flow speed extracted from the 2040 model and presented in Figure 4-8 and Figure 4-9 also confirms problems could be expected at these locations.



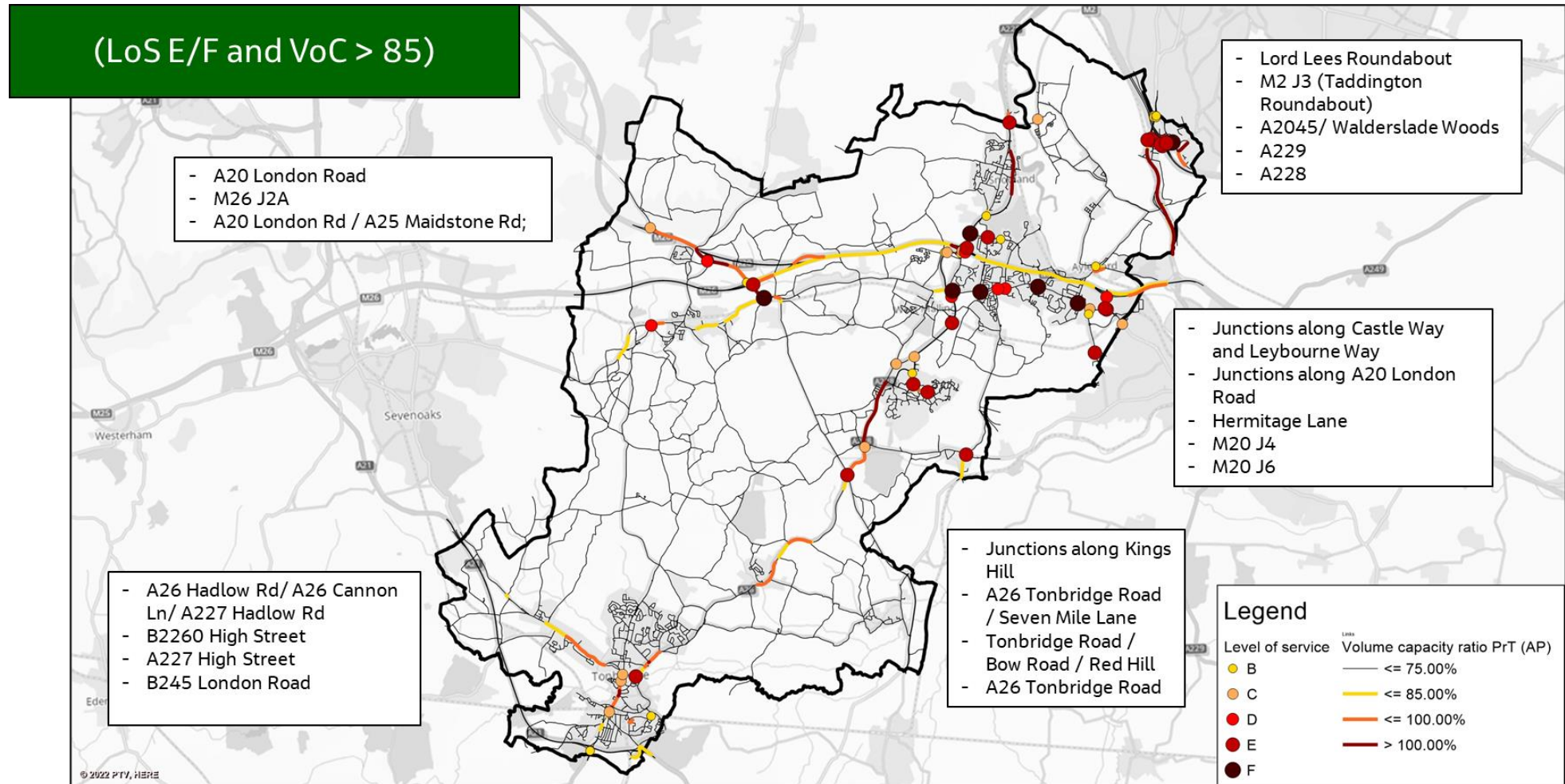


Figure 4-4: 2040 AM Peak Junction and Link "Hot Spots"



(LoSE/F and VoC > 85)

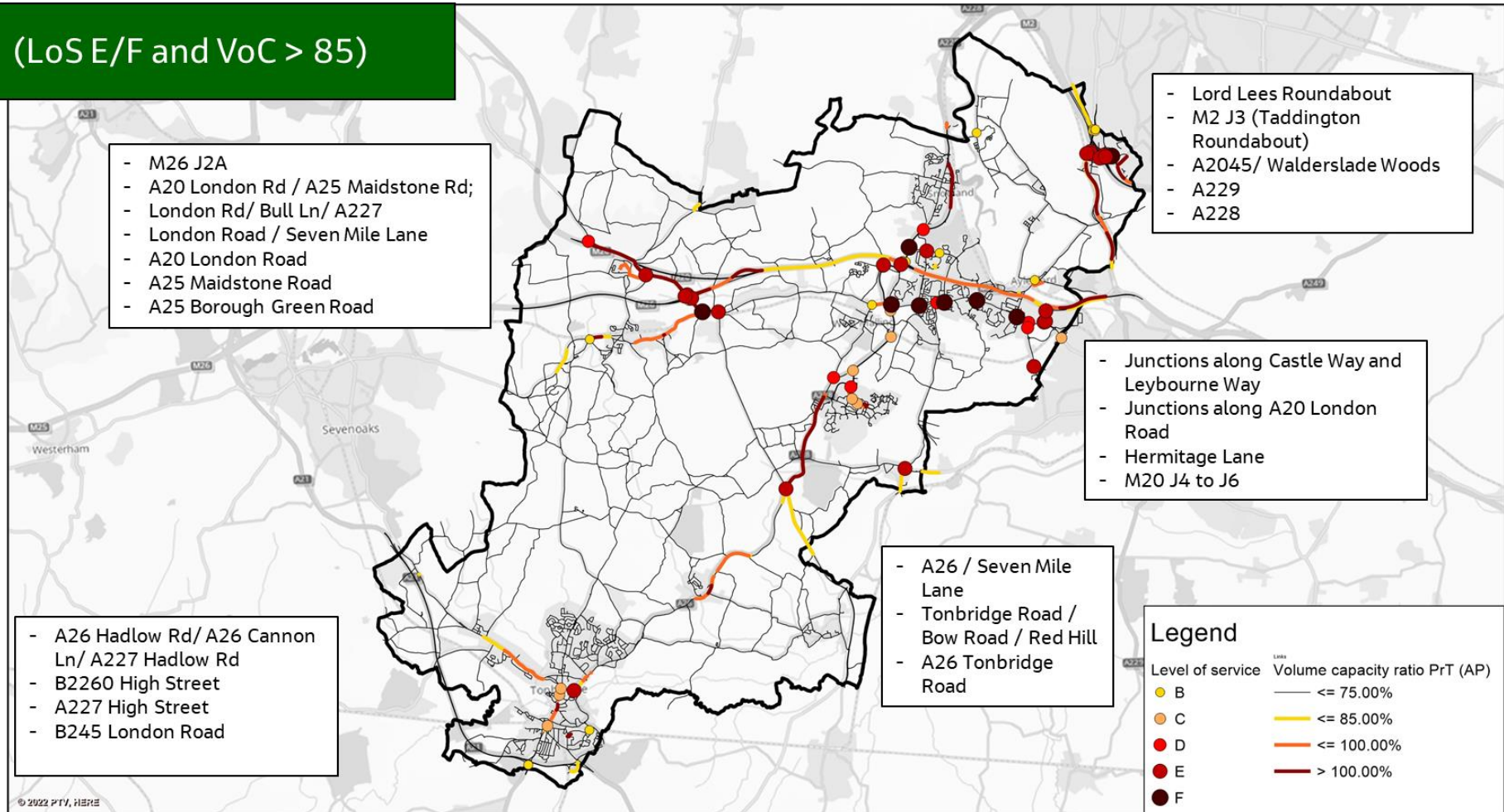


Figure 4-5: 2040 PM Peak Junction and Link "Hot Spots"

