

**Ploszajski Lynch
Consulting Ltd.**



**Tonbridge and Malling Borough
Council**

***Open Space Study
Final Report***

July 2025

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1 INTRODUCTION

1.1 Introduction

Tonbridge and Malling Borough Council (TMBC) appointed Ploszajski Lynch Consulting Ltd. (PLC) to produce Sports Facilities, Playing Pitch and Open Spaces Strategies for the borough. This document covers **all typologies of accessible formal and informal open space and natural greenspace within the borough.**

Part 1 of this report sets out the structure of the report, the rationale, aims and objectives, national and local context and the scope of the study. Following Sections will cover:

Part 2: Methodology

Part 3: Accessible Open Space in Tonbridge and Malling

Part 4: Setting Provisional Standards

Part 5: Application of Local Standards

Part 6: Open Space Policy Recommendations

1.2 The rationale for the study

1.2.1 Purpose

TMBC is currently in the process of preparing a new Local Plan, which will have a time horizon of 2042. To inform the Local Plan, complement existing evidence and to help address the expectations of national legislation and policy, the Council commissioned the preparation of a combined Open Space, Indoor and Outdoor Sport and Recreation Study in 2023. The purpose of this work is to provide the open space, play space and recreation evidence to support the Council's emerging Local Plan, provide supporting evidence to Development Management colleagues, as well as provide corporate direction on the future role of its assets and leisure provision. This should be considered in the context of anticipated future growth in the borough.

1.2.2 Accessible Open Space in Tonbridge and Malling

Open space is a vital part of the public realm. Attractive, safe and accessible parks and green spaces contribute positive social, economic and environmental benefits, improving public health, well-being and quality of life.

Evidence shows that living in a greener environment can promote and protect good health, and aid in recovery from illness and help with managing poor health. People who have greater exposure to greenspace have a range of more favourable physiological outcomes. Greener environments are also associated with better mental health and wellbeing outcomes including reduced levels of depression, anxiety, and fatigue, and enhanced quality of life for both children and adults¹.

¹ Public Health England. (2020). Improving access to greenspace: A new review for 2020 p 11

1.3 Aims and objectives

The objectives of this study are as follows: -

- To identify opportunities for enhancing and facilitating healthy lifestyles through multi-functionality of space, the role, design and location of future open space, play space and recreation provision.
- To enhance and conserve biodiversity by sustaining, and where possible improving, natural habitats including wildlife corridors that provide a network of connected spaces with potential for biodiversity and where users can do a wide range of activities.
- To identify any locational requirements for each typology, aligned to the Council's emerging Local Plan and identify any strategic site opportunities.
- To identify ways in which improvements to the quality of open spaces can be made to meet the needs of all and help to mitigate the effects of climate change.
- To review adopted local planning policy requirements, as included in the Council's Managing Development and the Environment DPD and to make appropriate planning policy recommendations to reflect any updated open space, sport and recreation provision standards, to inform the Local Plan and assist the Council in securing development outcomes.
- To undertake engagement with parish councils and other stakeholders as appropriate throughout the preparation of the study.
- To identify within Tonbridge and the rest of the borough quantitative and qualitative deficits and surpluses, having regard to the accessibility and availability of open spaces.
- To assess the need for existing and future open spaces, establish appropriate standards, including access, to help define developers' contributions and/or commuted sums to secure on or off-site provision to meet the needs of existing and future residents.

1.4 The National Context

1.4.1 The National Planning Policy Framework (December 2024)

The NPPF sets out the planning policies for England. It details how these are expected to be applied to the planning system and provides a framework to produce distinct local and neighbourhood plans, reflecting the needs and priorities of local communities.

Paragraph 103 of the NPPF states:

“Access to a network of high quality open spaces and opportunities for sport and physical activity is important for the health and well-being of communities, and can deliver wider benefits for nature and support efforts to address climate change. Planning policies should be based on robust and up-to-date assessments of the need for open space, sport and recreation facilities (including quantitative or qualitative deficits or surpluses) and opportunities for new provision. Information gained from the assessments should be used to determine what open space, sport and recreational provision is needed, which plans should then seek to accommodate”.

Paragraph 104 goes on to say:

“Existing open space, sports and recreational buildings and land, including playing fields, should not be built on unless: -

- *an assessment has been undertaken which has clearly shown the open space, buildings or land to be surplus to requirements; or*
- *the loss resulting from the proposed development would be replaced by equivalent or better provision in terms of quantity and quality in a suitable location; or*
- *the development is for alternative sports and recreational provision, the benefits of which clearly outweigh the loss of the current or former use²”.*

The new NPPF published in December 2024 introduced new Green Belt planning policy. As relevant to open and green spaces there is now a national policy requirement provided at paragraph 151 requiring development where Green Belt land is released to apply a set of Golden Rules. The Golden Rules as set out in Paragraph 156 requires contributions towards affordable housing, infrastructure and the provision of new, or improvements to existing green spaces that are accessible to the public. New residents should be able to access good quality green spaces within a short walk of their home, whether through onsite provision or through access to offsite spaces..

Paragraph 159 of the NPPF requires:

The improvements to green spaces required as part of the Golden Rules should contribute positively to the landscape setting of the development, support nature recovery and meet local standards for green space provision where these exist in the development plan. Where no locally specific standards exist, development proposals should meet national standards relevant to the development (these include Natural England standards on accessible green space and urban greening factor and Green Flag criteria). Where land has been identified as having particular potential for habitat creation or nature recovery within Local Nature Recovery Strategies, proposals should contribute towards these outcomes.

[1.4.2 The National Planning Practice Guidance \(2024\)](#)

National Planning Practice Guidance (NPPG) is a web-based resource which brings together

planning guidance on various topics into one place. It was launched in March 2014 and adds further context to the National Planning Policy Framework (NPPF). It is intended that the two documents should be read together. The guidance determines that open space should be considered in planning for new development and considering proposals that may affect existing open space. The following is of particular relevance:

² National Planning Policy Framework, December 2023. Paragraph 102 & 103 p 29

Open space, sport and recreation provision: ‘Open space should be taken into account in planning for new development and considering proposals that may affect existing open space. It can provide health and recreation benefits to people living and working nearby’.

‘Authorities and developers may refer to Sport England’s guidance on how to assess the need for sports and recreation facilities. Local planning authorities are required to consult Sport England in certain cases where development affects the use of land as playing fields. Where there is no requirement to consult, local planning authorities are advised to consult Sport England in cases where development might lead to loss of, or loss of use for sport, of any major sports facility, the creation of a site for one or more playing pitches, artificial lighting of a major outdoor sports facility or a residential development of 300 dwellings or more’.

Healthy and safe communities: ‘Local planning authorities should ensure that health and wellbeing, and health infrastructure are considered in local and neighbourhood plans and in planning decision making. Development proposals should support strong, vibrant and healthy communities and help create healthy living environments which should, where possible, include making physical activity easy to do. Opportunities for healthy lifestyles must be considered (e.g. planning for an environment that supports people of all ages in making healthy choices, helps to promote active travel and physical activity and promotes high quality open spaces and opportunities for play, sport and recreation)’.

The built and natural environment have key roles in supporting and enabling, health, wellbeing, and physical activity.

1.4.3 Natural England - Green Infrastructure Standards for England 2023

This document was produced by Natural England to provide clarity about the quantity and quality of green infrastructure that is needed to deliver multiple benefits. It widens the previous definition of natural greenspace and gives further guidance on quality, quantity and accessibility. These Green Infrastructure Standards aim to support planners in addressing these inequalities through recommending a target for ‘everyone to have access to and benefit from good quality green and blue spaces within 15 minutes’ walk from home”.

1.4.4 National Design Guide (2021)

This Design Guide sets out the characteristics of well-designed places as well as good design practices. It is part of the Government’s collection of planning practice guidance. Nature and open space contribute to the quality of a place and to people’s quality of life, and it is a critical component of well-designed places. Well-designed places provide attractive open spaces that are easy to access, with activities for all to enjoy including play, food production, recreation and sport, encourage physical activity and promote health, wellbeing and social inclusion.

Paragraphs 93 and 94 state that open spaces should be designed to be high quality, robust and adaptable over time so that they remain fit for purpose and are managed and maintained for continual beneficial use. This includes:

- A range of sizes and locations
- A variety of natural and designed landscapes for everyone, with different functions to suit a diverse range of needs

- Opportunities for formal and informal play, exercise and rest that are accessible to all and with no segregation
- Well-integrated drainage, ecology, shading, recreation and food production that achieve a biodiversity net gain as required by the 25 year Environment Plan
- Well-considered maintenance and management regimes based on an understanding of the costs for occupants or users

1.4.5 Public Health England - Improving access to greenspace: A new review for 2020

This document explores how access to greenspace has a fundamental impact on public health and its ability to deliver substantial benefits. It details how local authorities play a vital role in:

- providing new, good quality greenspace that is inclusive and equitable
- improving, maintaining and protecting existing greenspace
- increasing green infrastructure within public spaces and promoting healthy streets
- improving transport links, pathways and other means of access to greenspace, and providing imaginative routes linking areas of greenspace for active travel

In terms of policy, it recommends that local authorities ensure that local policies and strategies are informed by evidence of need for sufficient access to greenspace via local strategies, such as the Joint Strategic Needs Assessment (JSNA) and the Joint Health and Wellbeing Strategy (JHWS). These can define how greenspace can be used to meet the current and future health needs of the population, and the part green infrastructure can play in wider health and wellbeing strategies. It describes why it is crucial that health priorities laid out in the JSNA and JHWS are reflected in local planning strategies, especially the Local Plan, which sets out the strategic priorities for development of an area, particularly in areas of deprivation or poor access. Improving access to greenspace reduces health inequalities locally and ensures that health inequalities are not exacerbated.

1.5 The Local Context

Overview - Tonbridge and Malling borough is in north-west Kent and occupies approximately 93 square miles covering an area from the North Downs at Burham and Snodland in the north to Tonbridge in the south. The 2021 census data for Tonbridge and Malling indicates a population of 132,200 residents. This represents an increase of 11,400 people (9.4% growth) since the 2011 Census figure of 120,800.

Based on the 2021 census, the urban population of Tonbridge and Malling comprised approximately 65% of the total whilst the rural population comprised around 35%.

The borough is made up of 28 parish and town councils, some of which are responsible for the management of the playing fields, playgrounds, public open spaces, and equipped areas for children's and young people's play activities in their area. However, increasingly facilities and open spaces in new developments are provided by management companies or Trusts who put in place management agreements for maintenance of open spaces.

Play facilities, playing fields and other public open spaces in Tonbridge are mostly provided and managed by the Borough Council.

The borough shares boundaries with Maidstone Borough Council, Tunbridge Wells Borough Council, Sevenoaks District Council, Gravesham Borough Council and Medway Council.

Over three quarters of the Borough is covered by the Green Belt, and nearly a third lies within Areas of Outstanding Natural Beauty. The Borough contains many sites of importance for their nature conservation value. There are five sites in the Borough designated as Special Areas of Conservation (SAC).

1.5.1 Tonbridge and Malling Borough Council - Policy Context

Corporate vision: The Council's current aspirations for the borough are set out in its 'Innovation, Transformation and Delivery: Corporate Strategy 2023 - 2027 (2020)'. The vision of the plan is 'to be an innovative and forward-thinking council, that leads the people and businesses of the borough towards a vibrant, prosperous and sustainable future'.

To achieve this vision the Strategy sets out four priorities:

- Efficient services for all our residents, maintaining an effective council.
- Sustaining a borough which cares for the environment
- Improving housing options for local people whilst protecting our outdoor areas of importance
- Investing in our local economy to help support residents and businesses and foster sustainable growth.

The Corporate Strategy states the Council's commitment to 'continue our successful management of parks, open spaces and leisure centres so the best recreational facilities are available to everyone'.

1.5.2 Tonbridge and Malling Borough Council Development Plan

TMBC's adopted local development plan comprises the following documents:

- Core Strategy 2006-2021 (September 2007).
- Development Land Allocations DPD (April 2008).
- Tonbridge Central Area Action Plan (April 2008).
- Managing Development and the Environment DPD (April 2010).
- Local Plan Policies Map illustrating the policies and proposals contained in the Development Plan.
- Please also see the Minerals safeguarding map for the borough that forms part of the Kent Minerals and Waste Local Plan Saved policies (April 2010).

Following the withdrawal of a Local Plan from examination in 2021, the Council has been progressing a new Local Plan. An early Regulation 18 Local Plan consultation was undertaken in Autumn 2022 and the Council is now progressing towards a Stage 2

Regulation 18 Local Plan Consultation. The Local Plan will be the key planning document for the borough which will provide a vision for and a range of strategic objectives for the borough covering a minimum 15-year period from adoption, a long-term spatial strategy setting out the locations for future housing and employment growth and will provide both strategic and non-strategic policies to guide development contributing to social, environmental and economic (sustainability) goals. Once adopted, the plan will replace all existing adopted plans and policies and will be used to assess and make decisions on planning applications, as well as to be used to help inform investment and the provision of infrastructure to support development, including sports provision.

1.6 The scope of the study

The typologies of formal and informal open space included in the Study are detailed in the table below:

Type	Abb	Definition	Primary Purpose
Parks and Gardens	PG	<ul style="list-style-type: none"> - Country Parks - Parks - Formal public gardens 	Accessible, high quality open space that offers opportunities for informal recreation and community events
Natural and Semi-Natural Greenspaces	NG	<ul style="list-style-type: none"> - Heathland and nature reserves - Woodland - Wetlands - Water course and ponds - Unimproved grassland - Cliffs - Dunes 	Wildlife, conservation, biodiversity and environmental education and awareness. Nature conservation will usually take priority over recreational uses in determining management regimes. Where the land is subject to a statutory designation such as SSSI, SAC or SPA, the Council has a duty to proactively manage it for nature conservation purposes.
Amenity Greenspace	AGS	<ul style="list-style-type: none"> - Informal recreational open space - Green space in residential development - Village greens - Other incidental landscaped areas - Private greenspace that has visual or other value, even if no physical public access is possible. 	Opportunities for informal activities close to home or work or enhancement of the appearance of residential or other areas.

Play Areas for Children and Young People	CYP	<ul style="list-style-type: none"> - Equipped play facilities - Wheeled sports facilities (e.g. Skatepark) - Ball courts - Meeting places and shelters 	Areas designed primarily for play and social interaction involving children and young people such as equipped play areas, teenage shelters
Outdoor Sports facilities	OSF	<ul style="list-style-type: none"> - Sports pitches & Tennis courts - Bowling Greens & Athletics tracks - School playing fields (where there are local agreements for community use or where the field is crossed by a public right of way) 	Participation in outdoor sports, such as pitch-based sports, tennis, bowls, athletics or countryside and water sports.
Allotments	A	<ul style="list-style-type: none"> - Allotments - Community gardens - City farms 	Opportunities for those people who wish to grow their own produce as part of the long-term promotion of sustainability, health and social inclusion.
Cemeteries & Churchyards	C	<ul style="list-style-type: none"> - Public cemeteries - Burial grounds - Churchyards - Crematoria grounds 	Quiet contemplation and burial of the dead. Provision is linked to historical and cultural values. Sites may have value for the promotion of wildlife conservation and biodiversity.

Table 1 - The typologies of formal and informal open space included in the Study

This document focuses on reporting the findings of the research, consultation, site assessments, data analysis and GIS mapping that underpin the open space study. It provides detail on existing provision, its condition, distribution and overall quality. It considers the demand for provision based upon current and future population distribution and consultation findings. It will also provide direction on the future requirements for provision of accessible, high quality and sustainable open spaces.

In order for planning policies to be 'sound' local authorities are required to carry out a robust assessment of need for open space, sport and recreation facilities. Although PPG17 has now been replaced by the National Planning Policy Framework, (NPPF), assessment of open space facilities is still normally carried out in accordance with the PPG17 Companion

Guidance as it still reflects the Government policy objectives for open space, sport, and recreation. The long-term outcomes aim to deliver:

- Networks of accessible, high quality open spaces and sport and recreation facilities, in both urban and rural areas, which meet the needs of residents and visitors that are fit for purpose and economically and environmentally sustainable.
- An appropriate balance between new, and the enhancement of existing, provision.
- Clarity and reasonable certainty for developers and landowners in relation to the requirements and expectations of local planning authorities in respect of open space and sport and recreation provision.

2 METHODOLOGY

This section details the methodology applied to develop the study. The key stages are:

- Population, Health and Deprivation
- Auditing local provision
- Quality and value
- Quantity and Accessibility
- Identifying local need through consultation with the parish councils

All of the above stages will be analysed and used to develop new provision standards for Tonbridge and Malling, as well as providing guidance on application and policy recommendations.

2.1 Population, Health and Deprivation

Tonbridge and Malling has a population of 132,000. The population figure is used to help determine the current provision levels for different types of open space. Consequently, this will be used to inform a quantity provision standard, and at a more local level the potential deficiencies as well as future requirements and priorities.

Analysis of the 2021 census data shows that Tonbridge and Malling has a younger age profile compared with both Kent and England. The average age of residents of the borough is 42.4 years, compared with a national average of 43.1 years.

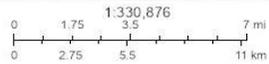
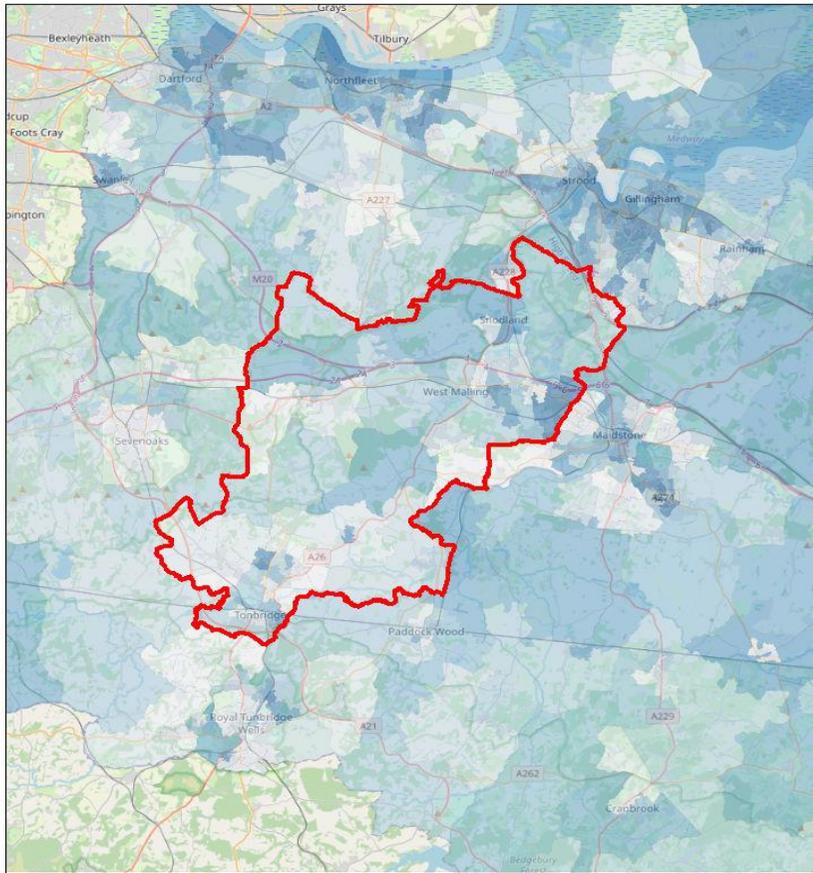
Age	Tonbridge and Malling No.	Tonbridge and Malling %	Kent %	England %
0-15	24,854	18.8%	17.8%	18.4%
16-65	81,964	62.0%	61.8%	63.2%
65+	25,382	19.2%	20.4%	18.4%
Total	132,200	100.0%	100.0%	100.0%

Table 2 - 2021 census data Tonbridge and Malling age profile

Population growth will be determined largely by housing development allocations. Objectively assessed Local Housing Need (LHN) amounts to 1090 dwellings per year (19,620 dwellings by 2042). The precise location of development has yet to be determined, but at an average of 2.3 people per dwelling this would amount to a population increase of approximately 45,126 to 177,126 by 2042.