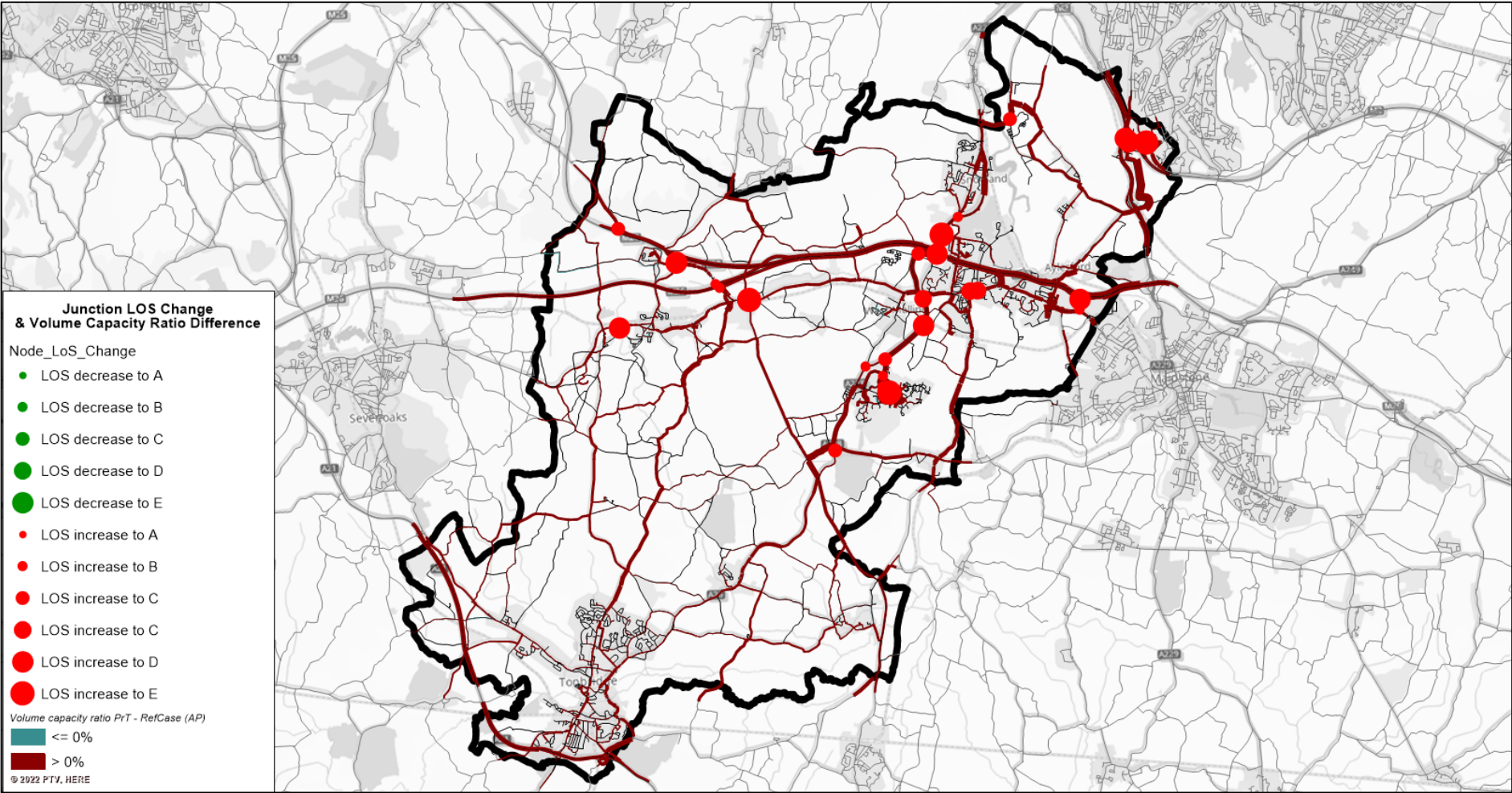


Figure 4-6: 2040 vs 2019 LOS and VC Comparison – AM Peak



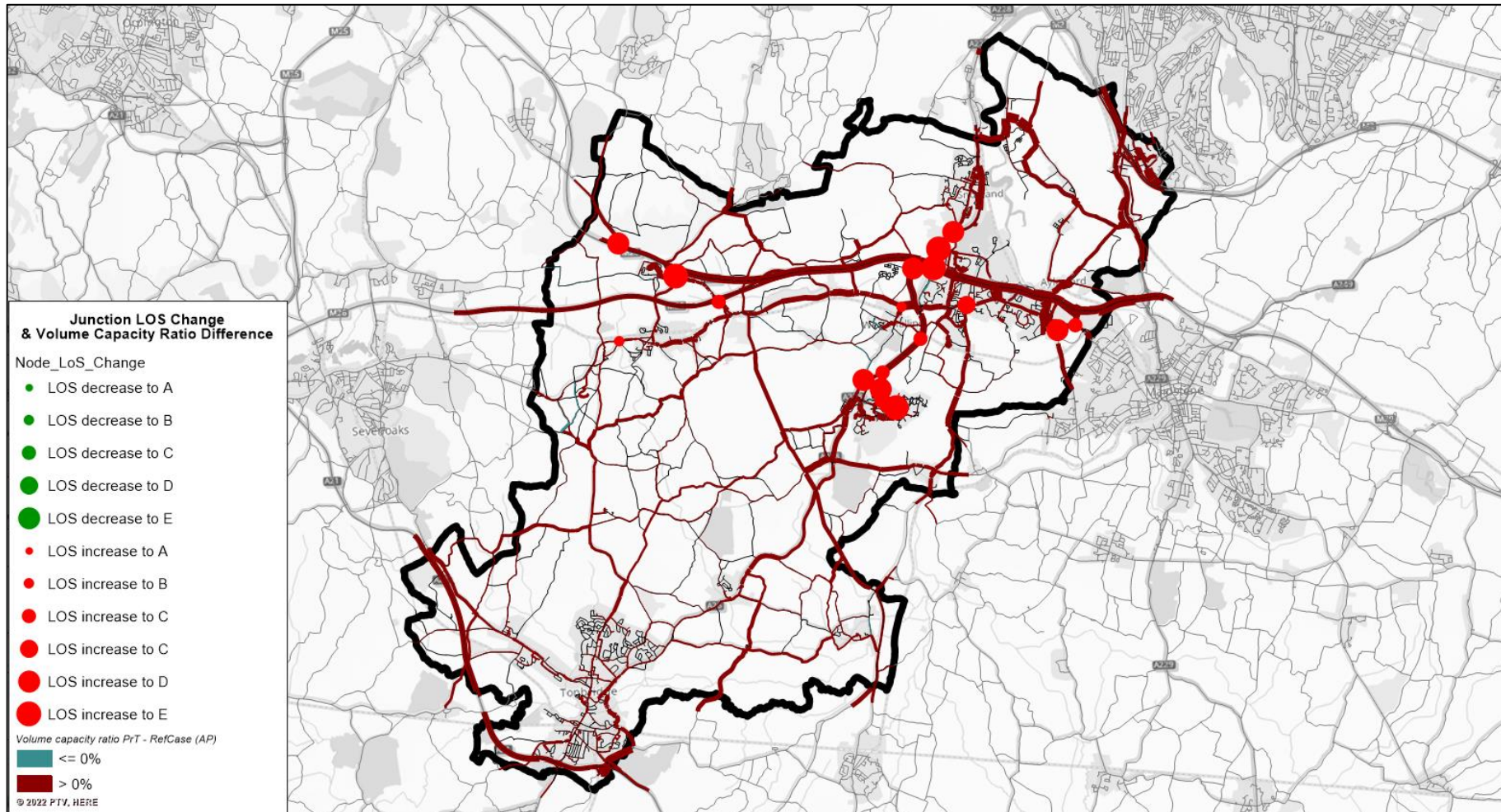


Figure 4-7: 2040 vs 2019 LOS and VC Comparison – PM Peak

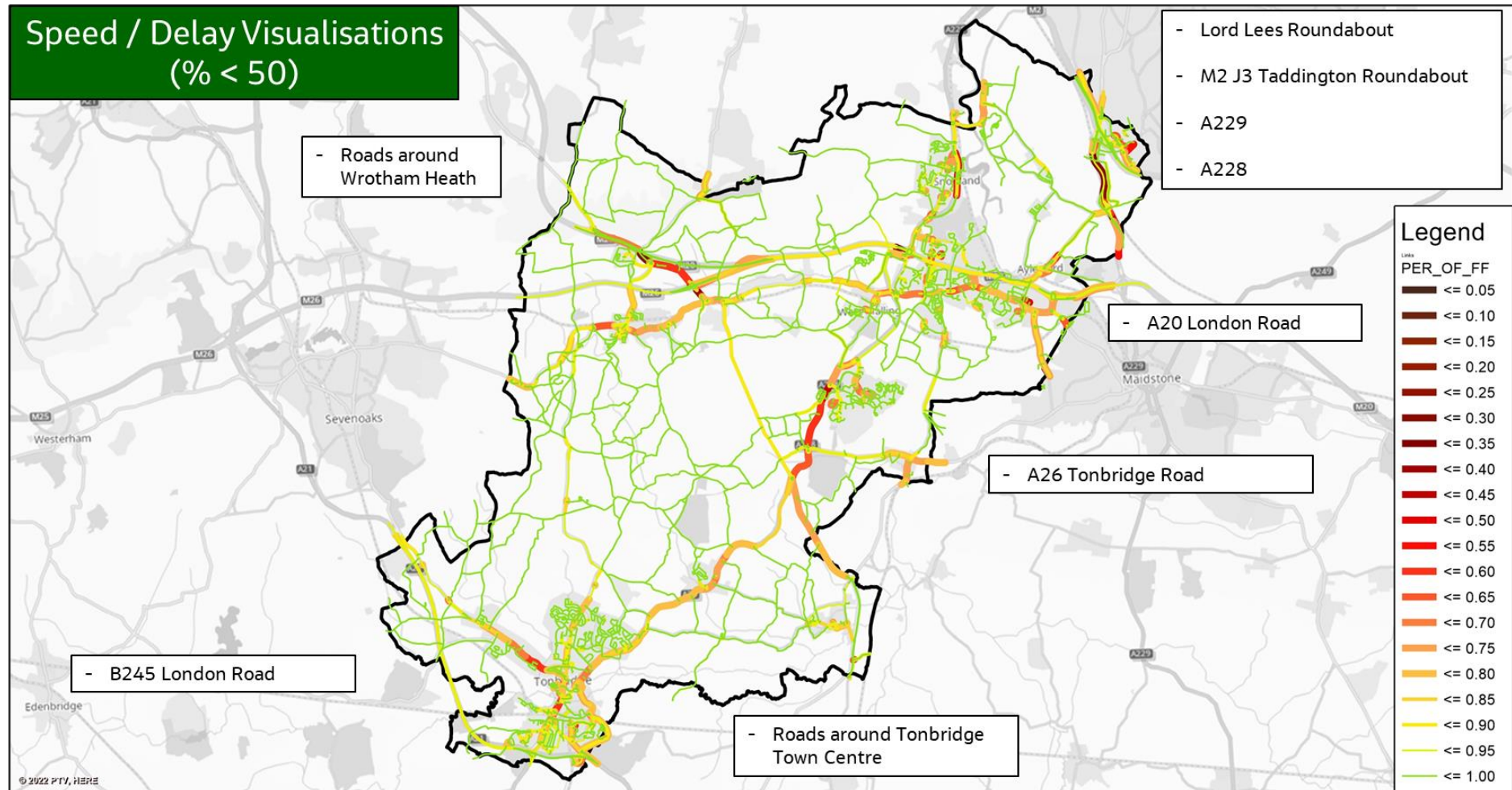


Figure 4-8: 2040 AM Peak Percentage of Free Flow Speed



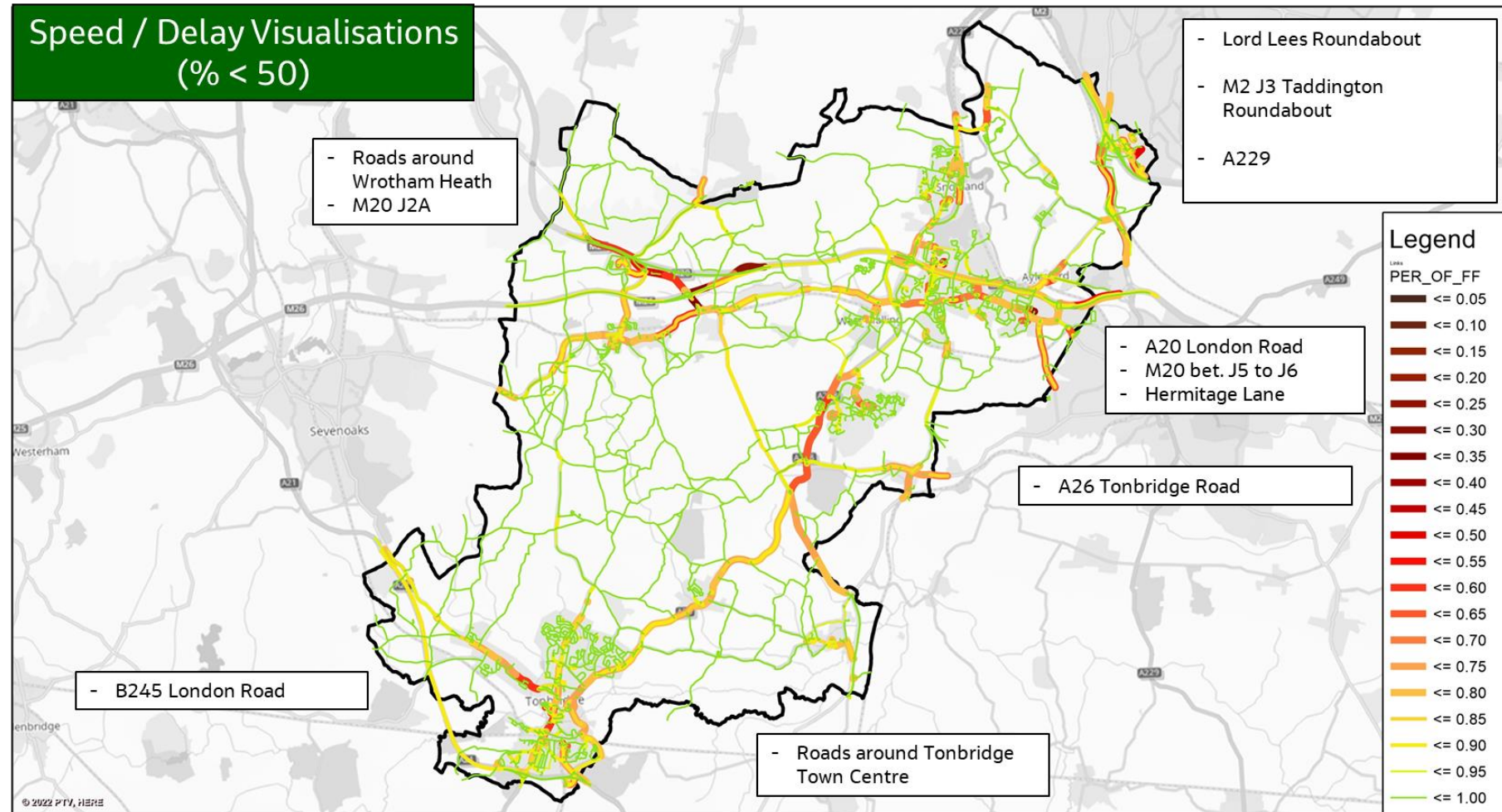


Figure 4-9: 2040 PM Peak Percentage of Free Flow Speed

## 5. Summary

This Report describes the methods used to develop the Initial 2040 Forecast Baseline and approach taken to identify the key junction and link “hots spots” in Tonbridge and Malling.

Overall, the 2019 AM and PM outputs present similar locations of junction and link “hot spots”. The majority of the junctions exhibiting LOS E and F, or links displaying unstable flows (>85%) or which are over capacity (>100%), are located along:

- A20 London Road (between Coldharbour Lane and Castle Way and A25 and Gravesend Road)
- Leybourne Way (between Castle Way and Gighill Road)
- Lord Lees Roundabout
- Taddington Roundabout
- A20 London Road (near Wrotham Heath)
- A228 (between Holborough Road and Rochford Road)
- A229 (between Lord Lees Roundabout and M20 J6)
- A26 Tonbridge Road (between Kings Hill and Seven Mile Lane and section of the road near Hadlow)
- A227 and B22260 (near Tonbridge Town Centre)

The Teletrac data analysis also confirms problems at these locations, highlighting the areas where delays are observed.

Committed developments and highway schemes were identified in collaboration with KCC and TMBC and were implemented in the Initial 2040 Forecast Baseline. The 2040 model shows increases in traffic flows in major corridors, particularly around M20, M26, A228, A229 and A21. Increases in traffic flows are also predicted around Kings Hill, A20 London Road, A26 Tonbridge Road and Tonbridge Town Centre.

In terms of junction and link “hot spots” in 2040, the majority of those locations identified in 2019 are still problematic in 2040. However, due to the overall growth assumed, additional areas, junctions and links were identified:

- Junctions around Kings Hill
- A26 Tonbridge Road / Seven Mill Lane
- Tonbridge Road / Bow Road / Red Hill
- M20 between J4 and J6



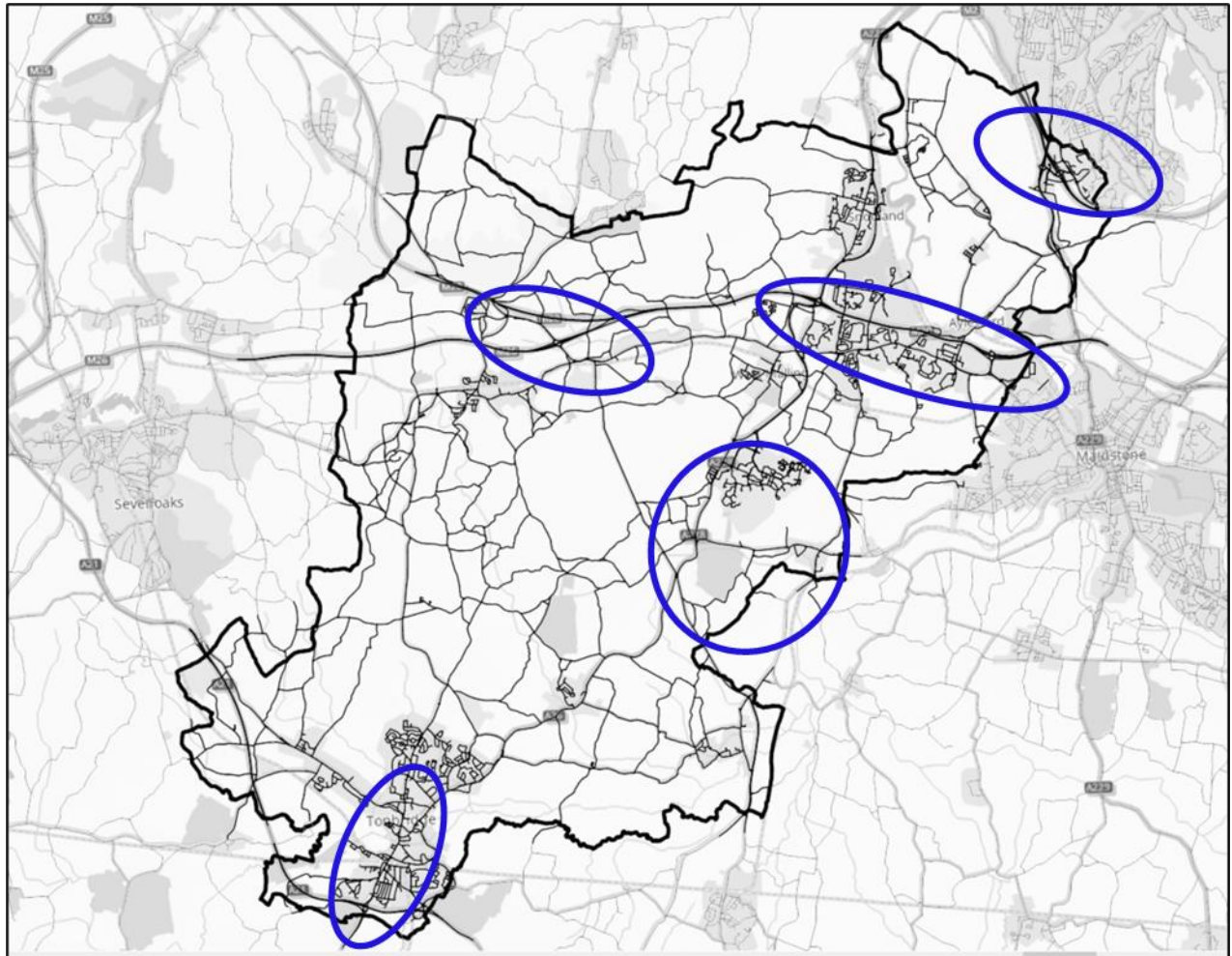


Figure 5-1: Tonbridge and Malling Initial 2040 Baseline Junction and Link "Hot Spots"

This initial forecast scenario has been developed in order to test the impacts of the developments and overall growth in neighbouring districts to Tonbridge and Malling. However, it should be noted that this report covers initial high level transport assessment to identify the baseline "hot spot" areas. Detailed transport modelling is recommended to assess these areas in detail. In addition to option testing, further work can also be considered to assess environmental and public transport impacts.

## Appendix A. List of Committed Developments

ID	Development Description	Residential Units	Employment, Floorspace, sqm
1	Former Peter's Pit and Peter's Works Site Hall Road ,Wouldham,ROCHESTER	173	0
2	Langold House 285 Snodland Road Birling West Malling Kent ME19 5JQ	1	0
3	74 Martin Square Larkfield Aylesford Kent ME20 6QN	1	0
4	R Allen (Tonbridge) Ltd Lyons Crescent Tonbridge Kent	14	-530
5	1 High Street Tonbridge Kent TN9 1SG First Floor	7	-1522
6	Moonfield The Street Ryarsh West Malling Kent ME19 5LG	1	0
7	Land South Of London Road And East Of Hermitage Lane Aylesford Kent	840	20,000
8	24 High Street Tonbridge Kent TN9 1EJ	2	-14
9	335 - 337 Shipbourne Road Tonbridge Kent TN10 3EU	2	0
10	247 Robin Hood Lane Blue Bell Hill Chatham Kent ME5 9QU	1	0
11	Former Peters Pit And Peters Works Site Hall Road Wouldham Rochester Kent	47	0
12	Kings Hill Phase 3 Kings Hill West Malling Kent ME19 4QG	192	-38,770
13	Boormans Farm Court Lane Hadlow Tonbridge Kent TN11 0JT	1	0
14	Plaxdale Green Farm Plaxdale Green Road Stansted Sevenoaks Kent	2	0
15	Bartons Farm Yopps Green Plaxtol Sevenoaks Kent TN15 0PY	1	0
16	52 Silverhurst Drive Tonbridge Kent TN10 3QH	1	0
17	Annexe To Minerva House Bordyke Tonbridge Kent TN9 1NR	1	-75.3
18	Unit C Plaxdale Green Farm Plaxdale Green Road Stansted Sevenoaks Kent	2	0
19	Hartlake Farmhouse Hartlake Road Golden Green Tonbridge Kent TN11 0BL	1	0
20	Snodland Clinic Rocfort Road Snodland Kent ME6 5NQ	9	-1,369
21	5 Castle Street Tonbridge Kent TN9 1BH	2	-66
22	5 Castle Street Tonbridge Kent TN9 1BH	2	-66
23	Land Between Myrtle Cottage And Redland House Part Of Wyke Lodge London Road Ryarsh West Malling Kent	1	0
24	Great Budds House Mote Road Shipbourne Tonbridge Kent TN11 9QD	2	0
25	108A Pembury Road Tonbridge Kent TN9 2JJ	3	0
26	7 Dry Hill Park Crescent Tonbridge Kent TN10 3BJ	1	0
27	Wrotham Place High Street Wrotham Sevenoaks Kent TN15 7AE	1	-1,564
28	133 Hunt Road Tonbridge Kent TN10 4BH	1	0
29	4 Orwell Spike West Malling Kent ME19 4PB	1	0
30	Satis 37 Bow Road Watlingbury Maidstone Kent ME18 5DD	1	0
31	Offham Methodist Church Teston Road Offham West Malling Kent ME19 5PE	1	-177
32	Land Between 166 And 194 The Rocks Road East Malling West Malling Kent	2	0
33	15 The Freehold East Peckham Tonbridge Kent TN12 5AB	1	0
34	37 Baltic Road Tonbridge Kent TN9 2LY	1	0
35	Engineering Works Drayton Road Tonbridge Kent	9	-284
36	The Old Startled Saint 120 Teston Road West Malling Kent ME19 6PQ	2	0
37	Former Garden To 74 Martin Square Larkfield Aylesford Kent	1	0