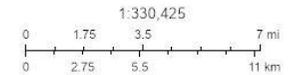
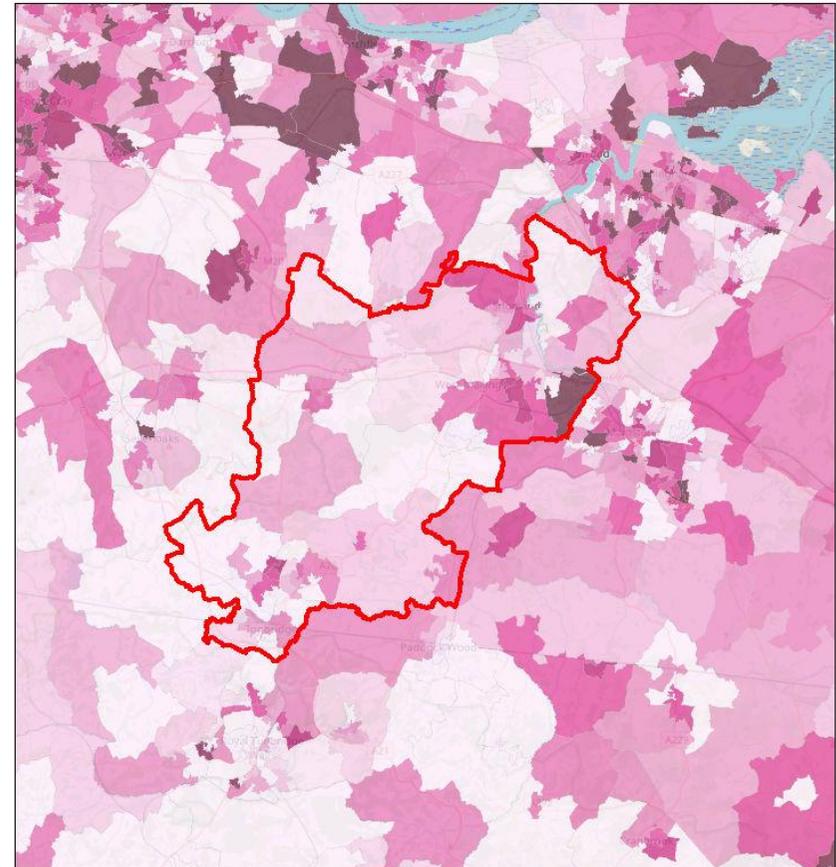
Indices of Deprivation - The English Indices of Deprivation (2019) show that the borough is ranked 236 out of 317 local authority areas in England on a range of deprivation issues. Although no areas of Tonbridge and Malling are ranked as amongst the 10% most deprived in the country, the borough has experienced the largest increase in deprivation relative to other areas of Kent in the period since 2015. 9.6% of children in the borough (2,539 people) live in absolute low-income families, whilst a further 13.1% of children (3,469) live in relative low-income families. Variations in deprivation for Lower Super Output Areas in Tonbridge and Malling in 2019 are shown in Map 1 overleaf..

Index of Multiple Deprivation (IMD) for Kent 2019



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Percentage of people described as being in very bad health (%)



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Map 1-Indices of deprivation and health in Tonbridge and Malling

Health: Local health indices recorded in Public Health England’s ‘*Health Profile for Tonbridge and Malling*’ (2019) show that in general the health of people in the borough is around the average for England as a whole, although:

- Life expectancy is 5.1 years lower for men and 5.6 years lower for women in the most deprived areas of the borough than in the least deprived areas.
- The prevalence of obese children aged 10-11 years is 17.4%, compared with 20.0% in the south-east region and 23.4% nationally.
- 63.3% of the adult population of the borough is classified as overweight or obese, compared with 62.7% in the south-east region and 63.8% nationally.

2.2 Auditing Local Provision (current supply)

2.2.1 Desktop research

GIS shapefiles were provided by Tonbridge and Malling Borough Council, which were analysed alongside GIS Open Data provided by Natural England, Ordnance Survey and Kent County Council Public Rights of Way data. ESRI map layers, including aerial maps were used to check the accuracy of the Tonbridge and Malling Greenspace shapefiles. A final single file of open space was produced to check on site.

2.2.2 Site Audit

Site audits were carried out in August and September 2023. The weather was mostly warm and sunny. Open space sites were identified, mapped and assessed to evaluate site value and quality. Only sites publicly accessible, or sites accessible by Public Rights of Way were included.

The audit utilised the following typologies in accordance with best practice. A description of these typologies can be found in Part 1.

- Parks & Gardens (PG)
- Natural Greenspace (NG)
- Amenity Greenspace (AGS)
- Provision for Children & Young People (CYP)
- Outdoor Sports Facilities (OSF)
- Allotments (A)
- Churchyards (C)

It was agreed with TMBC that Allotments and Churchyards should not be surveyed as the Companion Guide to PPG17 is clear that the number of allotments required in any area is a function of demand and therefore it is most appropriate to consult the parishes to assess quality and demand. Churchyards can only exist where there is a church.

In accordance with established best practice recommendations as set out in the Companion Guidance to PPG17, a minimum size threshold of 0.2 hectares was applied to typologies within the study, however this was not applied to children and young people’s play areas as these are often smaller than 0.2 hectares.

2.2.3 Database development

All information relating to open spaces is collated in the project open space shapefile. All sites identified and assessed as part of the audit are recorded within the database. The database details for each site the following information:

- Site reference number (used for mapping)
- Site name
- Address
- Ownership (if known)
- Typology
- Size (hectares)
- Site audit data

The amount of open space provision is presented later in this report as hectares per 1,000 population. These are used to review and update provision standards. Guidance from Fields in Trust (Beyond the Six Arce Standard 2018) and Natural England (Green Infrastructure Standards for England 2023) has also been applied to inform this review.

2.3 Quality and Value

Each type of open space received individual quality and value scores. This also allows for the application of a high and low quality/value structure to further help determine prioritisation of investment and to prioritise sites. Quality and value are fundamentally different and can be unrelated. For example, a poor-quality space may be the only one in an area and/or in an area where health and deprivation outcomes are poor and thus be of high value. As a result, quality and value are treated separately in terms of scoring.

2.3.1 Analysis of quality

The 2023 audit was based on green flag park award criteria (as advised by Natural England) which were adopted for the qualitative assessments in the **2009/2015** audits. These were utilised to calculate a quality score for each site visited. Scores in the database are presented as percentage figures. (See Appendix 2)

The quality criteria were applied to five fields namely:

Accessibility
Welcome, healthy, safe and secure
Well maintained and clean
Ancillary facilities
Equipment.

A scoring ratio of 1 (low) to 5 (high) was used to record the quality rating against each factor. The **red/amber/green** system was used to differentiate sites that are good (green) or at least adequate or average (amber) from sites that need enhancement (red). See table below:

TYPOLOGIES	Abbreviation	Green	Amber	Red
Parks and Gardens	PG	66%+	50%+	49% -
Amenity Greenspace	AGS	65%+	50%+	49% -
Children and Young People	CYP	70%+	55%+	49% -
Open Sports Facilities	OSF	70%+	55%+	54% -
Natural Greenspace	NG	65%+	50%+	49% -

2.3.2 Analysis of value

GIS desk-based research on health and deprivation, site visit data and consultation detail from the parish council's survey was assessed to provide value scores for each site, including context, level of use and benefits such as biodiversity and landscape. The value criteria set for audit assessment is as follows:

- Availability and location of other greenspace sites
- Level of use (parish council survey)
- IOD Multiple Deprivation Rank
- Ecological /biodiversity benefits & or landscape value
- Potential for improving local health outcomes

	A (5)	B (4)	C (3)	D (2)	E (1)
<i>Other sites close by</i>	Very few sites	Fair proportion of sites	Good proportion of sites	High proportion of sites	Very high proportion of sites
<i>Level of use (parish councils survey)</i>	Busy sites	Popular sites	Frequently used sites	Quiet sites	Not used
<i>IOD Multiple Deprivation Rank KENT</i>	1 (most deprived)	3.25	5.5	7.5	10 (least deprived)
<i>Ecological benefits & Landscape value (screening etc)</i>	Very high	High	Average	Low	Very Low
<i>* Potential Health Benefits</i>	% of people in bad health very high	% of people in bad health high	% of people in bad health average	% of people in bad health low	% of people in bad health very low

The quality and value matrix can be used to help identify those sites which should be given the highest level of protection and those which require enhancement. More detail about the quality and value assessments and scoring can be found in Appendix 2.

Value Scoring

Sites	Score	Red / Amber / Green
Very High Value	60% and above	
High Value	41 - 59%	
Moderate Value	40% and below	

2.4 Quantity and Accessibility

2.4.1 Quantity

Quantity standards are used to identify geographical shortfalls and help to identify locational priorities for future developments. They are derived by assessing current levels of provision and existing standards both in TMBC and in surrounding districts and with reference to local views on the adequacy of each type of open space. No local standards are proposed for allotments or cemeteries and churchyards, as the number of allotments required in any area is a function of demand. Therefore, it is most appropriate to quantify need in the context of existing provision, waiting lists and local demand. Cemeteries clearly have a finite capacity and, therefore, need should be based on demand and determined by operational requirements of their primary use.

Since the development of the previous Open Space Strategy in 2009 guidance on quantity and accessibility has been published by Fields in Trust (FiT) in its document *Beyond the Six Acre Standard* (2018). The guidance provides quantity standards for three types of open space provision; parks and gardens, amenity greenspace and natural and semi-natural greenspace. FiT also suggests 0.25 hectares per 1,000 population of equipped/designated playing space as a guideline quantity standard for play provision. See table below:

Type of Open Space	FIT Guideline Ha per 1,000 population
Parks & Gardens	0.80
Amenity Green Space	0.60
Natural & Semi Natural Greenspace	1.80
Equipped/Designed Play	0.25
Other outdoor provision (MUGA Skateboard parks)	0.30
All Outdoor Sports	1.60
TOTAL	5.35

2.4.2 Accessibility

Accessibility catchments for different types of provision are a tool to identify communities currently not served by existing facilities. The determination of accessibility for TMBC is decided through an assessment of available information including:

- Current accessibility standards
- Fields in Trust (FiT) guideline catchments
- Comparison with neighbouring authorities
- Consultation with TMBC and the parish councils

2.5 Identifying Local Need through Consultation with the Parish Councils

Tonbridge and Malling is made up of 28 Parish Councils, which are often responsible for the management of the playing fields, playgrounds, public open spaces, and equipped areas for children's and young people's play activities in their area. They also have a good overview of the levels of use, threats and opportunities in their parish. Within Tonbridge, sites are usually managed by the Borough Council. A detailed survey was sent to all parish councils to understand and consult them on open space within their area, and 24 of the 28 parishes returned the survey. The survey asked parish councils to comment on open space in their parish in terms of:

- Accuracy
- Accessibility
- Provision (Good, Adequate, Poor or Not Applicable)
- Levels of use
- Allotments
- Challenges and Opportunities
- The Future

Levels of use – scores

Along with provision, the survey asks the parishes to assess the levels of use of their open spaces and to score them according to the criteria below:

- 5 Busy sites, with many visitors – these sites are busy, popular spaces, used by a large number of people, with visitors every day. Sometimes there are events at these sites (e.g. annual fete).
- 4 Popular sites – these sites are used frequently, with some visitors every day. Sometimes there are events at these sites (e.g. annual fete).
- 3 Frequently used sites – these sites are used frequently, but with low numbers. Sometimes there are events at these sites (e.g. annual fete).
- 2 Quiet sites – these sites have low numbers of visitors, and may not be used every day
- 1 Not used or not accessible – these open spaces are not used at all or not accessible

All the elements above have been analysed and used to develop and set provision standards for the future in **Part 4 : Setting Provision Standards.**

3 OPEN SPACE IN TONBRIDGE AND MALLING

3.1 Introduction

This section articulates the current provision of accessible open space across Tonbridge and Malling. There are 427 sites in total, equivalent to 1259 hectares of open space included within the audit. This is an increase of 183 hectares since the last Open Space Strategy in 2009. This is due to data changes and new provision since 2009, in particular new provision at Kings Hill.

Open Space Typologies	No of Sites	Hectares in 2024	Hectares in 2009
Parks and Gardens	8	285	268.37
Natural Greenspace	75	576.12	422.39
Allotments	33	25.04	23.03
Amenity Greenspace	112	104.68	98.87
Churchyards	38	36.73	35.96
Children's & Young Peoples Play	91	18	8.29
Outdoor Sports Facilities	70	213.64	219.15
TOTAL	427	1259.21	1076.06

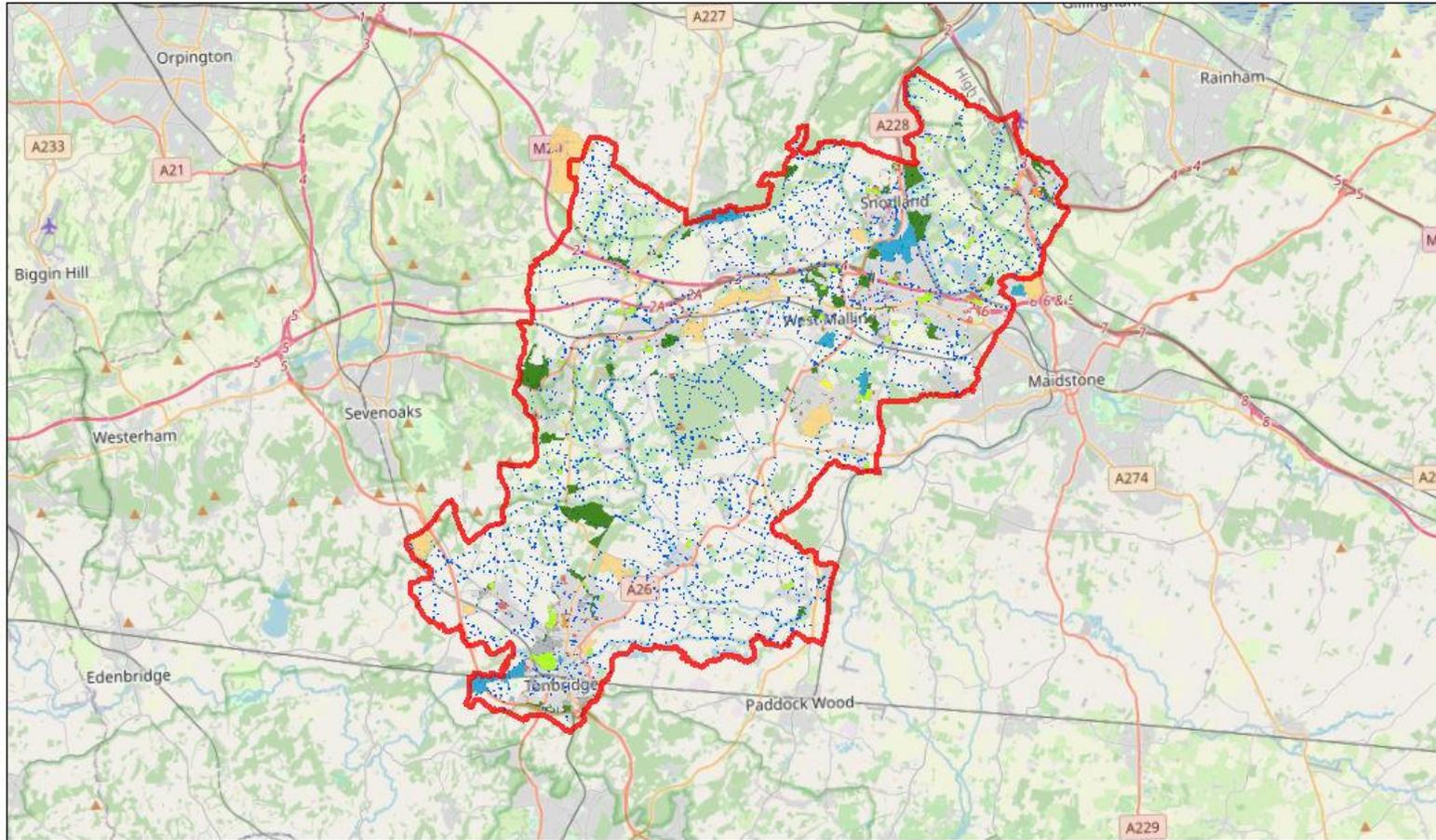
Table 4 - Typologies of accessible open space in Tonbridge and Malling in 2009 and 2024

Tonbridge and Malling is a predominately a rural district. The Metropolitan Green Belt covers nearly three quarters of the borough. The part of the borough outside the Green Belt includes extensive parts of the National Landscape, areas of agricultural land and areas of national and local nature conservation interest. Based on the numbers in table 2 in 2024 there are 9.54 ha of accessible open space available per 1000 head of population.

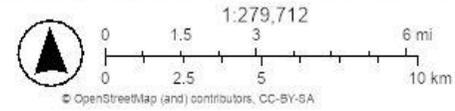
Type of Open Space	Total ha	Ha per 1,000 population
Parks and Gardens	285	2.15
Natural Greenspace	576.12	4.36
Allotments	25.04	0.19
Amenity Greenspace	104.68	0.79
Churchyards	36.73	0.28
Children's & Young Peoples Play	18	0.14
Outdoor Sports Facilities	213.64	1.62
TOTAL	1259.21	9.54

Table 5 - Hectares of accessible open space per 1000 population in Tonbridge and Malling in 2024

Open Spaces in Tonbridge and Malling



- 4/16/2024
- Tonbridge and Malling District Boundary
 - CYP
 - OSF GOLF
 - OSF
 - PG
 - AGS
 - C
 - Other
 - NG
 - A
 - PROW_TMBC



Map 2 - Typologies of accessible open space in Tonbridge and Malling

3.2 Consideration of Current Accessible open space in Tonbridge and Malling - by typology

3.2.1 Parks and Gardens – strategic open space

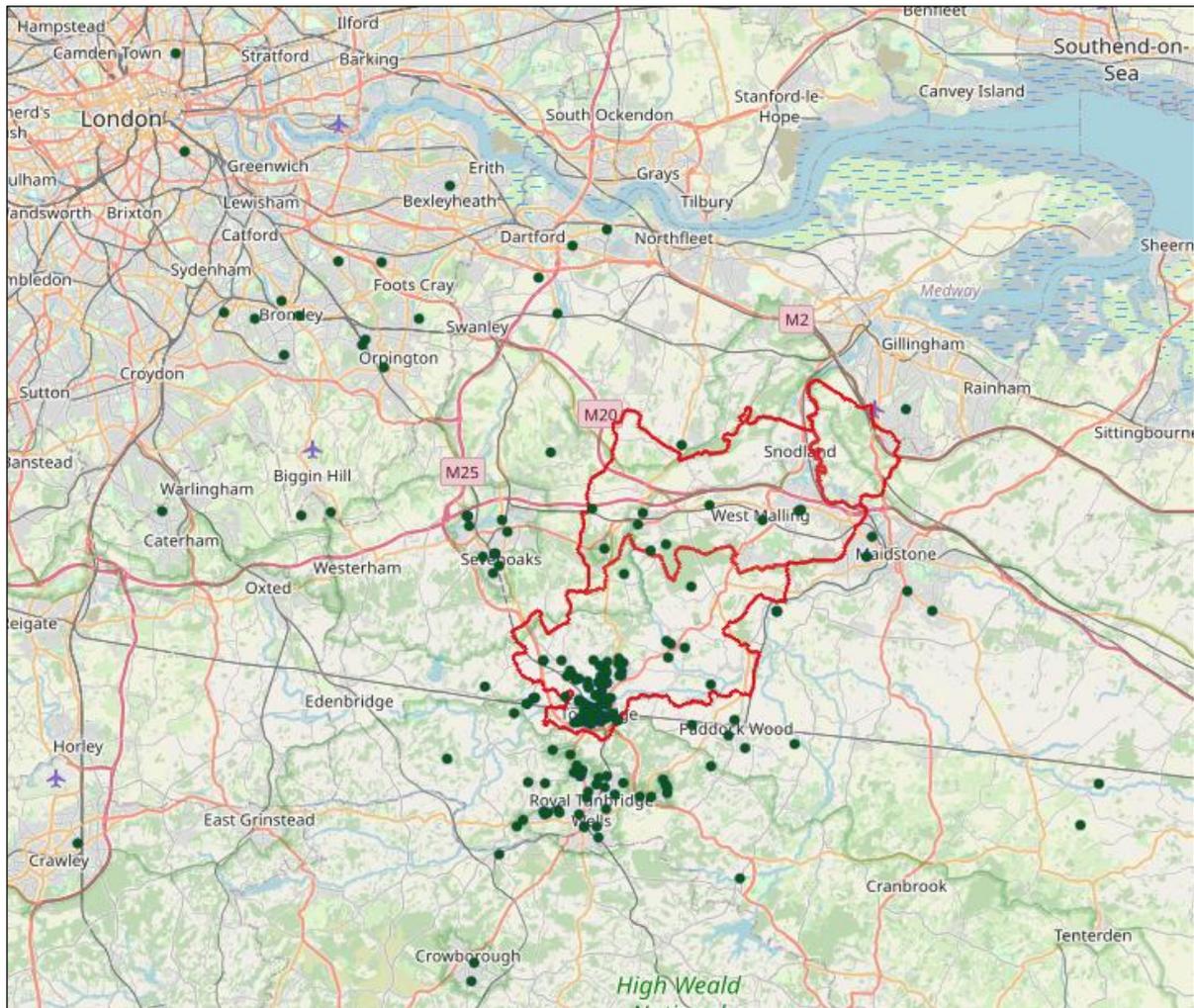
There are 8 open spaces classed as Parks and Gardens in Tonbridge and Malling, covering 285 hectares, which equates to 2.15 hectares per 1,000 head of population. These are diverse and well-maintained spaces, often multifunctional, which serve a large population catchment across the borough, as well as attracting many visitors from outside the borough:

- Haysden Country Park – 70.48 hectares, Tonbridge. Semi natural site with good visitor facilities.
- Leybourne Lakes – 90.4 hectares, East Malling and Larkfield. Semi natural site with water sports activities and good visitor facilities
- Manor Park Country Park – 20.62 hectares, West Malling. Semi natural site with good visitor facilities and family activities.
- Nevill Park – 7.94 hectares. Snodland. Traditional Park with family facilities.
- Trosley Country Park – 72.20 hectares. Large natural greenspace.
- Tonbridge Castle – 3.20 hectares. Tonbridge. Exceptional historic site with family activities and events.
- St Leonards Tower – 0.15 hectares. West Malling. Historic Site.
- Heath Farm Country Park /Warren Woods Nature Area- 19.66 hectares East Malling and Larkfield. Recently established as part of Kings Hill. Natural greenspace.