ID	Development Description	Residential Units	Employment, Floorspace, sqm
38	Development Site South Of Hillberry Farm Watringbury Road East Malling West Malling Kent	6	0
39	Westlands Farm Borough Green Road Wrotham Sevenoaks Kent TN15 7RB	1	0
40	The Cottage 30 Masters Lane Birling West Malling Kent ME19 5JP	1	0
41	Land East Of Little Allens Allens Lane Plaxtol Sevenoaks Kent	1	0
42	Ragstones Mill Lane Ightham Sevenoaks Kent TN15 9BH	1	0
43	197 Robin Hood Lane Blue Bell Hill Chatham Kent ME5 9QU	1	0
44	Woodgate Farm Woodgate Road Addington West Malling Kent	3	-1,600
45	Longcroft Lodge Oldbury Lane Ightham Sevenoaks Kent TN15 9DE	2	0
46	Anchor And Hope South Ash Road Ash Sevenoaks Kent TN15 7ER	2	0
47	Land North And West Of 260 Watringbury Road East Malling West Malling Kent	2	0
48	12A Ditton Court Close Ditton Aylesford Kent ME20 6PQ	1	0
49	Little Hermitage 78 Dannels Lane Watringbury Maidstone Kent ME18 5LW	5	0
50	Land East Of Little Allens Allens Lane Plaxtol Sevenoaks Kent	2	0
51	109 West Street Wrotham Sevenoaks Kent TN15 7BB	1	0
52	Phase 6 Cala Parcel 1F Peters Pit And Peters Works Site Hall Road Wouldham Rochester Kent	142	0
53	28 Bates Close Larkfield Aylesford Kent ME20 6TG	1	0
54	Land Adjacent To The Hutchings Leigh Road Hildenborough Tonbridge Kent	1	0
55	Oak Cottage 53 Wrotham Road Borough Green Sevenoaks Kent TN15 8DD	1	0
56	Plot Adjoining Snodland Cemetery Former Holborough Quarry And Adjoining Land Parcel Holborough Road Snodland Kent	2	0
57	The Shire 131 Offham Road West Malling Kent ME19 6RE	1	0
58	Wharf House Medway Wharf Road Tonbridge Kent	1	-1,036
59	116 Maidstone Road Borough Green Sevenoaks Kent TN15 8HQ	1	0
60	51A And 51B Sevenoaks Road Borough Green Sevenoaks Kent TN15 8AR	1	0
61	The Mount 65 Crouch Lane Borough Green Sevenoaks Kent TN15 8LU	1	0
62	South View Fen Pond Road Ightham Sevenoaks Kent TN15 9JF	1	0
63	Land In Queens Avenue Queens Avenue Snodland Kent	3	0
64	Duchess Of Kent Court Hall Road Aylesford Kent	5	0
65	Old Rectory Cottage Rectory Lane Ightham Sevenoaks Kent TN15 9AJ	1	0
66	136 High Street Tonbridge Kent TN9 1BB	2	-57
67	595 Maidstone Road Blue Bell Hill Chatham Kent ME5 9QX	2	0
68	Orchard Dene Works Ashes Lane Hadlow Tonbridge Kent	2	-226
69	High Hilden Home High Hilden Close Tonbridge Kent TN10 3DB	14	-12
70	Phase 5 Worrall Drive Wouldham Rochester Kent	1	0
71	31 Harrison Road Borough Green Sevenoaks Kent TN15 8RU	1	0
72	The Cock Horse Inn London Road Hildenborough Tonbridge Kent TN11 8NH	2	344

ID	Development Description	Residential Units	Employment, Floorspace, sqm
73	Land Rear Of 238 Wateringbury Road East Malling West Malling Kent	2	0
74	Gover Pound Gover Hill Roughway Tonbridge Kent TN11 9SP	2	0
75	41 Western Road Borough Green Sevenoaks Kent TN15 8AL	4	0
76	Downs Farm Pilgrims Way Wouldham Rochester Kent ME1 3RB	1	-88
77	Quarry House 81 Quarry Hill Road Borough Green Sevenoaks Kent TN15 8RW	4	-11,800
78	First Floor 4 Quarry Hill Road Tonbridge Kent	9	-5,101
79	7 Chidley Cross Road East Peckham Tonbridge Kent TN12 5BU	2	0
80	Former Greenacre Comp Lane Platt Sevenoaks Kent	1	0
81	28 Yardley Park Road Tonbridge Kent TN9 1NF	1	0
82	Sherwood Yard Maidstone Road Wrotham Heath Sevenoaks Kent	1	0
83	Hill Top Farm Warren Road Chatham Kent ME5 9RD	1	0
84	Garden Centre Rear Of 400 Hermitage Lane Maidstone Kent ME16 9NT	9	-1,005
85	78 Pound Road East Peckham Tonbridge Kent TN12 5BJ	1	0
86	Gardeners Cottage 31 Keepers Cottage Lane Wouldham Rochester Kent ME1 3FH	2	0
87	101 Bull Lane Eccles Aylesford Kent ME20 7HT	1	0
88	2 - 12 Avebury Avenue Tonbridge Kent TN9 1TF	23	-1,233.7
89	4 Orwell Spike West Malling Kent ME19 4PB	1	0
90	Land Adjoining 133 Lavender Hill Tonbridge Kent	3	0
91	Tonbridge Chambers Pembury Road Tonbridge Kent TN9 2HZ	31	-2,952
92	Southways 35A Staleys Road Borough Green Sevenoaks Kent TN15 8RL	4	0
93	4 - 6 New Road Ditton Aylesford Kent ME20 6AD	2	0
94	Cherry Bungalow 351 Pratling Street Aylesford Kent ME20 7DE	1	0
95	453 Wateringbury Road East Malling West Malling Kent ME19 6JQ	1	0
96	School Lane Cottage School Lane Shipbourne Tonbridge Kent TN11 9RT	1	0
97	Crowhurst Coldstore Bells Farm Road East Peckham Tonbridge Kent	2	0
98	Development Site Land West Of Winterfield Lane East Malling West Malling Kent	250	400
99	Stone Acre Copt Hall Road Ightham Sevenoaks Kent TN15 9DT	1	0
100	George Cottage Ford Lane Trottiscliffe West Malling Kent ME19 5DP	1	0
101	Crowhurst Farm Crowhurst Lane Plaxtol Sevenoaks Kent	1	0
102	Mobile Home Hillberry Farm 351 Wateringbury Road East Malling West Malling Kent ME19 6JG	2	0
103	1 Pilgrims Way Wrotham Sevenoaks Kent TN15 7DE	1	0
104	Land Rear Of Hayward Maidstone Road Hadlow Tonbridge Kent	1	0
105	Palavas Pilgrims Way Wrotham Sevenoaks Kent TN15 7DD	1	0
106	77 - 81 High Street Tonbridge Kent TN9 1RX	14	-778.1
107	Warren Wood East Seven Mile Lane Wrotham Heath Sevenoaks Kent TN15 7SA	1	0
108	Springate Farm Broadwater Road West Malling Kent ME19 6HU	1	0



ID	Development Description	Residential Units	Employment, Floorspace, sqm
109	28 Yardley Park Road Tonbridge Kent TN9 1NF	1	0
110	Crooked Chimneys House Gover Hill Roughway Tonbridge Kent TN11 9SP	1	0
111	Cinders Barn Ashes Lane Hadlow Tonbridge Kent TN11 9QU	1	0
112	90 The Heath East Malling West Malling Kent ME19 6JL	1	0
113	145 High Street Tonbridge Kent TN9 1DH	4	-138.8
114	Barn Adjacent Janes Farm Hatham Green Lane Stansted Sevenoaks Kent TN15 7PL	1	0
115	Hollymead Leigh Road Hildenborough Tonbridge Kent TN11 9AH	1	0
116	335 - 337 Shipbourne Road Tonbridge Kent TN10 3EU	4	0
117	Land Between Regents Court And Park View London Road Addington West Malling Kent	4	0
118	Land Rear Of 119 And 121 Teston Road West Malling Kent	3	0
119	9 Higham Lane Tonbridge Kent TN10 4JB	1	0
120	The Vicarage Church Street Tonbridge Kent TN9 1HD	1	0
121	Boormans Farm Court Lane Hadlow Tonbridge Kent TN11 0JT	1	0
122	Mount Offham Teston Road Offham West Malling Kent ME19 5PG	1	0
123	Land And Stables 4 Beech Farm Cottages Stan Lane West Peckham Maidstone Kent	1	0
124	Land Adjoining 15 Station Road Ditton Aylesford Kent ME20 6AU	1	0
125	Longcroft Lodge Oldbury Lane Ightham Sevenoaks Kent TN15 9DE	2	0
126	Former Somerfield Distribution Centre Station Road Aylesford Kent ME20 7QR	38	-31,160
127	Land Rear Of 73 Holborough Road Snodland Kent	4	0
128	Anchor And Hope South Ash Road Ash Sevenoaks Kent TN15 7ER	3	0
129	22 Hadlow Road Tonbridge Kent TN9 1NY	2	0
130	Oaktree Farm Hatham Green Lane Stansted Sevenoaks Kent TN15 7PL	4	0
131	63 West Street Wrotham Sevenoaks Kent TN15 7AX	1	0
132	Former Peters Pit And Peters Works Site Hall Road Wouldham Rochester Kent	61	0
133	Winterfield Farm Winterfield Lane East Malling West Malling Kent ME19 6HY	1	0
134	427 London Road Ditton Aylesford Kent ME20 6DB	1	0
135	Land Rear Of Omega Stocks Green Road Hildenborough Tonbridge Kent	1	-117.1
136	Land Adjacent To Cobbetts 8 Warren Road Chatham Kent ME5 9RD	2	0
137	Barfield House Teston Road Offham West Malling Kent ME19 5PD	7	0
138	Stables Broadwater Road West Malling Kent	1	0
139	Land On South West Side Of Seven Mile Lane Mereworth Maidstone Kent	1	-52.6
140	Jungle Cafe London Road Addington West Malling Kent ME19 5AL	5	-126
141	Scarbutts And Winsor Works London Road Addington West Malling Kent ME19 5AN	10	0
142	92A High Street Tonbridge Kent TN9 1AP	2	-106
143	Packhouse Aldon Manor Aldon Lane Offham West Malling Kent	2	0
144	Areas 10, 11 And 15 Kings Hill Phase 3 Gibson Drive Kings Hill West Malling Kent	66	0