Quantity and accessibility

These sites are considered by Tonbridge and Malling to be strategic open spaces which serve the entire borough. The current accessibility threshold of one park within the current 20-minutes' drivetime standard (from the TMBC 2009 Open Spaces Study) is shown in Map 34. There are no catchment gaps and coverage extends significantly beyond the borough.

As an example of the strategic nature of these parks, Map 3 shows postcodes of visitors travelling to Haysden Country Park from a face-to-face survey in the park in 2023. Over 80% of visitors travelled by car and many visitors travelled from outside the borough.



Map 3- Home postcodes of visitors travelling to Haysden Country Park - 2023

Quality

Most of the parks score as very high quality and value; this is especially so in Tonbridge, where parks and open spaces significantly add to the town's public realm and sense of place. Tonbridge Castle with its location by the River Medway is exceptional, and is highly valued by residents, both for its quality and high standard of events that are run there throughout the year. Other sites such as Leybourne Lakes, Haysden, Manor Park and Trossley are also highly valued. These sites are more semi-natural than formal which is appropriate for a rural borough such as Tonbridge and Malling.

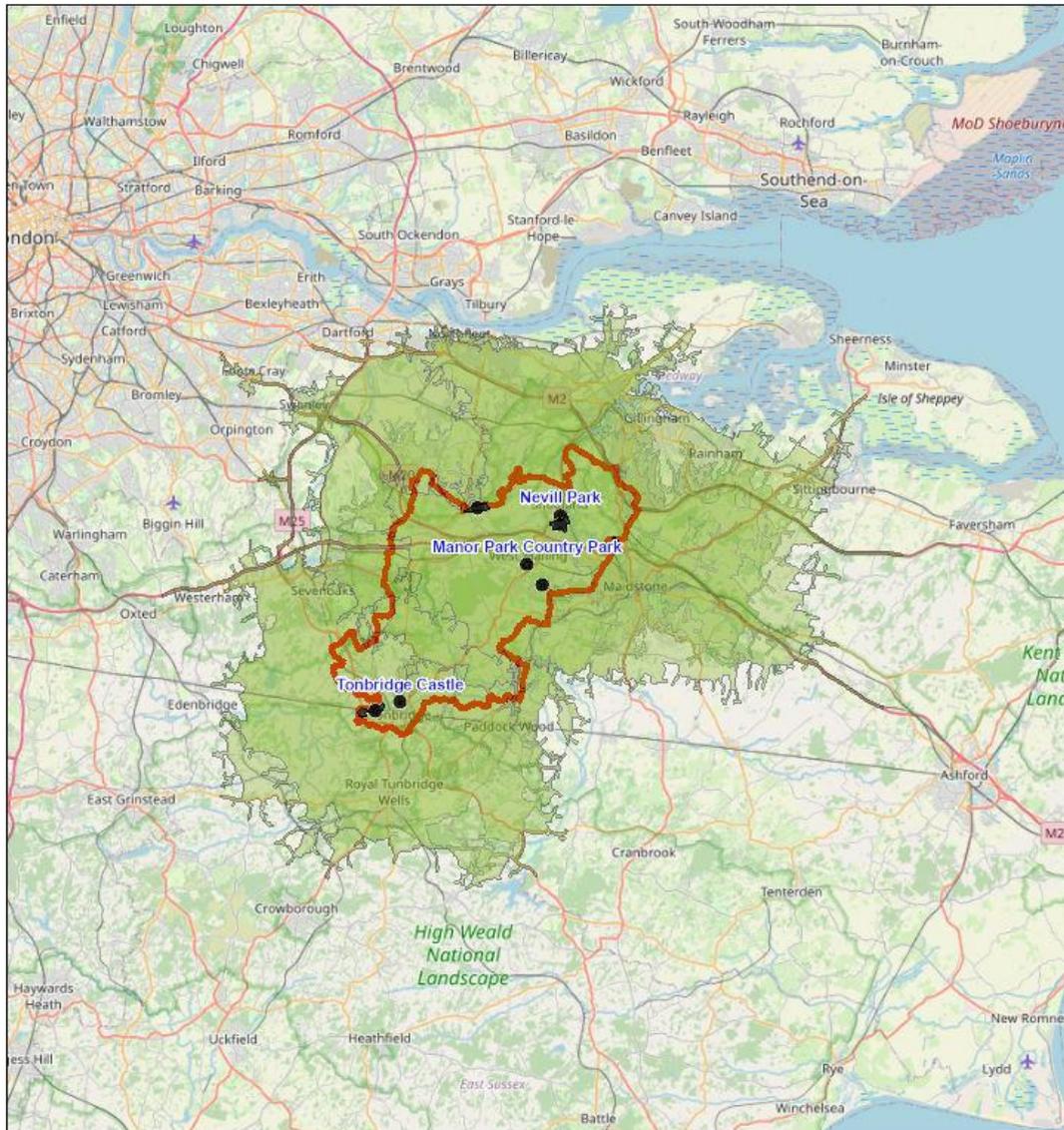
Some exceptions to the general high standards are: -

Nevill Park scored below the threshold for high-quality, and some of the equipment and facilities are in poor condition. Consultation with the parish council also highlighted some concern about Nevill Park, which suffers from flooding and is often inaccessible in winter months. It also has no lighting and sometimes suffers from vandalism.

Heath Farm Country Park, sometimes known by the alternative name of Warren Wood Nature Park. Planning obligations for Kings Hill Phase 2 suggest that Heath Farm Country Park should include 'Comprehensive Management Regime for the Country Park', 'Currently,

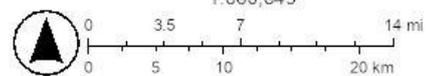
access signage and management are poor and could be improved. This has also been raised by the parish council. The requirement for the enhancement of this site should be explored with the developer/landowner.

Parks and Gardens - Accessibility 20 minutes drive



5/5/2024

- PARKS/GARDENS SITE
- Parks and Gardens
- 20.0 Minutes
- Tonbridge and Malling District Boundary



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Map 4 - Parks and Gardens existing accessibility threshold of 20 minutes' drive time

3.2.2 Natural Greenspace

Unsurprisingly, most open space provision in Tonbridge and Malling is natural and semi natural Greenspace. The area of natural greenspace which is fully accessible is 485.62 ha. These sites have an important role in helping to meet Natural England's Accessible Greenspace Standard. This provides a set of benchmarks for ensuring access to places near to where people live. The definition of what comprises natural and semi-natural greenspace varies. However, these greenspaces are generally recognised to be areas accessible to the public, free of charge, which are managed for nature or have a large proportion of semi-natural vegetation or habitats.

Natural England's Accessible Greenspace Standards were updated to broaden their scope in 2023. The Green Infrastructure Headline Standards states everyone should have access to good quality green and blue spaces close to home for health and wellbeing and contact with nature, with an initial focus on "everyone to have access to green and blue spaces within 15 minutes' walk from home".³

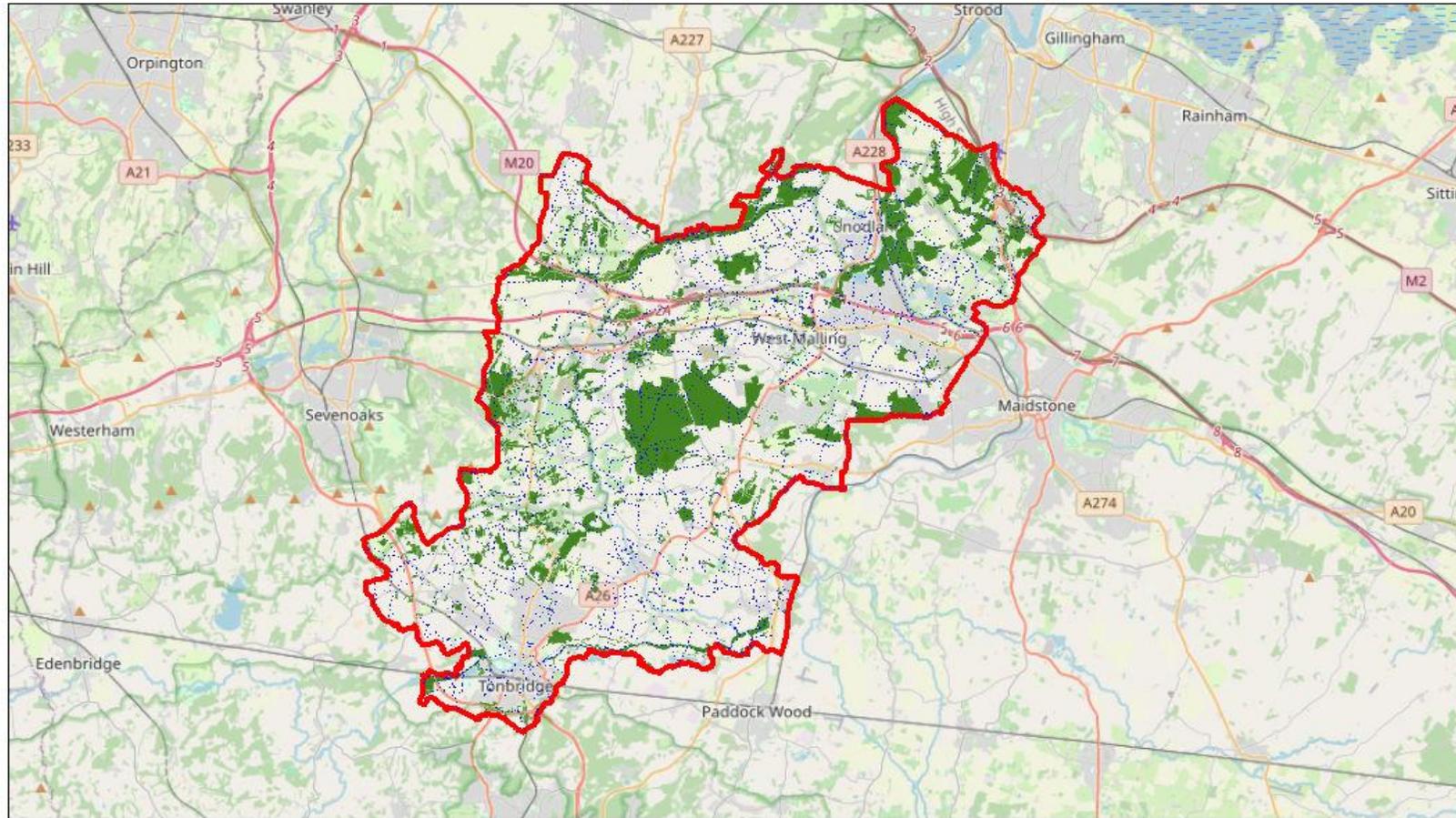
The Countryside and Rights of Way Act 2000 (CROW Act) gave the public the right of access to land mapped as 'open country' (mountain, moor, heath and down) or registered common land.

There is good access to the countryside in Tonbridge and Malling via the Public Rights of Way network (PROW) and as part of this study it was agreed that areas where a PROW runs through or is nearby to natural greenspace, then this should be considered as accessible in this study. The area of natural greenspace which is considered accessible by PROW is 90.5 ha.

Map 4 below shows the extent of natural greenspace in Tonbridge and Malling. Not all these sites can be considered as fully accessible, but there is a good network of PROW that provide connectivity and give the district an overall feeling of a "place where human control and activities are not intensive so that a feeling of naturalness is allowed to predominate".

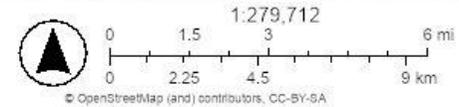
³ *Green Infrastructure Standards for England, Principles and Standards 2023 –p 32*

Natural Greenspace in Tonbridge and Malling



4/16/2024

- Public Rights of Way
- Tonbridge and Malling District Boundary
- Natural Greenspace



Map 5 - All the Natural Greenspace in TMBC

Quantity and accessibility

There are 75 accessible natural and semi-natural greenspace sites, including those accessible by PROW, collectively covering over 576.12 hectares, which equates to 4.36 hectares per 1000 population. (Sites only accessible by PROW represent 90.50 hectares of this total figure).

Applying a 960-metre accessibility standard gives a reasonable coverage of most of the built-up areas where the population is densest. Map 35 shows accessibility shortfalls in the south-east of the borough, this includes around Hadlow, East Peckham and Watringbury. There is also a catchment gap in Mereworth. Table 3 sets out deficiencies in further detail on a Parish basis.

Whilst not a natural green space in itself, many of these areas are well served by public rights of way (PROW), which provide a sense of 'naturalness' and rural peace and quiet.

Hadlow and East Peckham Parish Councils have not raised any concerns about the provision of open space, but Watringbury Parish Council believe the provision of natural greenspace is poor, as there are no publicly accessible sites in the parish.

Quality

The 2023 site audit shows that the quality of natural greenspace sites is variable with only a third of sites rating above the 65% high-quality threshold. However, of these sites the majority scored over 80%.

Site ratings below this threshold are often due to poor accessibility and lack of ancillary features in comparison to some of the other natural sites in the area, particularly the absence of signage, describing information about the site. Some sites suffered from low level fly tipping and litter, particularly those along busy roads.

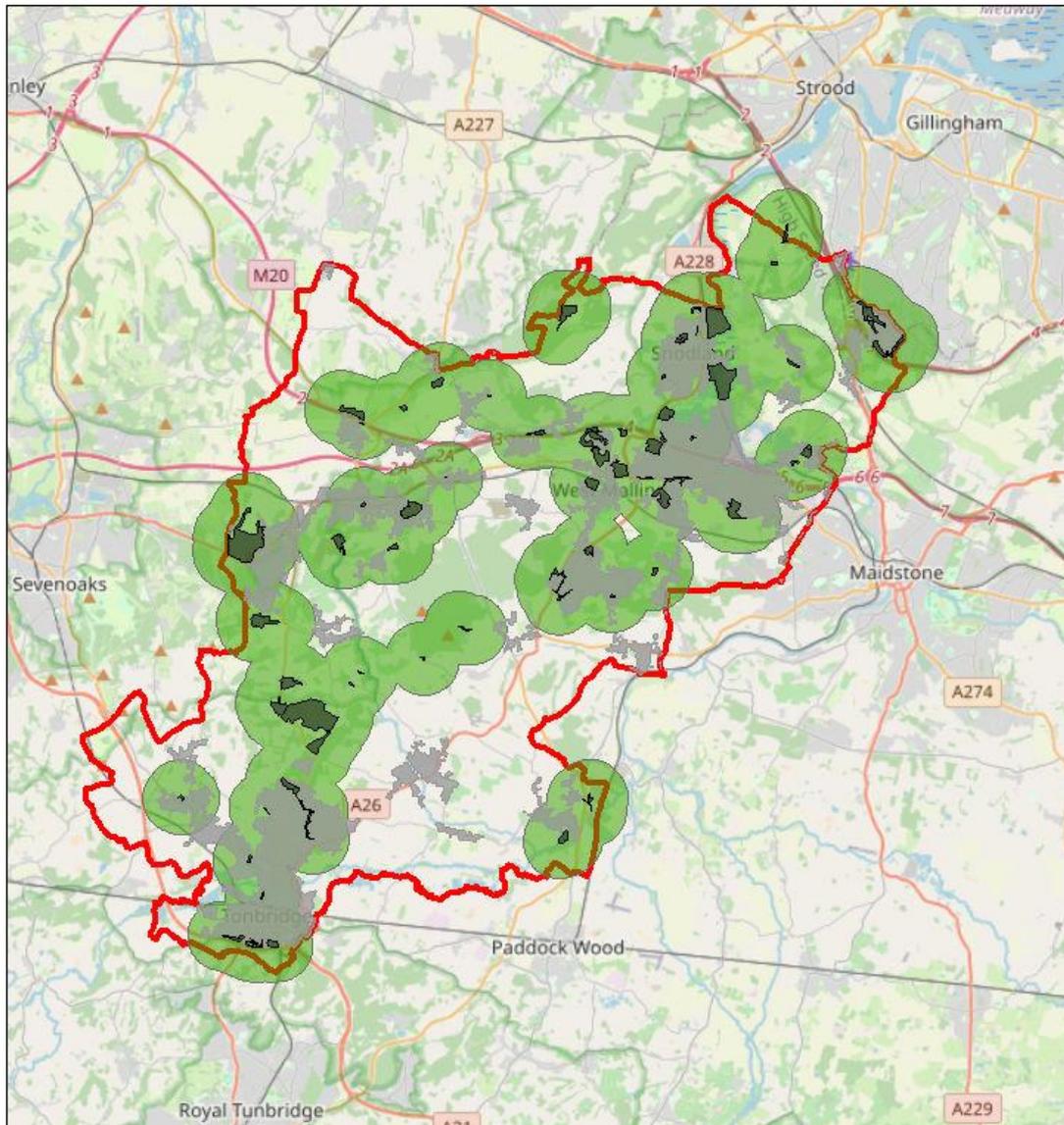
Higher scoring sites, such as Taddington Woods and Tunbury Woods were well signed with bins and good footpaths, giving good information about the walks with maps showing locations of exits and entrances.

3.2.3 Excess / deficiencies of Natural Greenspace using current open space standards

PARISHES	EXCESS/DEFICIT
EM&L	69.76
Addington	-1.928
Aylesford	21.53
Birling	-1.392
Borough Green	-1.15
Burham	-0.98
Ditton	9.28
East Peckham	1.20
Hadlow	44.80
Hildenborough	-7.84
Ightham	83.73
Kings Hill	-14.73
Leybourne	50.26
Mereworth	1.84
Offham	-2.22
Platt	25.32
Plaxol	-1.81
Ryarsh	-0.24
Shipbourne	60.19
Snodland	51.90
Stanstead	-1.6
Tonbridge	3.14
Trottscliffe	-1.15
Wateringbury	-4.74
West Malling	-4.67
West Peckham	-1.04
Wouldham	-3.84
Wrotham	5.53

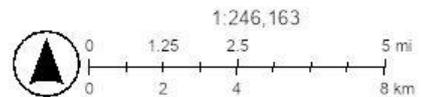
Table 3 - Red cells show which parishes have a deficiency of natural greenspace according to current standards

Natural Greenspace - existing accessibility 960 metres



4/26/2024

- Natural Greenspace
- Built up areas
- Natural Greenspace accessibility standard 960 metres
- Tonbridge and Malling District Boundary



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Map 6 - Natural Greenspace existing accessibility threshold of 960 metres walking distance

3.2.4 Amenity Greenspace

Quantity and accessibility

There are 112 amenity greenspace sites in Tonbridge and Malling collectively covering over 104 hectares, which equates to 0.79 hectares per 1000 population.

Provision is relatively evenly spread across Tonbridge and Malling, although many are clustered around the denser populated urban areas of Tonbridge, Snodland and East Malling and Larkfield, see Map 7.

The 480m accessibility threshold standard suggests a reasonable level of coverage in populated areas. There are catchment gaps around Wrotham, Igtham and Hadlow, although Wrotham and Igtham are well served by natural greenspace. Further detail on deficiencies is provided in Table 4.

Quality

Overall quality is generally very high, 78% of sites rate above the high-quality threshold of 65% and only a handful face any specific issues. Many of these sites are situated around residential areas and provide really good green areas which link together with other typologies allowing greater accessibility for recreation and walking.

In addition to its multifunctional role, amenity greenspace makes a valuable contribution to visual aesthetics for communities – hence most sites rate as high and very high value.

Many sites, although very well maintained could be improved for biodiversity, given their ability to link to semi-natural areas. This should be explored with parish councils.

Most of the parish councils feel that provision is good or adequate in their area, only Kings Hill Parish Council considered the provision of Amenity Greenspace to be poor. At 0.53ha per 1000 people, its level of provision is slightly lower than the borough average. Some of these spaces are green bunds that provide residential areas with screening from roads and as such are high in value but could be seen as average in recreational value. If Heath Farm were to be enhanced and offer more in the way of recreational facilities this could offset the parish concerns.

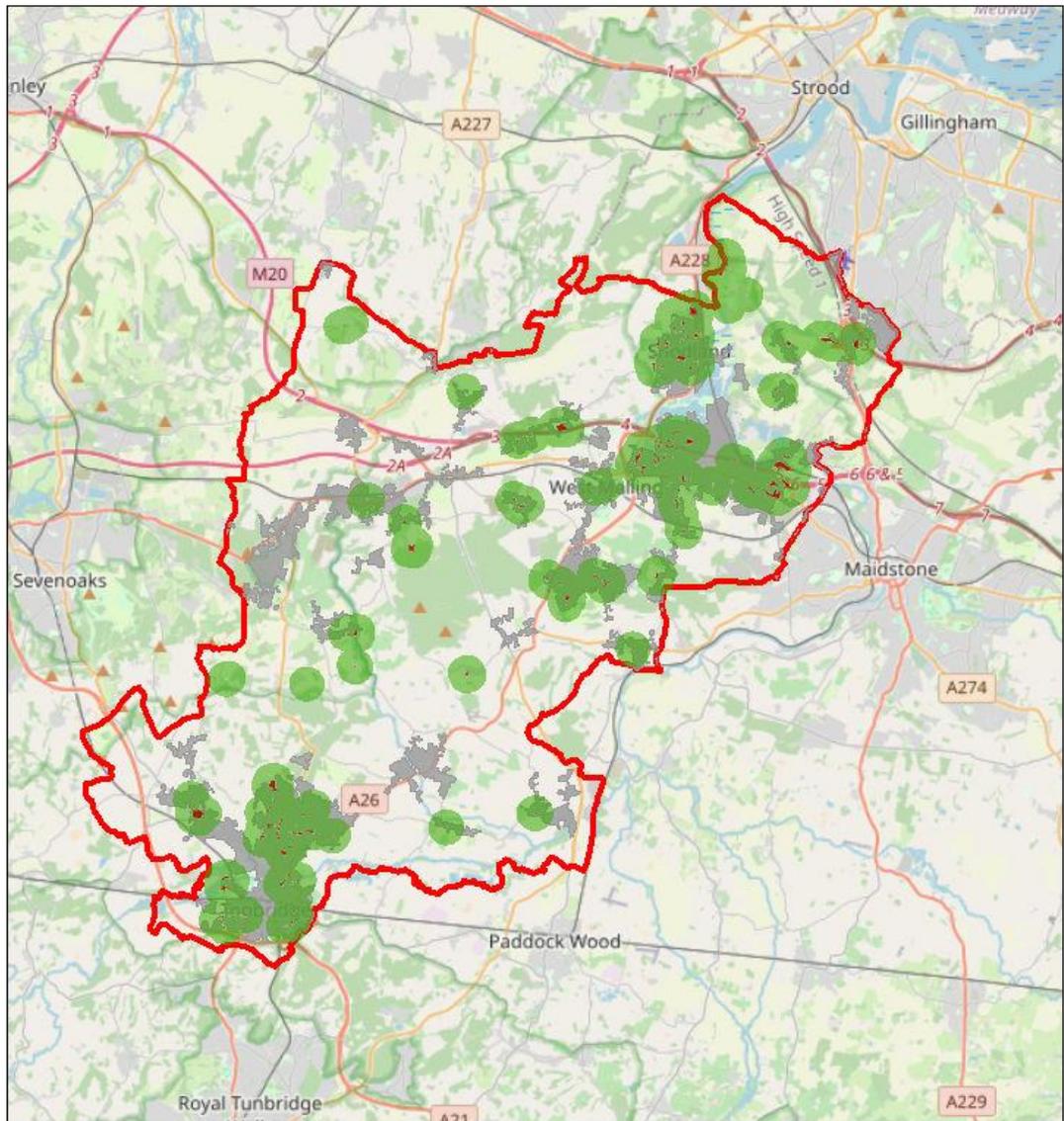
One site rated low for quality and value is in Ditton (site 108) which abuts the M20 and comprises fenced-off scrub. It was also rated as not accessible or not used by the parish council.

3.2.5 Excess / deficiencies of Amenity Greenspace using current open space standards

PARISHES	EXCESS/DEFICIT
EM&L	3.43
Addington	-1.898
Aylesford	17.33
Birling	-1.392
Borough Green	-0.25
Burham	1.80
Ditton	-0.88
East Peckham	-1.10
Hadlow	-1.16
Hildenborough	5.08
Ightham	-4.89
Kings Hill	-17.09
Leybourne	-4.38
Mereworth	-1.54
Offham	-0.82
Platt	-1.81
Plaxol	-1.02
Ryarsh	-2.48
Shipbourne	-1.10
Snodland	10.03
Stanstead	-1.4
Tonbridge	9.73
Trottscliffe	-0.25
Wateringbury	-4.65
West Malling	-0.78
West Peckham	-0.18
Wouldham	-4.53
Wrotham	-4.70

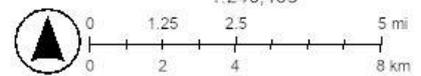
Table 6 - Red cells show which parishes have a deficiency of amenity greenspace according to current standards

Amenity Greenspace - existing accessibility 480 metres



4/26/2024

- Amenity Greenspace
- Existing Accessibility standard 480 metres
- Built up areas
- Tonbridge and Malling District Boundary



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Map 7 - Amenity Greenspace existing accessibility threshold of 480 metres walking distance

3.2.6 Children and Young People

Quantity and accessibility

There are 91 play provision sites in Tonbridge and Malling, collectively comprising eighteen hectares, which equates to 0.14 hectares per 1000 population. The urban areas have the highest number of sites. However, on a per capita basis (i.e. per 1,000 population) provision is evenly distributed.

All of the parish councils are currently satisfied with provision in their respective areas.

The 480m accessibility standard covers the majority of the built-up areas of the borough. (Map 8) Although there is a catchment gap in south Tonbridge. However, this area is close to large play areas in both Haysden and Racecourse Sportsground. Another catchment gap exists between Leybourne, Larkfield and East Malling, which is a densely populated area. Table 5 shows which parishes have deficiencies according to the current standards.

Quality

Over 70% of play sites are above the 65% threshold for high-quality. Quality is very good in general. However, provision at a small number of sites was assessed as tired and dated. The play area in Nevill Park is one of these spaces. Enhancing the larger play areas in the sites recorded as Parks and Gardens could be considered.

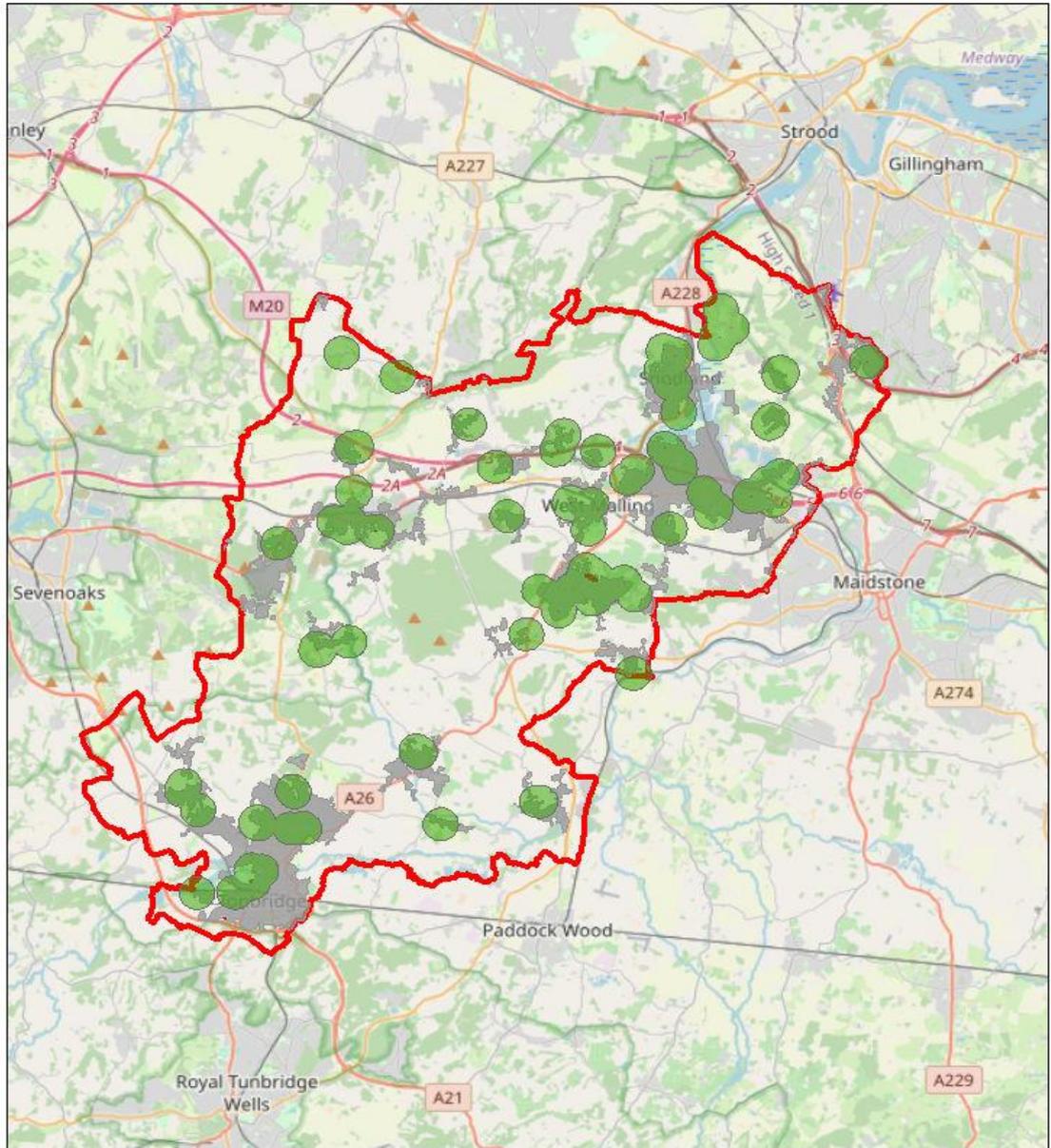
There are several new sites associated with housing development, all of which are rated as high quality. Quality of equipment at a small number of sites requires attention.

3.2.7 Excess / deficiencies of Children and Young People’s Play using current open space standards

PARISHES	EXCESS/DEFICIT
EM&L	-1.09
Addington	0.00
Aylesford	0.09
Birling	-0.05
Borough Green	0.09
Burham	0.01
Ditton	-0.12
East Peckham	-0.31
Hadlow	-0.13
Hildenborough	-0.28
Ightham	-0.10
Kings Hill	7.38
Leybourne	-0.31
Mereworth	-0.04
Offham	-0.04
Platt	0.09
Plaxol	0.40
Ryarsh	0.05
Shipbourne	-0.05
Snodland	-0.47
Stanstead	0.04
Tonbridge	-0.70
Trottscliffe	-0.01
Wateringbury	-0.10
West Malling	0.37
West Peckham	-0.03
Wouldham	-0.14
Wrotham	0.52

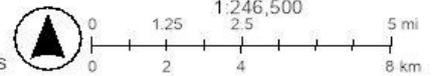
Table 7 - Red cells show which parishes have a deficiency of children's and young people's play according to current standards

Childrens Play Areas - existing accessibility 480 metres



4/26/2024

- Childrens Play Areas existing accessibility standard 480 metres
- Childrens Play Areas
- Built up areas
- Tonbridge and Malling District Boundary



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Map 8 - Children and young people's play existing accessibility threshold

3.2.8 Outdoor Sports Facilities

In line with Sport England policy, outdoor sports facilities provision in Tonbridge and Malling has been assessed in a separate study where the adequacy of provision is considered by applying Sport England's methodological guidance: -

- Playing Pitch Strategy Guidance (2013)
- Assessing Needs and Opportunities Guidance (2014)

Both methods of needs assessment focus solely on the formal sports usage of each type of facility, rather than the wider recreational benefits that sports grounds offer as open spaces for informal exercise. The assessment in the Open Spaces Study therefore takes the latter approach and assesses supply and demand for recreation grounds in terms of their wider community appeal and measures this on the basis of a per capita standard.

Quantity and accessibility

There are 70 outdoor sports facilities in Tonbridge and Malling, collectively covering over 213 hectares, which equates to 1.62 hectares per 1000 population.

The current accessibility threshold standard of one site within 15-minutes' drive is shown in Map 9. The whole population of the borough is within 15-minutes' drive time of at least one of every type of outdoor sports facility. This aligns with the Playing Pitch Strategy. There are no catchment gaps and coverage extends significantly beyond the borough.

Quality

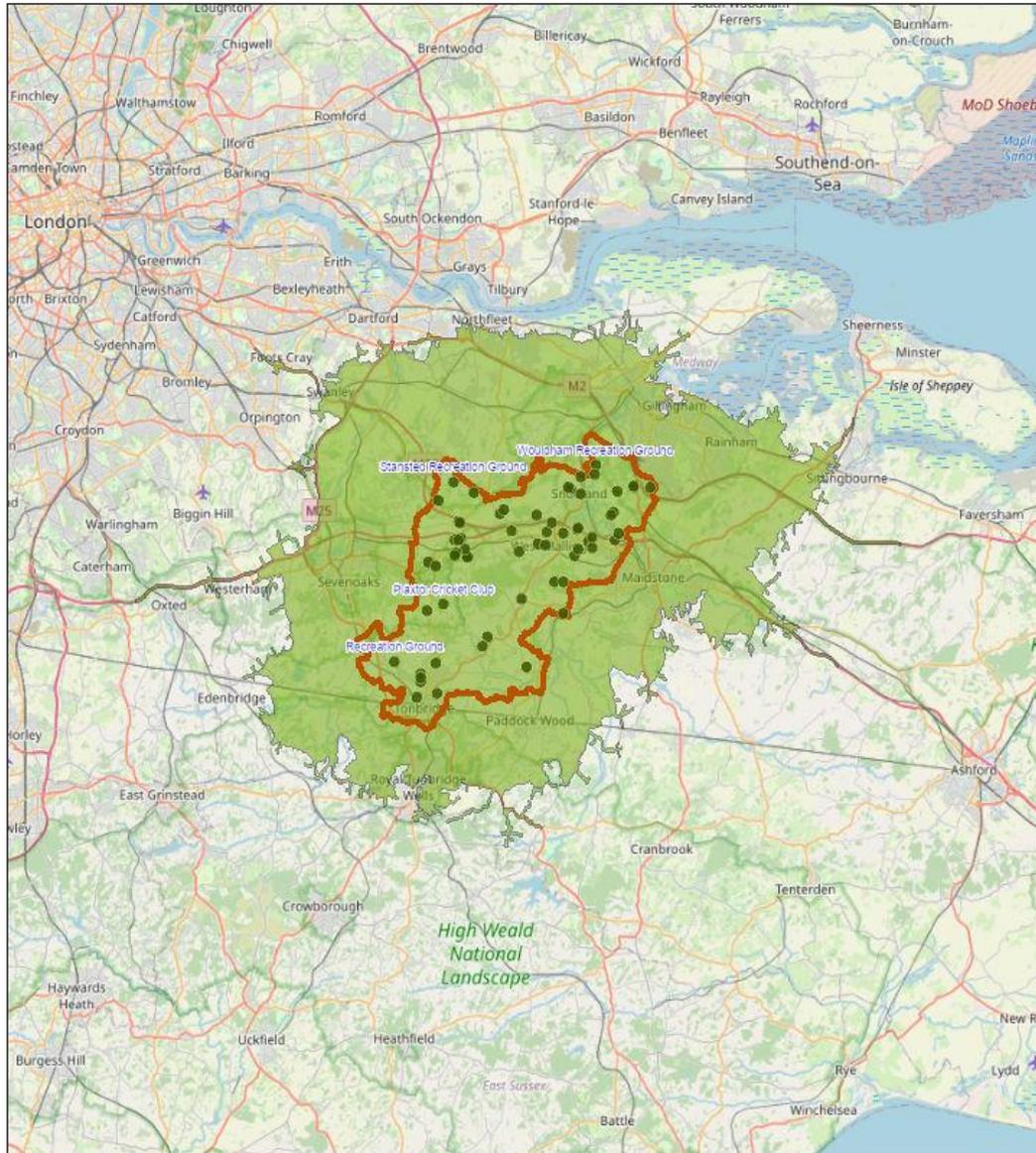
The quality of outdoor sports facilities is variable, with around 15% of the playing surfaces rated as 'poor'.

3.2.9 Excess / deficiencies of Outdoor Sports Facilities using current open space standards

PARISHES	EXCESS/DEFICIT
EM&L	-17.23
Addington	1.20
Aylesford	-2.62
Birling	-0.95
Borough Green	-6.98
Burham	-0.92
Ditton	6.13
East Peckham	-0.47
Hadlow	-2.54
Hildenborough	-6.27
Ightham	-0.93
Kings Hill	-4.27
Leybourne	-2.01
Mereworth	-0.73
Offham	-1.40
Platt	5.29
Plaxol	-1.39
Ryarsh	-2.12
Shipbourne	8.06
Snodland	37.76
Stanstead	2.69
Tonbridge	-72.95
Trottscliffe	0.78
Wateringbury	-0.75
West Malling	-0.82
West Peckham	10.29
Wouldham	-1.27
Wrotham	6.98

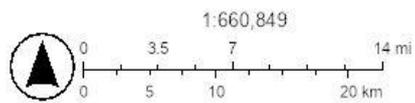
Table 8 - Red cells show which parishes have a deficiency of outdoor sports facilities according to current standards

Revised drive time - outdoor sports facilities 15 minutes drive



5/5/2024

- 15.0 Minutes
- Outdoor Sports facilities
- Tonbridge and Malling District Boundary



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Map 9 - Outdoor Sports Facilities accessibility threshold of 15 minutes drive time

3.3 Understanding Local Need – Consultation with Parish Councils

Tonbridge and Malling is made up of 28 Parish Councils, which are often responsible for the management of the playing fields, playgrounds, public open spaces, and equipped areas for children's and young people's play activities in their area. They also have a good overview of the levels of use, threats and opportunities in their parish. Within Tonbridge, sites are usually managed by the Borough Council.