ID	Development Description	Residential Units	Employment, Floorspace, sqm
145	Faulkners Farmhouse Ashes Lane Hadlow Tonbridge Kent TN11 0AN	1	-739
146	The Stables 94 High Street Aylesford Kent ME20 7AZ	1	0
147	Scarborough Farm Scarborough Lane Burham Rochester Kent ME1 3RD	2	0
148	Land Adjacent To 18 Cornwallis Avenue Tonbridge Kent	1	0
149	Land South Of Allens Lane Plaxtol Sevenoaks Kent	1	0
150	Stansted Lodge Farm Buildings Tumblefield Road Stansted Sevenoaks Kent	3	0
151	Phase 5 Worrall Drive Wouldham Rochester Kent	119	0
152	Development Site South Part Of West Kent College Brook Street Tonbridge Kent	51	-883
153	Land To North East Of 15 Station Road Ditton Aylesford Kent ME20 6AU	2	0
154	Land South Of Hoath Cottage Carpenters Lane Hadlow Tonbridge Kent	25	0
155	Aldon Manor Aldon Lane Offham West Malling Kent ME19 5PH	2	0
156	The Car Company Priory Road Tonbridge Kent TN9 2BW	14	-2,257
157	Land Known As Meadow Crest Farm London Road Addington West Malling Kent	5	0
158	23 Wheatsheaf Way Tonbridge Kent TN10 3PL	1	0
159	Development Site Between 1 Tower View And 35 Kings Hill Avenue Kings Hill West Malling Kent	70	0
160	Land Between 102 And 110 High Street Wouldham Rochester Kent	2	0
161	Area 9 Land North Of Hazen Road Kings Hill Phase 3 Gibson Drive Kings Hill West Malling Kent	58	0
162	Development Site North And East Of Jubilee Way Kings Hill West Malling Kent	210	0
163	15 Estridge Way Tonbridge Kent TN10 4JS	1	0
164	Ivanhay Sandy Lane Wrotham Heath Sevenoaks Kent TN15 7SB	1	0
165	86 Barden Road Tonbridge Kent TN9 1UB	1	0
166	Orchard Close Maidstone Road Hadlow Tonbridge Kent TN11 0HR	1	0
167	311 Canon Lane Watlingbury Maidstone Kent ME18 5PJ	1	0
168	Overlea Cottage Addington Green Addington West Malling Kent ME19 5BE	1	0
169	Clements Cottage Forge Lane West Peckham Maidstone Kent ME18 5JP	1	0
170	23 The Avenue Borough Green Sevenoaks Kent TN15 8EA	2	0
171	78 Pound Road East Peckham Tonbridge Kent TN12 5BJ	1	0
172	91 Swallow Road Larkfield Aylesford Kent ME20 6QA	1	0
173	Land East Of Horns Lane Mereworth Maidstone Kent	1	0
174	180 High Street Tonbridge Kent TN9 1FL	12	-450
175	Stables And Land East Of Pilgrims Way Wouldham Rochester Kent	1	0
176	5 Orwell Spike West Malling Kent ME19 4PB	1	0
177	Former Somerfield Distribution Centre Station Road Aylesford Kent ME20 7QR	8	0
178	Land South Of 1 New Cottages Ismays Road Ivy Hatch Sevenoaks Kent	1	0
179	1 Goldfinch Close Larkfield Aylesford Kent ME20 6QD	2	0



ID	Development Description	Residential Units	Employment, Floorspace, sqm
180	Former Holborough Quarry And Adjoining Land Parcel Holborough Road Snodland Kent	1	-31
181	Riverbank House Angel Lane Tonbridge Kent	8	-73
182	Garage Block South West Of 53 Medina Road Ditton Aylesford Kent	4	0
183	Former Orchard Dene Nursery High House Lane Hadlow Tonbridge Kent	1	-956
184	The Old Coal Yard New Hythe Lane Larkfield Aylesford Kent	9	0
185	The Caravan East Street Addington West Malling Kent ME19 5DH	1	0
186	Bridge House Mill Lane Basted Sevenoaks Kent TN15 8PR	1	0
187	246 Robin Hood Lane Blue Bell Hill Chatham Kent ME5 9JY	1	0
188	Willow Cottage Long Mill Lane Crouch Borough Green Sevenoaks Kent TN15 8QB	2	0
189	7 Rowan Close Aylesford Kent ME20 7LP	1	0
190	Land West Of Hermitage Lane And East Of Units 4A 4B And 4C Mills Road Quarry Wood Industrial Estate Aylesford Kent	40	399
191	Hillberry Farm 351 Wateringbury Road East Malling West Malling Kent ME19 6JG	3	0
192	Crowhurst Coldstore Bells Farm Road East Peckham Tonbridge Kent	2	0
193	Commercial House High Street Hadlow Tonbridge Kent	2	0
194	Plaxdale Green Farm Plaxdale Green Road Stansted Sevenoaks Kent	2	0
195	Hillside Pilgrims Way Trottiscliffe West Malling Kent ME19 5EP	1	0
196	19 Dry Hill Road Tonbridge Kent TN9 1LU	1	0
197	81 And 83 High Street Aylesford Kent ME20 7AY	1	0
198	80 Rochester Road Aylesford Kent ME20 7BJ	8	0
199	Taddington Wood North Of Robin Hood Lane Blue Bell Hill Chatham Kent	5	0
200	Agricultural Land And Buildings North Of Burham Court Old Church Road Burham Rochester Kent	4	0
201	Development Site East Of Clare Park Estate New Road East Malling West Malling Kent	110	0
202	Winterfield Farm Winterfield Lane East Malling West Malling Kent ME19 6HY	1	0
203	G B Tatham And Co Ltd 9 Willow Wents Mereworth Maidstone Kent ME18 5NF	4	-532
204	Fir Bank Coach Road Ivy Hatch Sevenoaks Kent TN15 OPE	1	0
205	5 Baltic Road Tonbridge Kent TN9 2NB	9	482
206	Dewpond Platt Common Platt Sevenoaks Kent TN15 8JX	1	0
207	Stone Acre Copt Hall Road Ightham Sevenoaks Kent TN15 9DT	1	0
208	The Nursery Taylors Lane Trottiscliffe West Malling Kent	1	0
209	Land Between Regents Court And Park View London Road Addington West Malling Kent	5	0
210	78C High Street Tonbridge Kent TN9 1EE	10	-2,095
211	Development Site Between 23 Kings Hill Avenue And 8 Abbey Wood Road Kings Hill West Malling Kent	70	0
212	The Rising Sun 125 Mill Street East Malling West Malling Kent ME19 6BX	5	-700