A detailed survey was sent to all parish councils to understand and consult them on open space within their area. The survey asked parish councils to comment on open space in their parish in terms of:

- Accuracy
- Accessibility
- Provision (Good, Adequate, Poor or Not Applicable)
- Levels of use
- Allotments
- Challenges and Opportunities
- The Future

Both the survey results and the quality and value of sites that were assessed in the 2023 site audit and the scores are shown in the individual parish tables. The level of use scores provided by parish Councils are based on the below scoring:

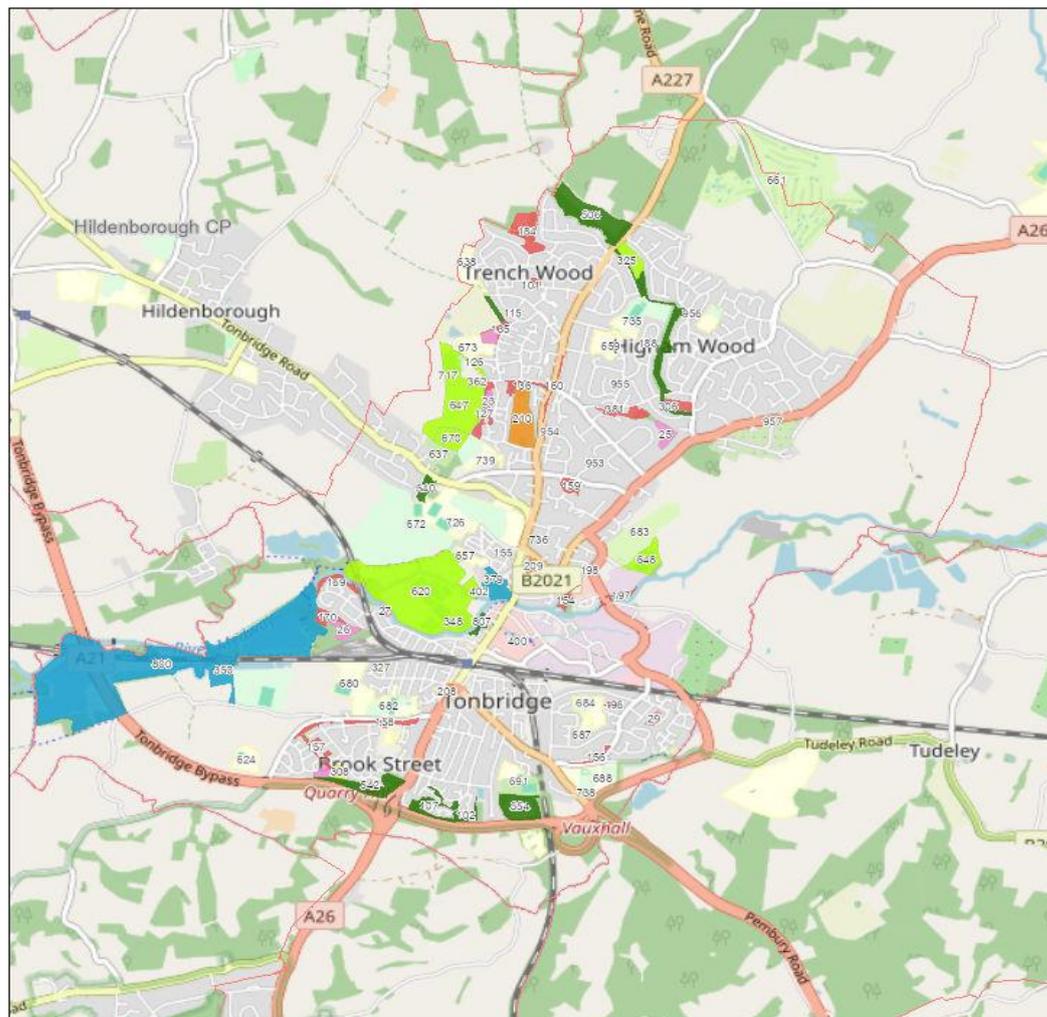
- | | |
|---|---|
| 5 | Busy sites, with many visitors – these sites are busy, popular spaces, used by a large number of people, with visitors every day. Sometimes there are events at these sites (e.g. annual fete). |
| 4 | Popular sites – these sites are used frequently, with some visitors every day. Sometimes there are events at these sites (e.g. annual fete). |
| 3 | Frequently used sites – these sites are used frequently, but with low numbers. Sometimes there are events at these sites (e.g. annual fete). |
| 2 | Quiet sites – these sites have low numbers of visitors, and may not be used every day |
| 1 | Not used or not accessible – these open spaces are not used at all or not accessible |

The results of the Parish Council Surveys are discussed in the following section in order of those parishes with the largest population to smallest. These are considered alongside the quality and value scores of the 2023 audit of sites. Please note, some of these were not surveyed because they were under the 0.2 ha threshold, or they were not known about during the site survey period, or no access was found.

3.3.1 Tonbridge

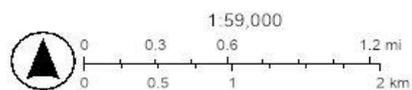
Tonbridge is the largest urban area in the borough and also has the largest population of 37,195 (2021 census). Tonbridge has the greatest number of open spaces in the borough, most of which are maintained by the borough council. There are 68 open spaces equating to 205 hectares and 5.51 hectares per 1000 head of population. Since 2011, the population in the town has increased by 7.2%.⁴

TONBRIDGE



4/14/2024

- | | |
|--------------------|----------------------|
| Parish Boundary | Allotment |
| Tonbridge | Outdoor Sports Field |
| Amenity Space | Churchyard |
| Natural Greenspace | Park |
| Play Area | |



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Map 10- Accessible open space in Tonbridge

⁴ Details about the population and growth of all the parishes are from <https://www.citypopulation.de/en/uk/southeastengland/admin/E07000115> Tonbridge and Malling

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	2	73.68	1.68
Amenity Greenspace	27	22	0.59
Provision for children and young people	11	3.02	0.08
Natural Greenspace	9	30.29	0.81
Outdoor Sports Facilities	8	62	1.67
Allotments	7	6.52	0.18
Cemeteries and Churchyards	3	7.42	0.20
TOTAL	67	204.93	5.51

Table 9 - Current provision of accessible open space in Tonbridge

Consultation:

In the absence of a town council in Tonbridge, the survey was undertaken by TMBC Street Scene and Leisure, given that this Council service manages the sites.

The borough council feels there is a good provision of amenity greenspace in Tonbridge and parks and gardens are of a high standard – Tonbridge Castle and Haysden Country Park have achieved Green Flag status.

There are a good number of semi and natural greenspaces in Tonbridge, providing a good variety of types open space for users.

There are 7 allotment sites which have a 15-month waiting list so there may be a need to provide more space for allotments in Tonbridge.

The borough aims to continue maintain public open spaces in line with their grounds maintenance contract specification and keep all sites a safe environment for all users to use.

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace	X			
Natural Greenspace	X			
Parks and Gardens	X			
Children and Young Peoples Play	X			
Allotments	X			

Table 10 - Level of provision of open space as assessed by the parish council (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

Very High Value & sites scoring over 65% Quality		High Value & sites scoring over 50% Quality		Moderate Value & sites scoring under 49% Quality	
Site Reference	Typology	Site Name	Level of use (TMBC survey)	% Value	% Quality
101	AGS	Bishops Oak Ride Trench Road	2	52	70
102	NG	Silver Close	1	40	54.3
107	NG	Hill Top	3	56	45.7
115	AGS	Northwood Road	3	52	65
116	AGS	Bishop Oak Ride	3	60	75
126	AGS	Rear Of Hamble Road?	1	40	70
127	AGS	Longmead Way	3	52	80
135	AGS	Waveney Road	3	60	70
136	AGS	Brungners Walk	3	52	70
153	AGS	Scotchers Field	4	56	90
154	AGS	Mill Stream	2	44	50
156	AGS	Lodge Oak Lane	3	48	70
157	AGS	Upper Haysden Lane	2	48	75
158	AGS	Brook Street	2	40	75
159	AGS	Yardley Park Road The Haydens	2	24	70
160	AGS	Shipbourne Road	5	64	62.5
169	AGS	Alders Meadow	3	52	67.5
170	AGS	Clare Avenue	3	52	70
183	AGS	Cage Green	3	48	67.5
184	AGS	Quincewood Gardens	3	56	90
188	AGS	Parkway	3	48	75
196	AGS	Brionne Gardens	2	48	50
197	AGS	Cannon Lane	2	48	62.5
198	AGS	Shrublands	2	32	50
348	CYP	Racecourse Park Play Area And Crazy Golf	5	68	91.1
350	CYP	Haysden Play Area	5	64	82.2

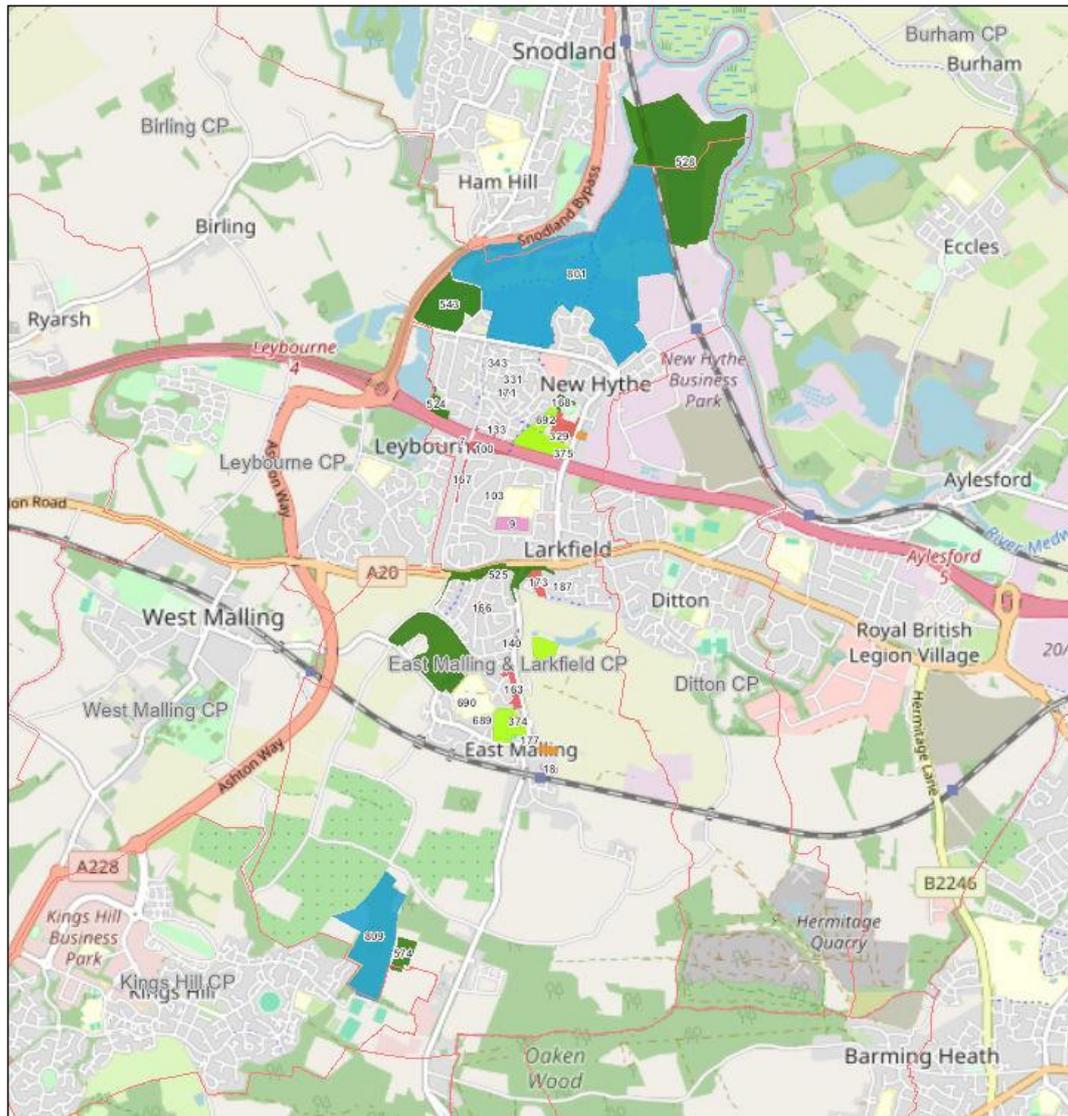
Site Reference	Typology	Site Name	Level of use (TMBC survey)	% Value	% Quality
379	CYP	Upper Castle Field	4	52	53.3
381	CYP	Royal West Kent Play Area	4	56	80
503	NG	Wavney Road Woods	3	68	45.7
504	NG	Woodland Walk	5	68	82.9
506	NG	Frogbridge Wood	3	44	42.9
540	NG	Hilden Bridge	3	68	68.6
542	NG	Quarry Hill Wood	3	56	60.0
554	NG	Priory Wood.	4	68	77.1
555	NG	Riverside Walk	5	60	88.6
620	OSF	Racecourse Sports Ground	5	68	73.3
637	OSF	Tonbridge CC	5	52	75.6
640	OSF	Tonbridge Angels FC Longmead Stadium	4	56	97.8
647	OSF	Tonbridge Farm	5	60	62.2
647	OSF	Tonbridge Farm Sports Ground	5	60	75.6
648	OSF	Swanmead Sports Ground	4	48	62.2
648	OSF	Swanmead Sports Ground	4	48	66.7
669	OSF	Hugh Christie 3G	5	48	82.2
682	OSF	Judd School 3G aka Vizards Sports Ground	4	48	75.6
682	OSF	Vizards Sports Ground	4	48	60
685	OSF	Frog Bridge Playing Field	3	44	93.3
726	OSF	Tonbridge School - Hockey Sand Filled	5	52	75.6
756	OSF	Baseball At Borley Field	4	48	87.5
800	PG	Haysden Country Park	5	76	92.5
805	PG	Tonbridge Castle	5	76	92.5

3.3.2 East Malling and Larkfield

East Malling and Larkfield has a population of 14,651. There are 39 open spaces equating to 214.6 hectares and 15.13 hectares per 1000 head of population. Just over 50% are maintained by the parish council and TMBC, other sites are managed by the church, management companies or schools. Since 2011, the population in the parish has increased by 3.2 %

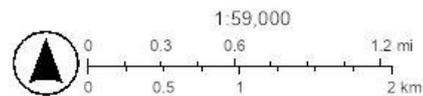
Map 11 - Accessible open space in East Malling and Larkfield

EAST MALLING AND LARKFIELD



4/14/2024

- | | |
|----------------------------|----------------|
| Parish Boundary | Play Area |
| East Malling and Larkfield | Allotment |
| Amenity Space | Churchyard |
| Natural Greenspace | Park or Garden |
| Outdoor Sports Field | |



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TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURENT PROVISION (HA PER 1000 POP)
Parks and Gardens	2	110.46	7.79
Amenity Greenspace	13	8.11	0.57
Provision for children and young people	6	0.33	0.02
Natural Greenspace	7	80.12	5.65
Outdoor Sports Facilities	6	11.85	0.84
Allotments	3	2.67	0.19
Cemeteries and Churchyards	2	1.06	0.07
TOTAL	39	214.60	15.13

Table 11 - Current provision of accessible open space in East Malling and Larkfield

Consultation

The parish council thinks all the open spaces in the Parish should be kept as important local amenities. This includes the open space proposed at Forty Acres and Abbey Meads at New Hythe as well as Warren Wood Nature Area (sometimes called Heath Farm Country Park). Although a sports issue, the PC thinks there is a need for more sports pitches in the general area as they are often contacted by football clubs seeking pitches.

The parish council feels that the Local Plan should identify “important green spaces”. The footpath by the river running through the open space adjacent to Friars Way owned by TMBC opposite the Friars, Aylesford, needs a good surface. They think the creation of green corridors in built up areas should be embraced.

East Malling and Larkfield Parish Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace		X		
Natural Greenspace		X		
Parks and Gardens				X
Children and Young Peoples Play		X		
Allotments		X		

Table 12 - Levels of provision as assessed by the parish council (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

Each parish council was asked about the levels of use of the open spaces in their area. They were asked to categorise the levels of use of the open spaces as set out below:

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value Score	% Quality
100	AGS	Gighill Farm Green	3	56	65
103	AGS	Whilbrel Green	3	60	70
140	AGS	New Road	3	56	77.5
163	AGS	Lime Crescent	3	64	77.5
166	AGS	Colombine Road	3	60	80
167	AGS	Lunsford Lane Green Space	3	52	72.5
168	NG	Leisure Centre	5	60	51.4
171	AGS	Marlowe Road Green	3	56	55
173	AGS	Bradbourne Park Road	3	64	85
177	AGS	East Malling Village Green	3	68	87.5
187	AGS	Garner Drive	3	60	75
374	CYP	Ball Court East Malling Recreation Ground	3	64	71.7
515	AGS	New Hythe Lane	3	56	72.5
525	NG	London Rd	3	68	37.1
528	NG	Abbey Meads Lake	2	68	Not surveyed
543	NG	Lakes	2	48	Not surveyed
545	NG	Clare Park	2	44	31.4
574	NG	Heath Farm Natural Space	3	52	34.3

Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value Score	% Quality
625	OSF	Clare Park	5	68	64.4
692	OSF	Larkfield Sports Club	4	52	91.1
698	OSF	Brookfield Junior School	2	60	95
701	OSF	Larkfield Recreation Ground	4	52	40
801	PG	Leybourne Lakes	5	80	95
809	PG	Heath Farm CP/Warren Wood NR	4	84	40
1007	AGS	Rocks Road Close	3	52	Not surveyed

3.3.3 Snodland

Snodland has a population of 11,825. There are 38 open spaces equating to 97.30 hectares and 8.23 hectares per 1000 head of population. Snodland Town Council manages just under a third of the open space, other sites are managed by the church, management companies or developers. Two sites are managed by the Woodland Trust and Kent Wildlife Trust. Since 2011, the parish population has increased by 15.8%

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	1	7.94	0.67
Amenity Greenspace	15	13.93	1.18
Provision for children and young people	6	0.71	0.06
Natural Greenspace	8	60.53	5.12
Outdoor Sports Facilities	3	9.06	0.77
Allotments	2	2.23	0.19
Cemeteries and Churchyards	3	2.9	0.25
TOTAL	38	97.30	8.23

Table 13 - Current provision of accessible open space in Snodland

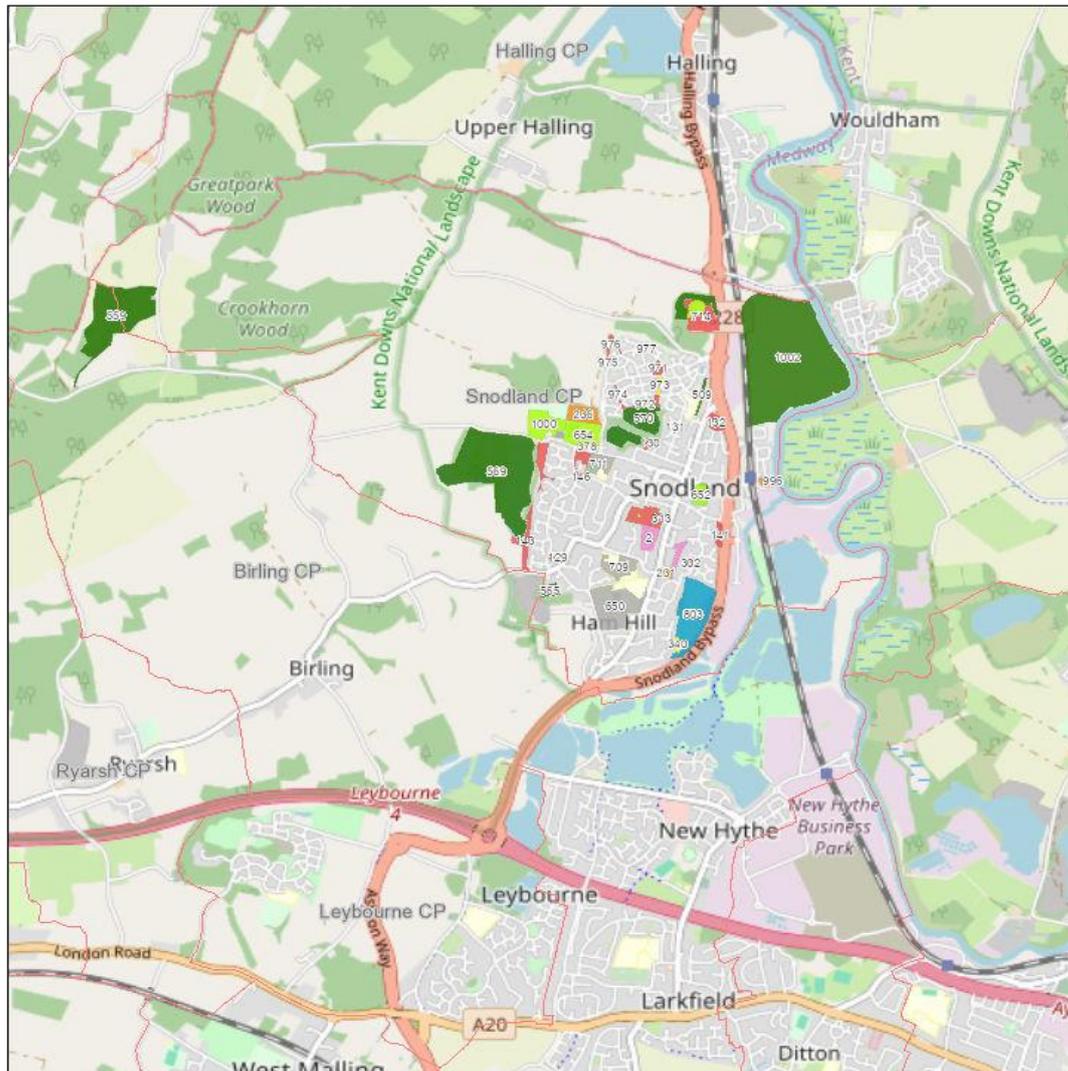
Consultation:

The Town Council considers access to green spaces to be 'fair' and 'mostly suitable' for people with disabilities. However, Nevill park suffers from flooding and is often inaccessible in winter months, it also has no lighting and sometimes suffers from vandalism. It also feels that

equipment in some sites could be more engaging. The Town Council feels there are adequate allotments in Snodland. It hopes in the future to maintain the number of open spaces that it manages and would like to liaise with TMBC regarding the constrains around 106 agreements.