ID	Development Description	Residential Units	Employment, Floorspace, sqm
213	Units 1 2 And 3 15 Brooks Drive And Units 1 2 And 3 17 Brooks Drive Ryarsh West Malling Kent	5	-521
214	Cobdown Lodge 540 London Road Ditton Aylesford Kent ME20 6BX	2	0
215	24 London Road Leybourne West Malling Kent ME19 5EY	1	0
216	Atcost Barn East Side Broadfield Complex Old Soar Road Plaxtol Sevenoaks Kent	1	0
217	Development Site Cemetery Road Snodland Kent	6	0
218	110 Station Road Aylesford Kent ME20 7JW	1	0
219	Bridle Path Aldon Lane Addington West Malling Kent ME19 5PJ	1	0
220	Rear Of 278 Lunsford Lane Larkfield Aylesford Kent ME20 6HU	1	0
221	Orchard Dene Works Ashes Lane Hadlow Tonbridge Kent	2	-226
222	Land Adjoining Heath Farmhouse Postern Lane Tonbridge Kent	1	0
223	Land Adjoining 121 Teston Road West Malling Kent	2	0
224	Honeycroft Farm Three Elm Lane Golden Green Tonbridge Kent TN11 OBS	1	0
225	78 Cottenham Close East Malling West Malling Kent ME19 6BZ	1	0
226	Mulberry Cottage 230 Red Hill Wateringbury Maidstone Kent ME18 5LD	1	0
227	Pinewood Pine Tree Lane Ivy Hatch Sevenoaks Kent TN15 0NJ	1	0
228	Land Rear Of 8 Orchard Drive Tonbridge Kent	1	0
229	195 High Street Tonbridge Kent TN9 1BX	1	-29.7
230	Area 12 Kings Hill Phase 3 Gibson Drive Kings Hill West Malling Kent	75	0
231	Land East Of King Hill West Malling Kent	120	0
232	Anchor And Hope South Ash Road Ash Sevenoaks Kent TN15 7ER	3	-500.7
233	2 Preston Road Tonbridge Kent TN9 1UH	3	0
234	11 Vale Rise Tonbridge Kent TN9 1TB	1	0
235	Second Floor 4 Quarry Hill Road Tonbridge Kent	10	-814
236	Little Rhoden Farm Land Bells Farm Road East Peckham Tonbridge Kent	5	0
237	Barnfield Cottage Stone Street Road Ivy Hatch Sevenoaks Kent TN15 0NH	1	-946
238	Platt House Farm Fairseat Lane Wrotham Sevenoaks Kent TN15 7QB	3	0
239	Tonbridge Chambers Pembury Road Tonbridge Kent TN9 2HZ	24	0
240	Little Hilden 36 London Road Tonbridge Kent TN10 3DD	2	0
241	14 Western Road Borough Green Sevenoaks Kent TN15 8AG	8	-226
242	624 Tonbridge Road Wateringbury Maidstone Kent ME18 5PU	3	0
243	Development Plot West Of 39 Baltic Road Tonbridge Kent	1	0
244	Abbeyfield Greensted Residential Home 16 The Orpines Wateringbury Maidstone Kent ME18 5BP	0	4,628
245	4 The Pavilion Tonbridge Kent TN9 1TE	0	0
246	Kent House Priory Park Ditton Court Quarry Mills Road Quarry Wood Industrial Estate Aylesford Kent ME20 7PP	0	2,457
247	Barfield Farm Aldon Lane Offham West Malling Kent ME19 5PH	0	58



ID	Development Description	Residential Units	Employment, Floorspace, sqm
248	Garden Centre North Of Udimore Farm Ightham Bypass	0	0
249	Playing Fields Adjacent Downsview (Snodland Community Centre), Paddlesworth Road	0	333
250	6 Alexandra Road Tonbridge Kent	0	109
251	Units 4 And 5 AJA Business Centre Laker Road Rochester Kent ME1 3EZ	0	294
252	Kits Coty Stables Salisbury Road Aylesford Kent ME20 7EW	0	0
253	Hermitage Quarry Hermitage Lane Aylesford Kent	0	0
254	Gardeners Cottage 31 Keepers Cottage Lane Wouldham Rochester Kent ME1 3FH	0	290.5
255	Aylesford Cold Store Forstal Road Aylesford Kent (Land West Of)	0	236
256	The Sports Pavilion 200 Beacon Avenue Kings Hill West Malling Kent ME19 4QP	0	100
257	Land West Of Rochester Road Rochester Kent	0	5,717
258	2 - 4 High Street West Malling Kent ME19 6QR	0	36
259	Spadework Ltd Teston Road Offham West Malling Kent ME19 5NA	0	428
260	Tonbridge Teen And Twenty Club River Lawn Road Tonbridge Kent TN9 1EP	0	1,284
261	Land Part Of Wrotham Water Farm Off London Road Wrotham Sevenoaks Kent	0	1,627
262	Ham Hill Quarry Land East Of Sandy Lane Birling West Malling Kent	0	10,047
263	Philpots Allotments Philpots Lane Hildenborough Tonbridge Kent	0	7,301
264	Tonbridge Railway Station Barden Road Tonbridge Kent TN9 2SN	0	47
265	East Side Former Arnolds Business Park Branbridges Road East Peckham Tonbridge Kent	0	1,992
266	Regents Court London Road Addington West Malling Kent ME19 5PL	0	111
267	Medical Centre Quarry Hill Road Borough Green Sevenoaks Kent TN15 8RQ	0	30.35
268	1 Bank Street Tonbridge Kent	0	22.5
269	The Bull Hotel Bull Lane Wrotham Sevenoaks Kent TN15 7RF	0	4,100
270	Park Barn Farm Park Farm Road Ryarsh West Malling Kent ME19 5JY	0	1,725
271	138 High Street Tonbridge Kent	0	0
272	Thriftwood Caravan And Camping Park Plaxdale Green Road Stansted Sevenoaks Kent TN15 7PB	0	0
273	The Old Dairy Maidstone Road Platt Sevenoaks Kent TN15 8JJ	0	0
274	Home Farm Red Hill Watlingtonbury Maidstone Kent	0	120
275	Unit M Great Hollenden Farm Mill Lane Underriver Sevenoaks Kent TN15 0SQ	0	86
276	60 High Street Tonbridge Kent TN9 1EH	0	0
277	Home Farm Red Hill Watlingtonbury Maidstone Kent	0	136
278	Village Centre Parcel LC Peters Pit And Peters Works Site Hall Road Wouldham Rochester Kent	0	973
279	Village Centre Parcel LC Peters Pit And Peters Works Site Hall Road Wouldham Rochester Kent	0	436
280	Stansted Church Of England Primary School Malthouse Road Stansted Sevenoaks Kent TN15 7PH	0	487

ID	Development Description	Residential Units	Employment, Floorspace, sqm
281	51 Branbridges Road East Peckham Tonbridge Kent TN12 5HH	0	204
282	Harpwood Residential Home Seven Mile Lane Wrotham Heath Sevenoaks Kent TN15 7RY	0	36
283	Bridge House Endeavour Park London Road Addington West Malling Kent ME19 5SH	0	24.5
284	Selected Plants Nursery Ismays Road Ivy Hatch Sevenoaks Kent	0	27.2
285	Oaktrees Farm Borough Green Road Wrotham Sevenoaks Kent TN15 7RD	0	100
286	The Surgery Commercial House High Street Hadlow Tonbridge Kent TN11 0EE	0	619
287	Leybourne Grange Riding Centre For The Disabled Birling Road Leybourne West Malling Kent ME19 5HZ	0	54
288	The Old Farmhouse Borough Green Road Ightham Sevenoaks Kent	0	-4.1
289	Scout Camp Site Comp Wood Seven Mile Lane Borough Green Sevenoaks Kent	0	145.8
290	Recreation Land West Of Branbridges Industrial Estate Branbridges Road East Peckham Tonbridge Kent	0	57.7
291	Nutriblend House Priory Park Ditton Court Quarry Mills Road Quarry Wood Industrial Estate Aylesford Kent ME20 7PP	0	605
292	Unit 2 Tesco Leybourne Way Larkfield Aylesford Kent	0	0
293	6 High Street Tonbridge Kent TN9 1EJ	0	0
294	3 Laker Road Rochester Kent ME1 3QX	0	0
295	Land Adjoining Waterway House Medway Wharf Road Tonbridge Kent TN9 1AY	0	0
296	98 High Street West Malling Kent ME19 6NE	0	0
297	Cobtree Manor Golf Club Blue Bell Hill Aylesford Kent	0	616
298	36 High Street Snodland Kent ME6 5DA	0	0
299	Save Petrol Filling Station London Road Wrotham Heath Sevenoaks Kent TN15 7RX	0	1,672
300	Land At Swanmead Way Tonbridge Kent	0	-17
301	The Kings Hill Community Centre 70 Gibson Drive Kings Hill West Malling Kent ME19 4LG	0	507
302	Townlock House Lockside Tonbridge Kent TN9 1EA	0	0
303	20 Lyons Crescent Tonbridge Kent TN9 1EY	0	54
304	Recreation Ground Knowle Road Wouldham Rochester Kent	0	25,620
305	Scout Campsite Buckmore Park Maidstone Road Chatham Kent ME5 9QG	0	101.6
306	84 Collingwood Road Aylesford Kent ME20 7ER	0	457
307	Platt Memorial Hall Platinum Way Platt Sevenoaks Kent TN15 8FH	0	5,000
308	3 Gilletts Lane East Malling West Malling Kent ME19 6AS	0	515
309	Sports Grounds Beacon Avenue Kings Hill West Malling Kent	0	119
310	Units 4 To 7 West Point Business Park Westmead New Hythe Lane Larkfield Aylesford Kent ME20 6XJ	0	0
311	Development Site North Of Vantage Point Holborough Road Snodland Kent	0	11,936
312	Village Centre Parcel LC Peters Pit And Peters Works Site Hall Road Wouldham Rochester Kent	0	955

ID	Development Description	Residential Units	Employment, Floorspace, sqm
313	East Malling Trust East Malling Research Station New Road East Malling West Malling Kent	0	7,920
314	Barn East Of Yew Tree Cottage Bells Farm Road Hadlow Tonbridge Kent	0	281
315	Office At The Coach House 95B High Street West Malling Kent ME19 6NA	0	0
316	Unit 10 Yew Tree Industrial Estate Mill Hall Aylesford Kent ME20 7ET	0	0
317	Lenvale House 2 East Street Snodland Kent ME6 5BA	0	0
318	Riverbank House Angel Lane Tonbridge Kent	0	260
319	3 The Broadway High Street Hadlow Tonbridge Kent TN11 0BZ	0	0
320	Petropolis Limited London Road Wrotham Sevenoaks Kent TN15 7RR	0	0
321	South Aylesford Retail Park Quarry Wood Industrial Estate Aylesford Kent	0	5,296
322	New Hythe Court 14 New Hythe Lane Larkfield Aylesford Kent ME20 6PW	0	763
323	Managers Accommodation And The Old Barn Kits Coty Restaurant 15 Old Chatham Road Aylesford Kent	0	70.4
324	2 Riding Lane Hildenborough Tonbridge Kent TN11 9HX	0	0
325	Pelican View Business Park Shorts View Road Rochester Kent ME1 3YN	0	7,701
326	3 - 5 Varnes Street Eccles Aylesford Kent ME20 7HH	0	17.2
327	Mereworth Lawn Seven Mile Lane Borough Green Sevenoaks Kent TN15 8QY	0	14,390
328	Land Rear Of 239 To 259 London Road West Malling Kent	0	79
329	Hardwick Park Farm Coldharbour Lane Hildenborough Tonbridge Kent TN11 9LE	0	150
330	Unit 5 Adams Wharf Business Park Branbridges Road East Peckham Tonbridge Kent TN12 5EJ	0	0
331	Coppice Court 70 Teston Road Watlingtonbury Maidstone Kent ME18 5BG	0	480
332	Land West Of Rochester Road Rochester Kent	0	3,491
333	Unit 5E Cannon Bridge Industrial Estate Cannon Lane Tonbridge Kent TN9 1PP	0	1,067
334	Long Pond Works Wrotham Road Borough Green Sevenoaks Kent	0	120.1
335	The Oast House Hollow Lane Snodland Kent ME6 5LB	0	-390
336	Brook House Larkfield Trading Estate New Hythe Lane Larkfield Aylesford Kent	0	350
337	140 Tonbridge Road Hildenborough Tonbridge Kent TN11 9HJ	0	-4,525
338	Land Fronting Vale Rise At Colas Roads Ltd Vale Road Tonbridge Kent	0	9,025
339	Unit East Malling Research Station New Road East Malling West Malling Kent	0	0
340	Bordyke End 59 East Street Tonbridge Kent TN9 1HA	0	0
341	Burham Water Supply Works Old Church Road Burham Rochester Kent ME1 3XZ	0	128.1
342	66 Malling Road Snodland Kent ME6 5NB	0	0
343	Allington Waste Management Facility Laverstoke Road Allington Maidstone Kent ME16 0LE	0	39,406
344	Land East Of Great East House East Malling Research Station New Road East Malling West Malling Kent	0	750
345	23 High Street Tonbridge Kent TN9 1SQ	0	0



ID	Development Description	Residential Units	Employment, Floorspace, sqm
346	Allington Waste Management Facility Laverstoke Road Allington Maidstone Kent ME16 0LE	0	0
347	Land East Of Great East House East Malling Research Station New Road East Malling West Malling Kent	0	293
348	23 High Street Tonbridge Kent TN9 1SQ	0	0
349	East Peckham Methodist Church Pound Road East Peckham Tonbridge Kent	0	-81
350	Pelican View Business Park Shorts View Road Rochester Kent ME1 3YN	0	7,701
351	4A Holborough Road Snodland Kent ME6 5NJ	0	0
352	36 Morley Road Tonbridge Kent TN9 1RA	0	0
353	1 Pound Road East Peckham Tonbridge Kent TN12 5AU	0	0
354	Arundel House 88 High Street West Malling Kent ME19 6NE	0	11.2
355	Unit 1 Platt Industrial Estate Maidstone Road Platt Sevenoaks Kent TN15 8JL	0	0
356	11 Sheldon Way Larkfield Aylesford Kent ME20 6SF	0	0
357	64 Malling Road Snodland Kent ME6 5NB	0	0
358	Village Centre Parcel LC Peters Pit And Peters Works Site Hall Road Wouldham Rochester Kent	0	664
359	60 Malling Road Snodland Kent ME6 5NB	0	100
360	Land West Of NIAB EMS East Malling Research Station New Road East Malling West Malling Kent	0	5,354
361	Leybourne Parish Council Village Hall Little Market Row Leybourne West Malling Kent ME19 5QL	0	240
362	Unit 1 Gasoline Alley Wrotham Sevenoaks Kent TN15 7RR	0	241.1
363	Kits Coty Restaurant 15 Old Chatham Road Aylesford Kent ME20 7EZ	0	70.4
364	1 Priory Road Tonbridge Kent TN9 2AQ	0	0
365	Development Site At The Hermitage Hermitage Lane Maidstone Kent	0	70
366	209 Hadlow Road Tonbridge Kent TN10 4LP	0	9
367	Land Adjoining Pumping Station Medway Meadows East Peckham Tonbridge Kent	0	445
368	Unit 12 Britannia Business Park Mills Road Quarry Wood Industrial Estate Aylesford Kent	0	0
369	Unit 17 Orchard Business Centre Sanderson Way Tonbridge Kent TN9 1QF	0	0
370	Former Manor House Walled Garden The Birling Estate Stangate Road Birling West Malling Kent	0	409.7
371	Bell Equine Hospital 104 Butchers Lane Mereworth Maidstone Kent ME18 5GS	0	153
372	53-54 Quarry Hill Road Tonbridge Kent TN9 2SA	0	-192
373	Hand Car Wash Ightham Farm Shop At Sevenoaks Road Ightham Sevenoaks Kent	0	43.5
374	Hornet Business Estate Quarry Hill Road Borough Green Sevenoaks Kent TN15 8QW	0	4,990
375	1 - 7 Crabapple Road Tonbridge Kent TN9 1FW	0	0
376	Oakdene Cafe London Road Wrotham Sevenoaks Kent TN15 7RR	0	2,729
377	Pine Trees And Sedgebrooks Hadlow College Tonbridge Road Hadlow Tonbridge Kent TN11 0AU	0	15

ID	Development Description	Residential Units	Employment, Floorspace, sqm
378	Phase 4 Platt Industrial Estate Maidstone Road Platt Sevenoaks Kent TN15 8JL	0	1,614
379	10A Swan Street And 65 High Street West Malling Kent	0	307
380	Mereworth Castle Estate North Tonbridge Road Mereworth Maidstone Kent	0	139.6
381	Innovation Park Medway Rochester Airport Maidstone Road Chatham Kent ME1 2XX	0	6,800
382	Innovation Park Medway Rochester Airport Maidstone Road Chatham Kent ME1 2XX	0	21,000
383	Manor Farm Tonbridge Road Watlingbury Maidstone Kent	0	279.6
384	Croudace, Hermitage Lane	330	0