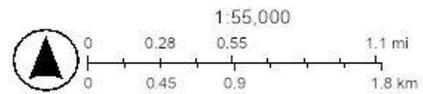
Map 12 - Accessible open space in Snodland

SNODLAND



4/14/2024

- | | |
|--------------------|----------------------|
| Parish Boundary | Outdoor Sports Field |
| Snodland | Churchyard |
| Amenity Space | Allotment |
| Natural Greenspace | Park |
| Play Area | Other |



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Snodland Town Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace	X			
Natural Greenspace	X			
Parks and Gardens	X			
Children and Young Peoples Play		X		
Allotments	X			

Table 14 - Levels of provision as assessed by the town council (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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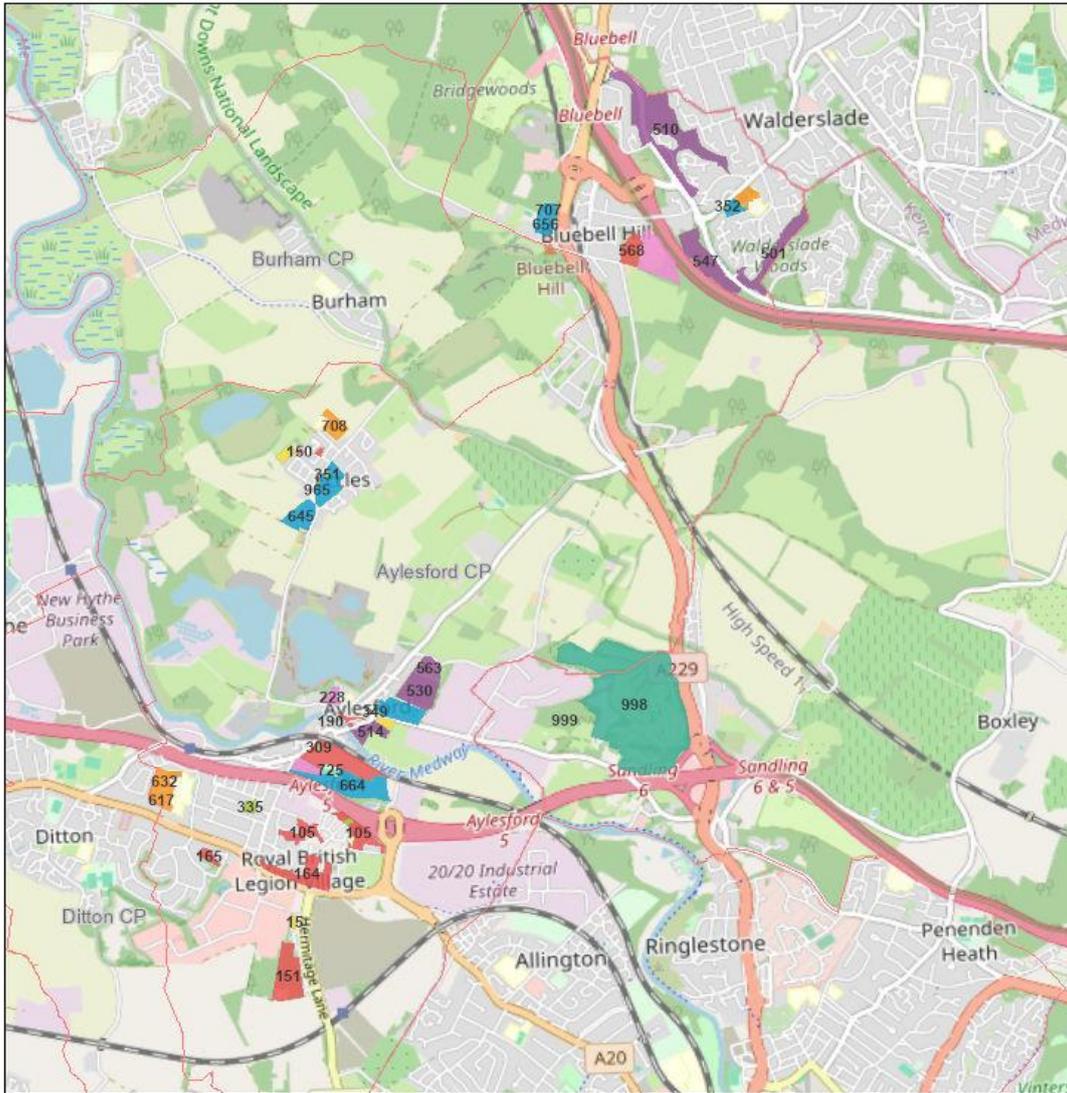
Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value Score	% Quality
120	AGS	Augers Field	3	56	62.5
129	AGS	Pond St Benedict Rd	2	40	80
130	AGS	Covey Hill Rd	2	52	57.5
131	AGS	The Green	2	48	50
132	AGS	Willow Side	2	52	67.5
141	AGS	Ashby Close	2	52	Not Surveyed
143	AGS	East Of Kingfisher Lakes	2	60	77.5
146	AGS	Pilgrim View	2	44	65
378	CYP	Ball Court Potyns Field		52	68.9
380	CYP	Play Area Toddler	5	72	68.9

Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value Score	% Quality
509	NG	Holborough Road		44	82.9
565	NG	Hollow Lane Check this PC says its accessible	2	48	Not Surveyed
570	NG	Blue Lakes, Manley Boulevard PC say its private	1	52	82.9
652	OSF	Snodland Cricket Meadow	4	68	66.7
654	OSF	Potyns Field	4	64	93.3
654	OSF	Snodland Community Centre	5	68	64.4
714	OSF	Holborough Park, Holborough Anchorians CC	5	68	31
803	PG	Nevill Park	5	80	57.5
951	AGS	Recreation Ground Malling Road	5	60	65
971	AGS	Poydner Drive	3	56	97.5
972	AGS	Amisse Drive	3	56	90
973	CYP	Play Area	4	68	86.7
974	AGS	Manley Boulevard	3	56	87.5
975	CYP	Play Area	4	68	73.3
976	AGS	Poydner Drive	3	56	87.5
977	NG	Poynder Drive	3	64	88.6
996	NG	Common Land Near Church	3	72	71.4
1002	NG	Holborough Marshes	3	68	68.6

3.3.4 Aylesford.

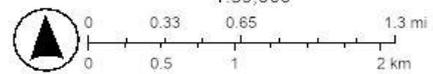
Aylesford sits on the north-eastern edge of Tonbridge and Malling it has a population of 11,671. There are 39 open spaces equating to 86.48 hectares and 7.41 hectares per 1000 head of population. Just over 50% are maintained by the parish council and TMBC, other sites are managed by the church, management companies or Kent County Council. Since 2011, the population in the parish has increased by 9.5%.

AYLESFORD



4/14/2024

- Parish Boundary
- Natural Greenspace
- School Sports Field
- Amenity Space
- Outdoor Sports Field
- Allotment
- Churchyard
- Play Area
- GOLF



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Map 15 - Accessible open space in Aylesford

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	1	2.56	0.22
Amenity Greenspace	10	21.18	1.81

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURENT PROVISION (HA PER 1000 POP)
Provision for children and young people	8	1.26	0.11
Natural Greenspace	6	30.05	2.57
Outdoor Sports Facilities	8	21.31	1.83
Allotments	3	1.89	0.16
Cemeteries and Churchyards	3	8.23	0.71
TOTAL	39	86.48	7.41

Table 16 - Current provision of accessible open space in Aylesford

Consultation:

Aylesford Parish Council did feel that accessibility was good in the sites it maintains. It believes that the number of allotments in the parish is adequate.

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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Site Reference	Typology	Site Name	Level of use (PC survey)	% Value Score	% Quality Score
105	AGS	Bentley Close / Garden Of Honour	3	68	87.5
164	AGS	Royal British Legion Village	4	72	80
165	AGS	Russett Close	2	48	70
349	CYP	Forstal Road Recreation Ground	5	72	84.4
351	CYP	Play Area	5	80	82.2
352	CYP	Playground Tunbury Avenue	4	52	73.3
368	CYP	Eccles Rec?	3	64	64.4
501	NG	Walderslade Woods	5	60	91.4
510	NG	Taddington Woods	5	64	94.3

Site Reference	Typology	Site Name	Level of use (PC survey)	% Value Score	% Quality Score
516	AGS	Old Bridge Gardens	3	56	80
530	NG	Yoakley Land	2	56	45.7
547	NG	Podkin Wood	2	48	34.3
563	NG	Horse Paddock Pratling Street	3	56	48.6
568	AGS	Podkin Meadow	3	52	85
635	OSF	Aylesford FC 3G	5	72	93.3
656	OSF	Bluebell Hill Cricket Club	4	56	75.6
664	OSF	Aylesford Bulls - Pitch 3 No Lights	5	76	77.8
702	OSF	Eccles Recreation Ground	5	72	55.6
704	OSF	Tunbury Recreation Ground	5	60	64.4
705	OSF	Tunbury Recreation Ground	5	48	64.4
725	OSF	Aylesford Bulls RFC - Pitch 1 Floodlit	5	76	84.4
959	AGS	Ferryfield Recreation Ground	5	60	67.5
970	CYP	Thomas Road Play Area	3	72	62.2

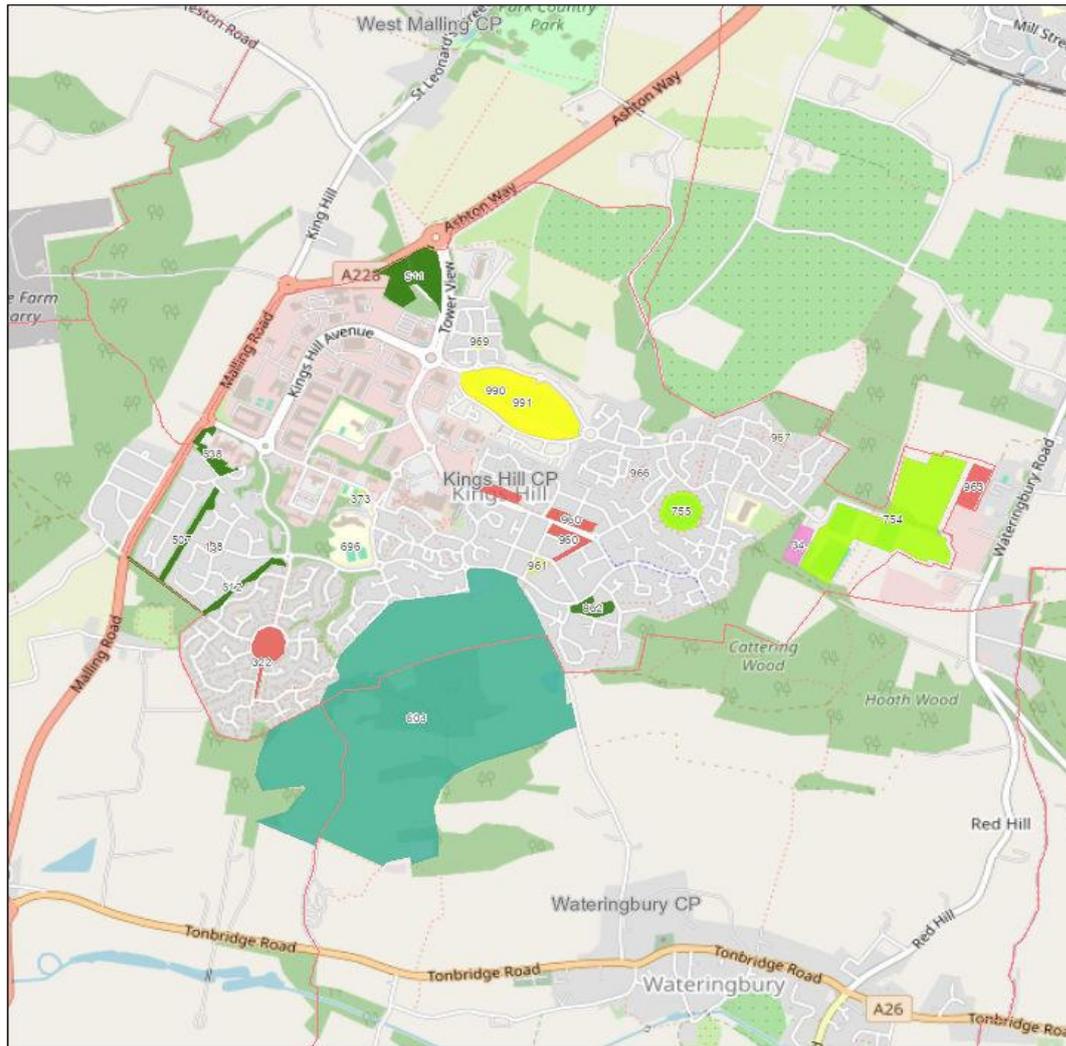
3.3.5 Kings Hill

Kings Hill is situated to the east of Tonbridge and Malling it has a population of 9,140. There are 25 open spaces equating to 36 hectares and 3.91 hectares per 1000 head of population. (Note 801 site in EM&L and should really be in Kings Hill parish) Some sites are maintained by TMBC, but most seem to be maintained by developers or management companies. Since 2011, the population in the parish has increased by 22.9%

TYPOLGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0
Amenity Greenspace	6	4.85	0.53
Provision for children and young people	11	8.29	0.91
Natural Greenspace	5	7.21	0.79
Outdoor Sports Facilities	2	14.47	1.58
Allotments	1	0.91	0.10
TOTAL	25	36	3.91

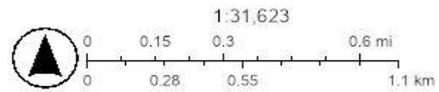
Table 17 - Current provision of accessible open space in Kings Hill

KINGS HILL



4/14/2024

- Parish Boundary
- Natural Greenspace
- Play Area
- Outdoor Sports Field
- Amenity Space
- Allotment
- GOLF



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Map 14 - Accessible open space in Kings Hill

Consultation

Kings Hill Parish Council made the following points about open space provided in the parish:

Amenity Greenspace - Mainly signposted as private with no guarantee of public access. Assigned for both Phase 2 and Phase 3, but not formally handed over

Natural Greenspace – Mainly signposted as private with no guarantee of public access. Assigned for both Phase 2 and Phase 3, but not formally handed over

Parks and Gardens - Not properly maintained

Children and Young Peoples Play - Children's play areas in Phase 2 and Phase 3 are maintained at the expense of the residents of these areas.

Allotments - Allotments are ¼ size, and some residents have been allowed more than one of these. There is currently no waiting list.

Kings Hill maintain that most of the natural greenspace is inaccessible and are primarily located remote from the areas or population. However, the PC has recently installed an accessible play park in Anson Avenue (December 2024) site 307. There is scope for other play areas not within the Parish Council's remit to be upgraded to include accessible play equipment.

PC states that there are a sufficient number of allotments to satisfy demand. There is no one on the waiting list.

Kings Hill Parish Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace			X	
Natural Greenspace			X	
Parks and Gardens				X
Children and Young Peoples Play	X			
Allotments		X		

Table 18- Levels of provision (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

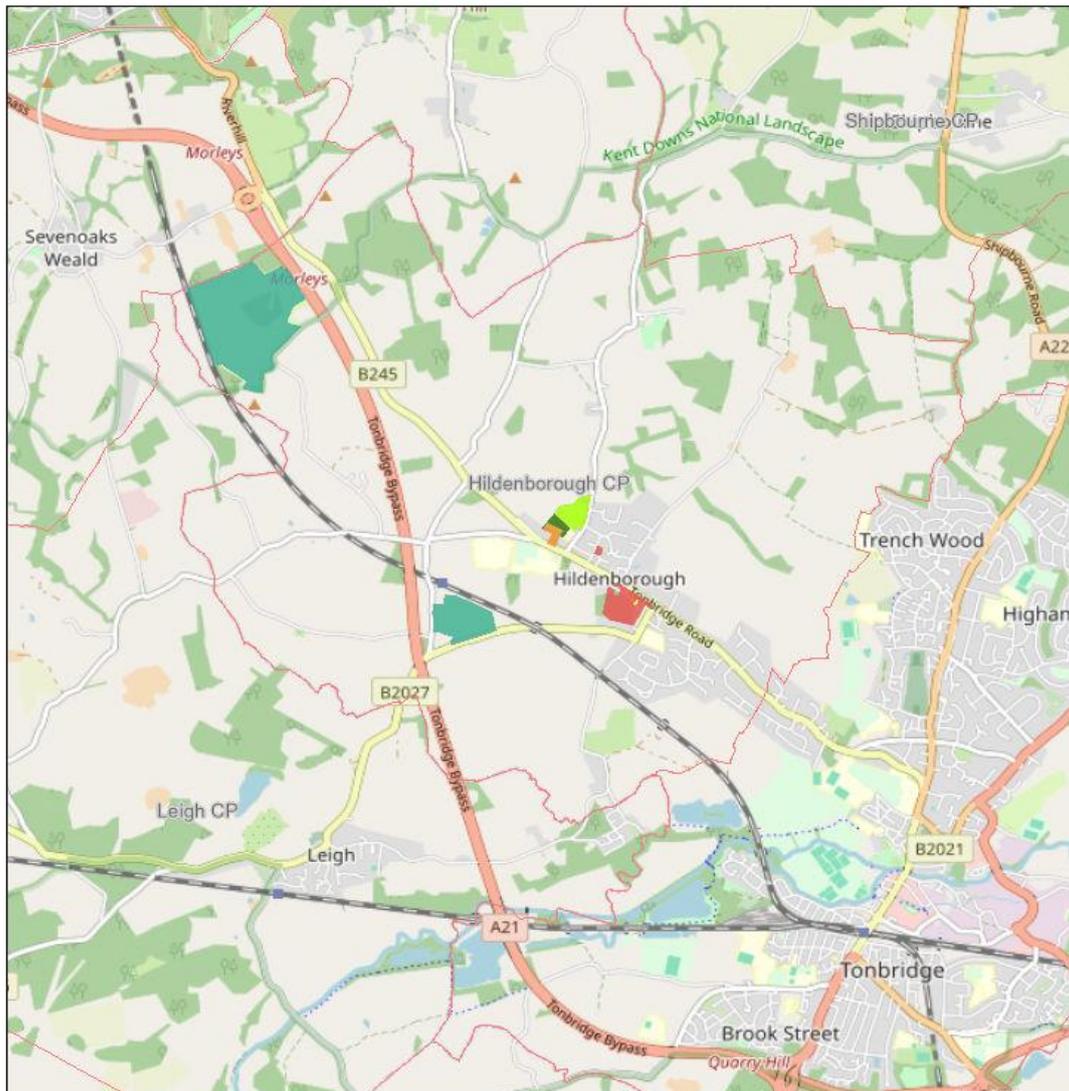
Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value Score	% Quality
138	AGS	The Green Anson Avenue	5	56	77.5
185	AGS	Pippin Way	5	60	75
507	NG	Kate Reed Wood Walk	1	40	68.6
512	NG	Woodland Walk	1	44	54.3
538	NG	Council Offices TMBC	1	40	60.0
552	NG	Kate Reed Wood	1	40	51.4
556	NG	Council Offices	1	40	45.7
754	OSF	Kings Hill 3G	5	52	45.7
754	OSF	Kings Hill Sports Park	5	52	75.6
755	OSF	Kings Hill Cricket Club	5	52	97.8
960	AGS	Tower View	5	60	72.5
961	CYP	Brabourne Way Play Area	5	48	91.1
962	NG	Conservation Area	1	44	Not Surveyed
963	AGS	Heath Recreation Gd	3	40	35
966	CYP	Vincent Drive	4	48	73.3
967	CYP	Elan Close	3	40	73.3
969	CYP	Play Area	3	44	77.8
991	CYP	Kings Hill Linear Park/playground	4	48	55.6
1005	CYP	Kings Hill Sports Ground	3	60	53.3

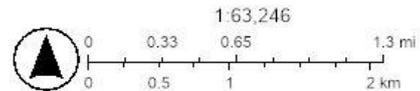
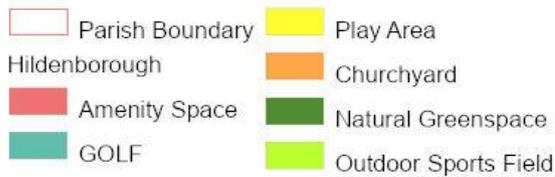
3.3.6 Hildenborough

Hildenborough has a population of 4,978, there are 8 open spaces equating to 13 hectares and 2.67 hectares per 1000 head of population. Six out of eight sites are maintained by the parish council, other sites are managed by the church. Since 2011, the parish population has increased by 8.3%.

HILDENBOROUGH



4/14/2024



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Map 15 - Accessible open space in Hildenborough

TYPOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0
Amenity Greenspace	2	6.72	1.35
Provision for children and young people	3	0.22	0.04

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURENT PROVISION (HA PER 1000 POP)
Natural Greenspace	1	1.27	0.26
Outdoor Sports Facilities	1	3.93	0.79
Allotments	0	0	0
Cemeteries and Churchyards	1	1.17	0.24
TOTAL	8	13	2.67

Table 19 - Current provision of accessible open space in Hildenborough

Consultation:

The Parish Council believes that all the open spaces are accessible but less so for disabled people when wet. Allotment sites in Hildenborough are not managed by the PC.

Most of the open spaces in Hildenborough have 'Village Green' status.

Hildenborough Parish Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace	X			
Natural Greenspace	X			
Parks and Gardens	X			
Children and Young Peoples Play	X			
Allotments	X			

Table 20 - Levels of provision as assessed by the parish council (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
--	---	--

Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value	% Quality
161	AGS	Village Green Mount Pleasant	4	44	75
314	CYP	West Wood Play Area	5	60	88.9
316	CYP	Riding Lane Play Area	5	40	93.3
505	AGS	West Wood	5	52	92.5
558	NG	Riding Lane	2	44	62.9
743	OSF	Riding Lane Recreation Ground	5	56	68.9

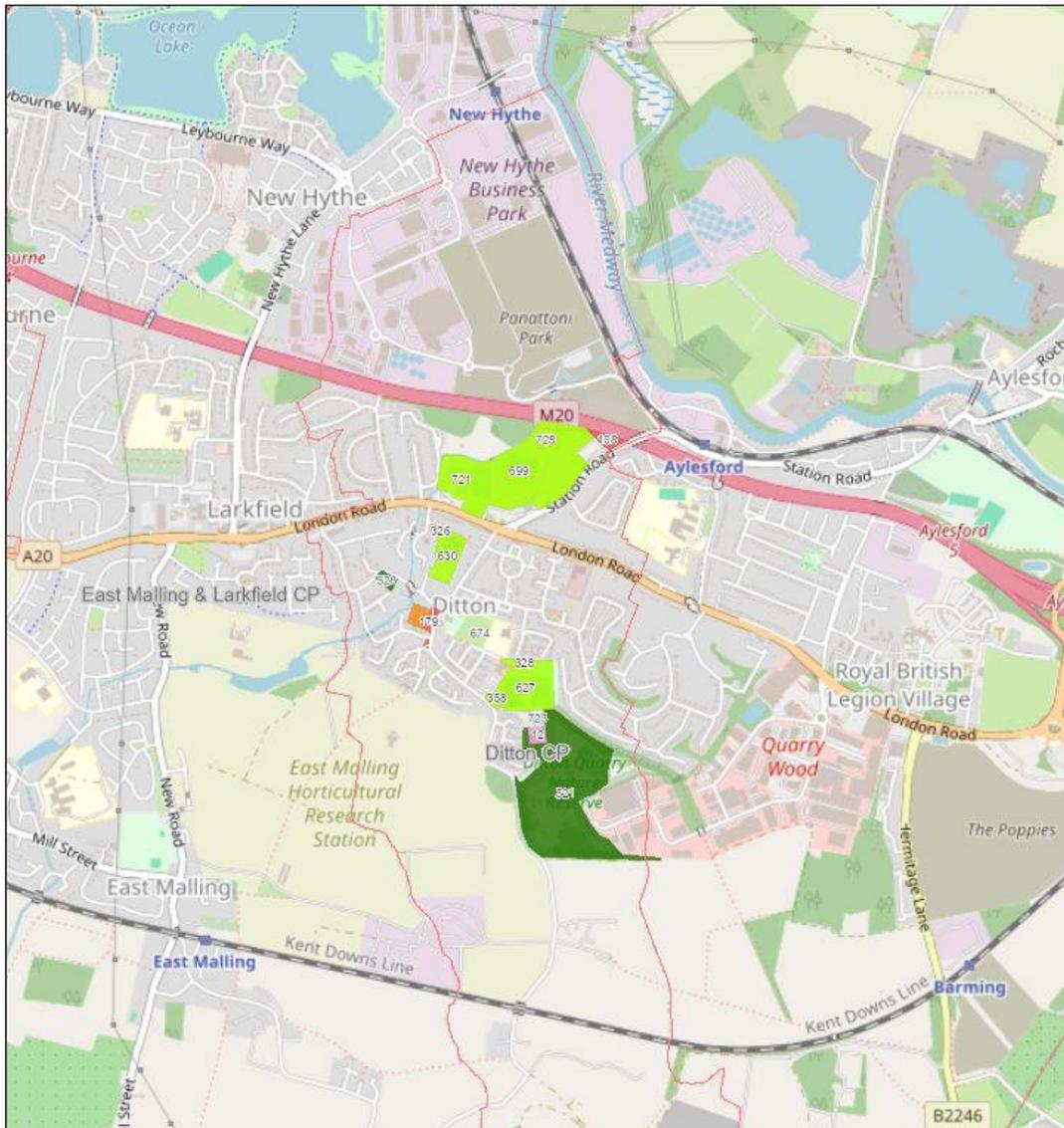
3.3.7 Ditton

Ditton has a population of 4,958. There are 12 open spaces equating to 31 hectares and 6.27 hectares per 1000 head of population. The parish council maintains most of the sites apart from the outdoor sports. Since 2011, the parish population has increased by 3.6 %

TYOPOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0
Amenity Greenspace	2	0.76	0.15
Provision for children and young people	3	0.38	0.08
Natural Greenspace	1	12.9	2.60
Outdoor Sports Facilities	4	16.29	3.29
Allotments	1	0.34	0.07
Cemeteries and Churchyards	1	0.26	0.09
TOTAL	12	31	6.27

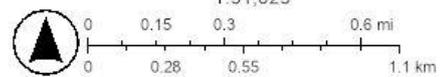
Table 21 - Current provision of accessible open space in Ditton

DITTON



4/14/2024

- | | |
|----------------------|--------------------|
| Parish Boundary | Natural Greenspace |
| Play Area | Allotment |
| Outdoor Sports Field | Churchyard |
| Amenity Space | |



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Map 16- accessible open space in Ditton

Consultation:

The parish council believes that the majority of open space is accessible, apart from the quarry nature reserve and Bradbourne Lane Conservation area which are not suitable for wheelchair access.

There is a large waiting list for allotments and the PC is keen to allocate land for additional plots. The PC feels it is very expensive and labour intensive to maintain all the open spaces within the parish to the standard it wishes to maintain.

Ditton Parish Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace		X		
Natural Greenspace	X			
Parks and Gardens		X		
Children and Young Peoples Play	X			
Allotments		X		

Table 22 - Levels of provision and local need as assessed by the parish council (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

Very High Value & sites scoring over 65% Quality		High Value & sites scoring over 50% Quality		Moderate Value & sites scoring under 49% Quality	
Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value Score	% Quality
108	AGS	AGS Parallel With M20	1	40	27.5
179	AGS	Village Green Ditton	3	60	90
521	NG	Ditton Quarry Nature Reserve	4	64	82.9
627	OSF	Ditton Community Centre	5	68	75.6
630	OSF	New Road Recreation Ground	3	56	55.6
699	OSF	K Sports aka Cobdown Sports Ground	5	60	82.2
721	OSF	K Sports	5	60	91.1
721	OSF	K Sports	5	60	88.9

3.3.8 Leybourne

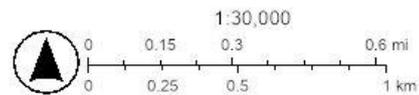
Leybourne has a population of 4,699. There are 23 open spaces equating to 76 hectares and 16.28 hectares per 1000 head of population. The parish council manages about 20% of sites in Leybourne, others are managed by TMBC, LGM CIC, Church and KCC. Since 2011, the population in the parish has increased by 46%

LEYBOURNE



4/14/2024

- Parish Boundary
- Outdoor Sports Field
- Play Area
- Natural Greenspace
- Churchyard
- Amenity Space



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Map 17 - accessible open space in Leybourne

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0.00
Amenity Greenspace	7	6.9	1.47
Provision for children and young people	4	0.16	0.03
Natural Greenspace	8	61.54	13.10
Outdoor Sports Facilities	3	7.62	1.62
Allotments	0	0	0.00
Cemeteries and Churchyards	1	0.26	0.06
TOTAL	23	76	16.28

Table 23 - Current provision of accessible open space in Leybourne

Consultation:

The parish council feels that all sites are accessible on foot, but not all are suitable for wheelchairs, some sites have stiles. It feels that the parish lacks open spaces for older children and people with mobility issues. The parish council thinks that all spaces are used regularly used by families and dog walkers. Its priorities are to continue to maintain and enhance the open spaces it manages and to ensure current open spaces are not developed. It also feels that many open spaces adjacent to roads and footpaths are becoming increasingly overgrown and not maintained, making the village look untidy.

Leybourne Parish Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace		X		
Natural Greenspace		X		
Parks and Gardens		X		
Children and Young Peoples Play		X		
Allotments				

Table 24 - Current provision of accessible open space in Leybourne as assessed by Leybourne parish council

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

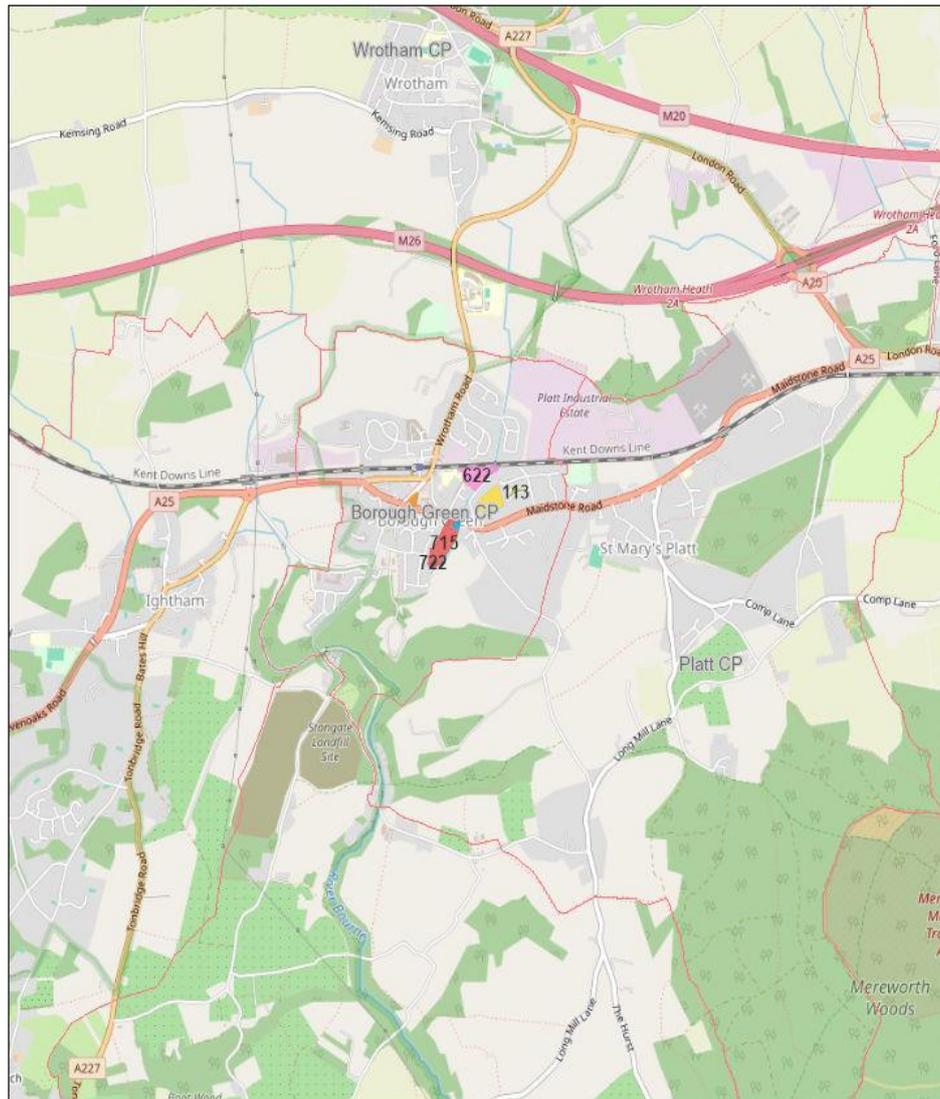
Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value Score	% Quality
110	AGS	Oxley Shaw Lane	5	56	80
119	AGS	Willow Mead	5	56	82.5
122	AGS	Willow Road	5	52	87.5
123	AGS	Oxley Shaw Lane	5	52	90
124	AGS	Lilliburn Open Space	5	52	85
125	AGS	Castle Way	5	56	77.5
137	AGS	Barleycorn	4	52	82.5
517	NG	Little Ryarsh Wood	3	56	82.9
518	NG	Castle Lake	5	48	57.1
531	NG	Leybourne Woods	5	64	54.3
541	NG	Barleycorn London Road	4	48	77.1
553	NG	Not Known		36	80.0
553	NG	Leybourne Grange	5	60	82.9
634	OSF	Leybourne CC	5	48	75.6
978	NG	Hawley Drive	5	64	74.3
979	NG	Hawley Drive	5	60	82.9
983	CYP	Hodges Close Play Area	5	64	86.7
984	OSF	Leybourne Chase	4	44	80
985	NG	Bannister Way	5	60	40.0
1006	CYP	Castle Way Play Area	5	52	95.6

3.3.9 Borough Green

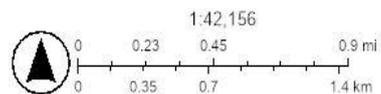
Borough Green has a population of 4337. There are 9 open spaces equating to 4 hectares and 0.88 hectares per 1,000 head of population. Since 2011, the population growth in the parish increased by 18.11%

BOROUGH GREEN



4/14/2024

- | | |
|----------------------|---------------------|
| Parish Boundary | Ball Court |
| Borough Green | Churchyard |
| Outdoor Sports Field | Natural Greenspace |
| Play Area | School Sports Field |
| Amenity Space | |



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Map 18 - Accessible open space in Borough Green

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0
Amenity Greenspace	1	0.18	0.04
Provision for children and young people	3	0.22	0.05
Natural Greenspace	1	1.21	0.28
Outdoor Sports Facilities	3	1.91	0.44
Allotments	0	0	0
Cemeteries and Churchyards	1	0.28	0.06
TOTAL	9	4	0.88

Table 25 - Current provision of accessible open space in Borough Green

Consultation:

Borough Green did not return the survey

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

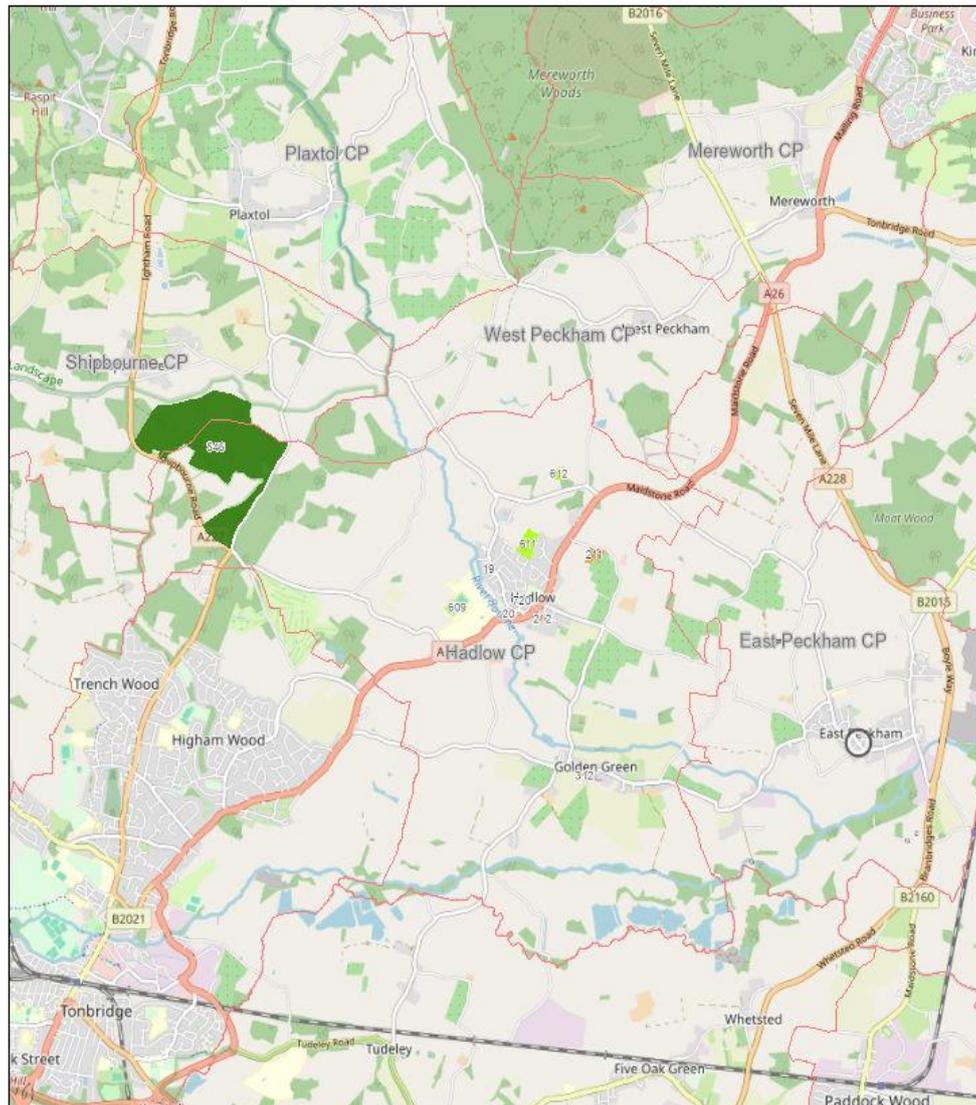
Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value	% Quality
113	AGS	Crow Hill	2	44	77.5
376	CYP	Tilton Road Play Area	3	64	53.3
502	NG	Crow Hill	2	60	48.6
715	OSF	Borough Green Recreation Ground	5	64	60

3.3.10 Hadlow

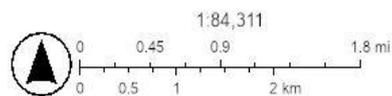
Hadlow has a population of 3,934. There are 13 open spaces equating to 61 hectares and 15.59 hectares per 1000 head of population. The parish council manage most of the sites in Hadlow. Since 2011, the population of the parish has decreased by 1.23%.

HADLOW



4/14/2024

- | | |
|-----------------|----------------------|
| Parish Boundary | Outdoor Sports Field |
| Allotment | Play Area |
| Churchyard | Amenity Space |
| | Natural Greenspace |



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Map 19 - Accessible open space in Hadlow

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0
Amenity Greenspace	1	0.14	0.04
Provision for children and young people	3	0.26	0.07
Natural Greenspace	1	52	13.22
Outdoor Sports Facilities	3	5.52	1.40
Allotments	3	1.18	0.30
Cemeteries and Churchyards	2	2.25	0.57
TOTAL	13	61	15.59

Table 26 - Current provision of accessible open space in Hadlow

Consultation:

The parish council believes that all the open spaces in the parish are easy to access if the ground is dry. Facilities that are in easy reach of a metalled road or car park are reasonably accessible for disabled users. Hadlow is largely a rural area and footpaths can be difficult. It hopes to keep managing its areas to a high standard. Anti-social behaviour can be a problem in the parish. It does not believe there is a need for more allotments in the parish. It hopes that any future housing developments that may be agreed in and around Hadlow will include provision and maintenance of suitable open spaces.

Hadlow Parish Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace		X		
Natural Greenspace	X			
Parks and Gardens	X			
Children and Young Peoples Play		X		
Allotments		X		

Table 27 - Levels of provision as assessed by the parish council (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value	% Quality
546	NG	Dene Park	2	52	47.5
611	OSF	Baseball At Williams Field	4	64	82.2
612	OSF	Hadlow Cricket Ground	5	64	77.8
312	CYP	Signpost Rec	4	56	68.9
338	CYP	Paddock Play Area	5	64	75.6

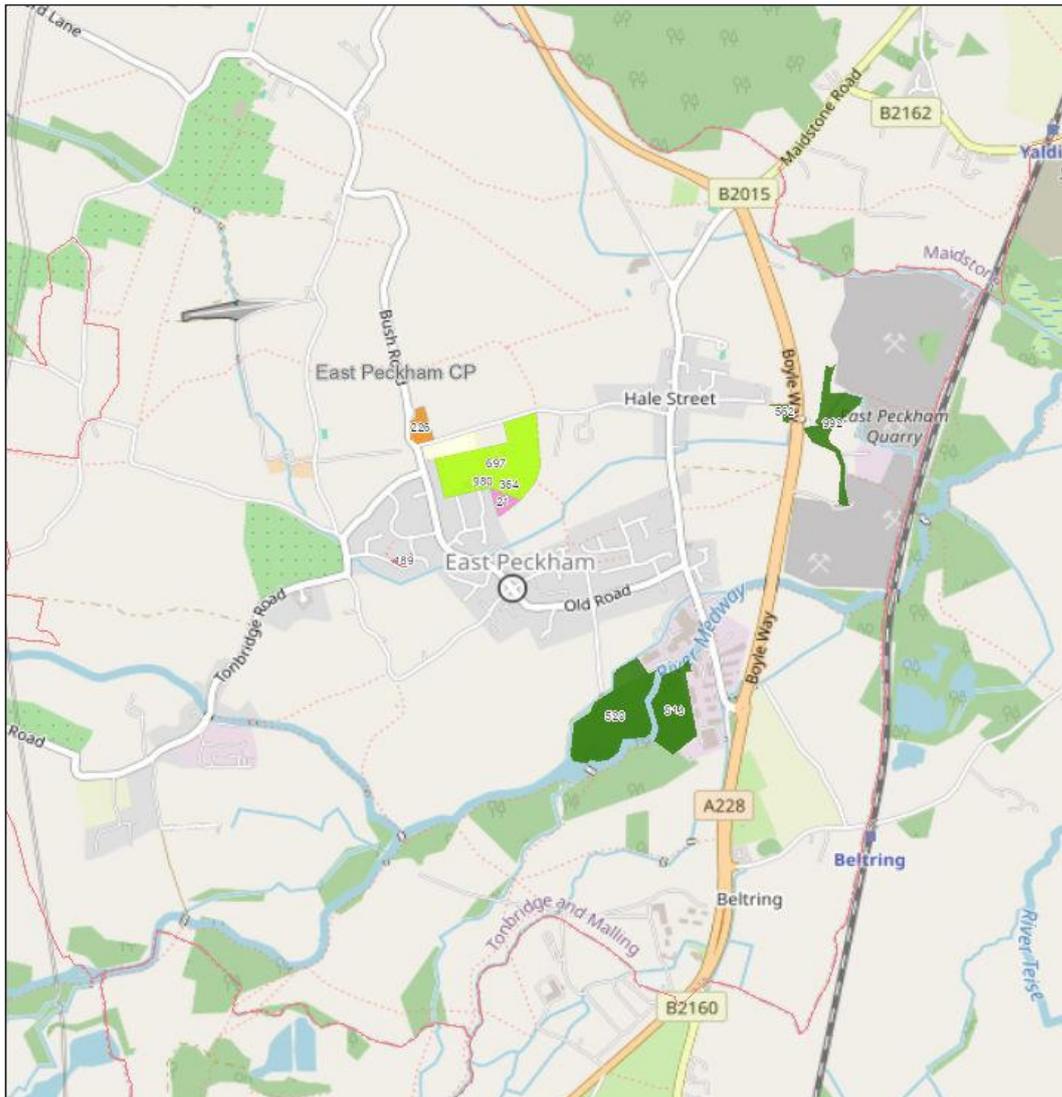
3.3.11 East Peckham

East Peckham has a population of 3,282. There are 10 open spaces equating to 17 hectares and 5.12 hectares per 1000 head of population. 20% are maintained by the parish council, other sites are managed by the church, a housing association or KCC. Since 2011 the population of the parish has decreased by -0.72%.

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0
Amenity Greenspace	1	0.2	0.06
Provision for children and young people	2	0.08	0.02
Natural Greenspace	3	8.4	2.56
Outdoor Sports Facilities	1	6.26	1.91
Allotments	1	0.49	0.15
Cemeteries and Churchyards	2	1.37	0.42
TOTAL	10	17	5.12

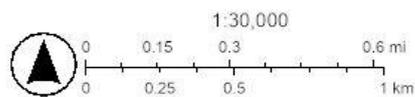
Table 28 - Current provision of accessible open space in East Peckham

EAST PECKHAM



4/14/2024

Parish Boundary	Amenity Space
East Peckham	Ball Court
Natural Greenspace	Outdoor Sports Field
Churchyard	Play Area
Allotment	



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Map 20 - Accessible open space in East Peckham

Consultation:

The Parish Council is investigating the possibility of a perimeter path around the playing fields at Pound Road to increase accessibility for all residents, along with reviewing play equipment suitable for disabled users. It feels it could potentially improve the facilities on offer via

enhancement and upgrades. The current allotments are all occupied, but they do not have a waiting list.

It would like to explore the possibility of taking over the common land in Smithers Lane to make it available to residents and to enhance / develop the small piece of parish council-owned land adjacent to Methodist Church in Pound Road, East Peckham. It would like to maintain and improve current provision and to look to increase the level of accessibility and facilities on offer.

It would like to provide a public toilet at the playing fields to increase the desirability of using the open space for all. In general, it believes there is really good provision across Tonbridge and Malling, such as Haysden Country Park and Lakes, Leybourne Lakes, Swanmead and Tonbridge Racecourse

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace	X			
Natural Greenspace	X			
Parks and Gardens			X	
Children and Young Peoples Play		X		
Allotments	X			

Table 29- Levels of provision and local need as assessed by the parish council (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

East Peckham Parish Council assessed the adequacy of open space provision in the parish as follows:

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

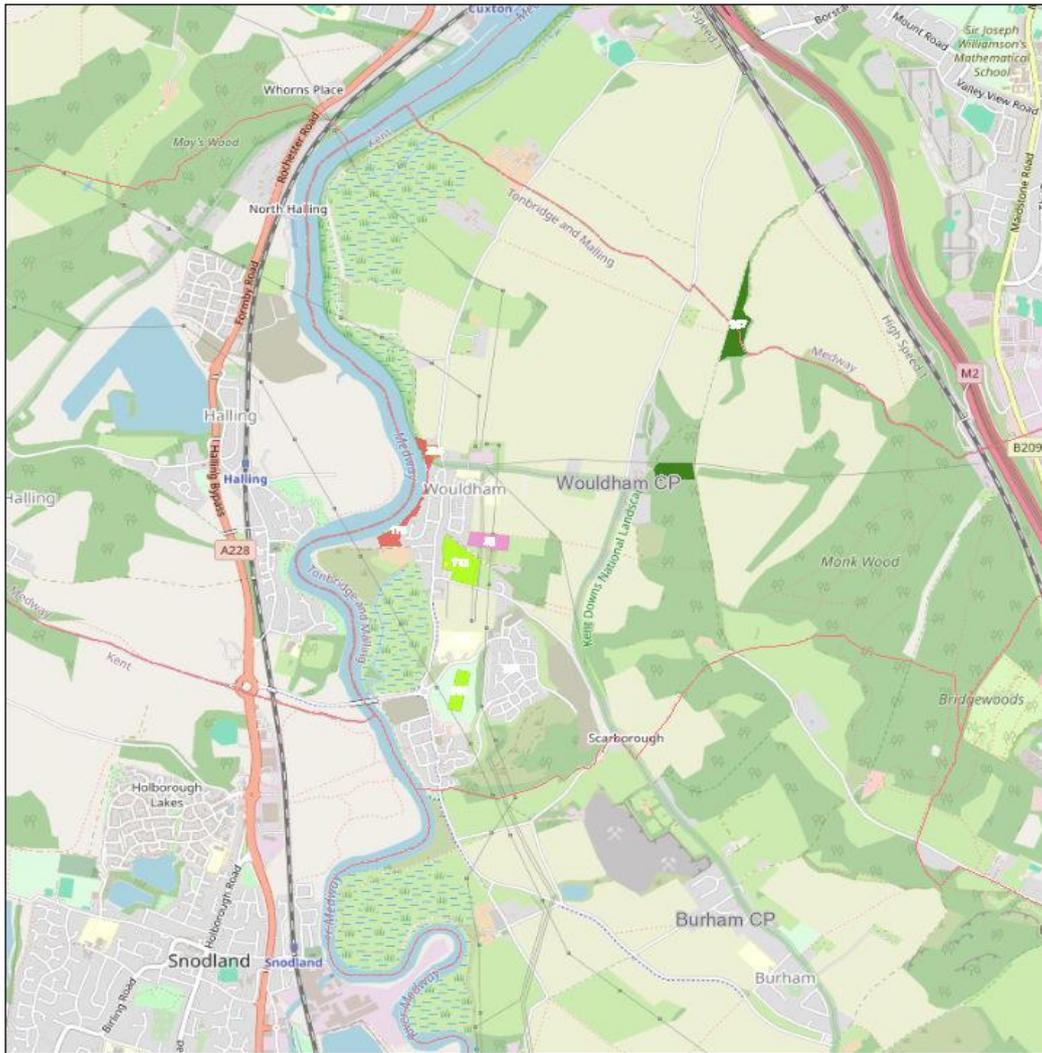
Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value	% Quality
189	AGS	Westwood Road	3	52	87.5
520	NG	East Peckham ponds	5	76	NA
562	NG	Common Land Smithers Lane	1	56	NA
697	OSF	East Peckham Playing Field	5	68	71.1
697	OSF	Russett Road	5	68	77.8
980	CYP	Play Area Pippin Road East Peckham	4	52	80
992	NG	Common Land East Of Boyle Lane	2	64	NA

3.3.12 Wouldham

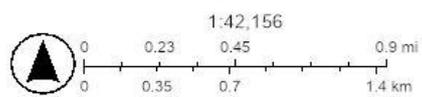
Wouldham has a population of 2,774. There are 15 open spaces equating to 12 hectares and 4.42 hectares per 1000 head of population. 2 out of 7 sites are maintained by the parish council, other sites are managed by the church, management companies or woodland trust. Since 2011, the population of the parish has increased by 85.3 %.

WOULDHAM



4/14/2024

- Parish Boundary
- Play Area
- Natural Greenspace
- Outdoor Sports Field
- Allotment
- Amenity Space
- Churchyard



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Map 21 - Accessible open space in Wouldham

TYPOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0
Amenity Greenspace	4	2.13	0.77
Provision for children and young people	5	0.14	0.05
Natural Greenspace	2	4.48	1.61

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Outdoor Sports Facilities	2	4.42	1.59
Allotments	1	0.79	0.28
Cemeteries and Churchyards	1	0.3	0.11
TOTAL	15	12	4.42

Table 30 - Current provision of accessible open space in Wouldham

Consultation:

The Parish Council believes that all the open spaces in the Parish should be kept as important local amenities. This includes the open space proposed at Forty Acres and Abbey Meads at New Hythe as well as Warren Wood Nature Area. Although a sports issue, it thinks there is a need for more sports pitches in the general area as it is often contacted by football clubs seeking pitches but its are already all committed.

Wouldham Parish Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace		X		
Natural Greenspace		X		
Parks and Gardens		X		
Children and Young Peoples Play		X		
Allotments		X		

Table 31 - Levels of provision and local need as assessed by the parish council (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

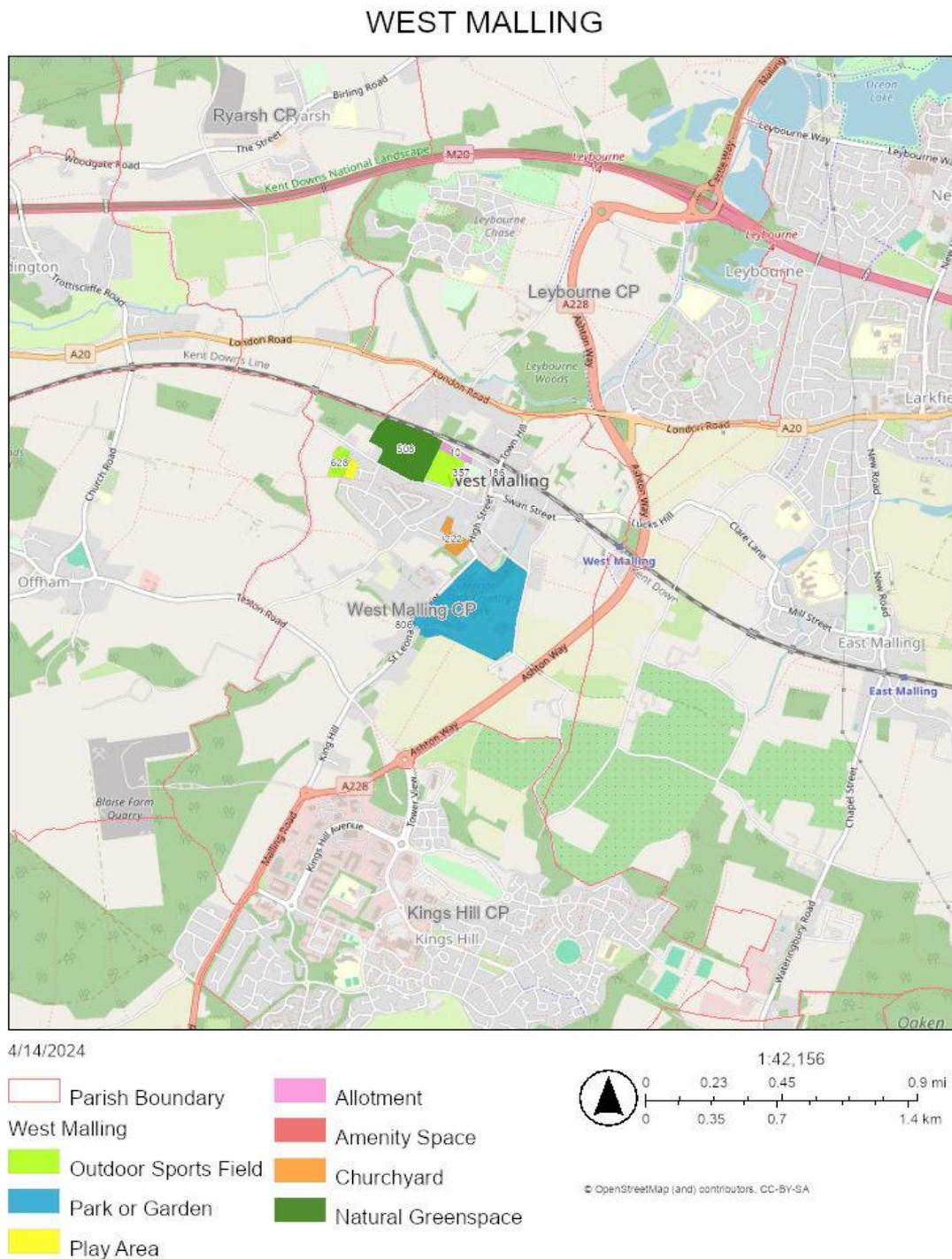
The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value	% Quality
176	AGS	Rectory Close, Riverside	4	60	68.9
557	NG	Woldham Common	3	64	N/A
567	NG	Shoulder Of Mutton Wood	3	68	N/A
981	CYP	PA	3	56	57.8
986	OSF	Peter's Village Playing Field	3	48	66.7
1014	CYP	New Site as advised by PC		N/A	N/A
1015	AGS	New Site as advised by PC		N/A	N/A
1016	CYP	New Site as advised by PC		N/A	N/A
1017	CYP	New Site as advised by PC		N/A	N/A
1019	AGS	New Site as advised by PC		N/A	N/A

3.3.13 West Malling

West Malling has a population of 2,554. There are 12 open spaces equating to 27.77 hectares and 10.86 hectares per 1000 head of population. Just over 50% are maintained by the parish council, other sites are managed by the church, KCC or English Heritage. Since 2011, the population of the parish has decreased by -1.38%



Map 22 - Accessible open space in West Malling

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	2	20.77	8.13
Amenity Greenspace	2	0.06	0.02
Provision for children and young people	3	0.63	0.25
Natural Greenspace	0	0	0
Outdoor Sports Facilities	2	3.95	1.55
Allotments	2	0.82	0.32
Cemeteries and Churchyards	1	1.5	0.59
TOTAL	12	27.73	10.86

Table 32 - Current provision of accessible open space in West Malling

Consultation:

The Parish Council has a waiting list for allotments, from people who do not live in West Malling but who do not have allotments in their parish. Accessibility to Macy's Meadow is weather dependant, in winter it is often not suitable for a wheelchair. The parish council believes it provides a good range of open spaces.

West Malling Parish Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace	X			
Natural Greenspace	X			
Parks and Gardens	X			
Children and Young Peoples Play	X			
Allotments	X			

Table 33 - Levels of provision and local need as assessed by the parish council (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

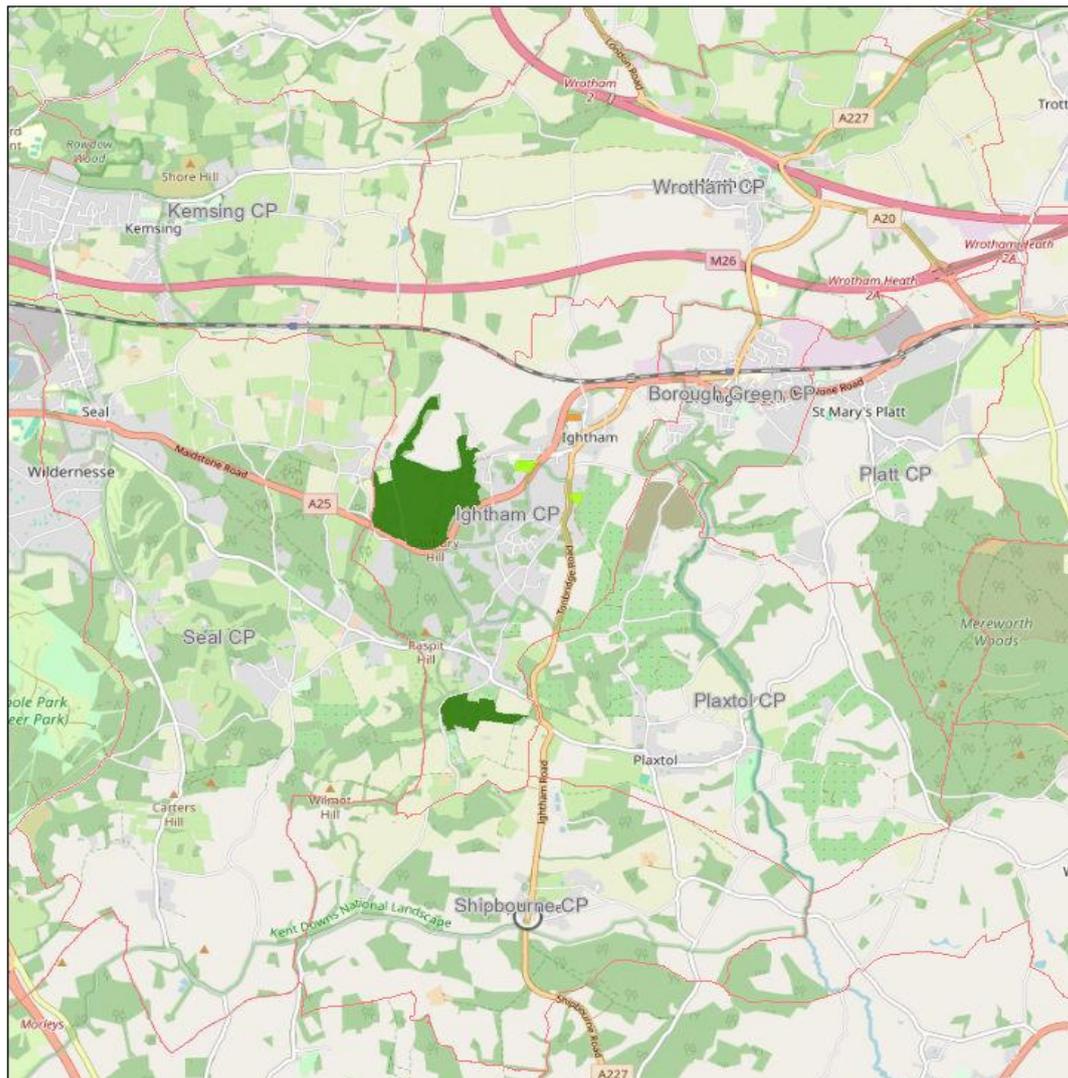
Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value	% Quality
508	NG	Maceys Meadow	5	68	57.1
628	OSF	West Malling Village Hall Norman Road Playing Fields	3	56	64.4
713	OSF	Old County Ground	4	60	86.7
713	OSF	Old County Ground, Town Malling CC	5	64	82.2
802	CYP	Manor Park Country Park	5	84	90
806	CYP	St Leonards Tower	2	60	60
968	CYP	Manor Park Play Area	5	76	95.6

3.3.14 Ightham

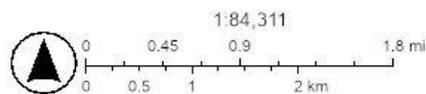
Ightham has a population of 2,036. There are 7 open spaces equating to 13 hectares and 6.14 hectares per 1000 head of population. The parish council maintains one site, other sites are managed by the church or the National Trust. Since 2011, the population of the parish has decreased by -2.3%.

IGHTHAM



4/14/2024

- | | |
|--------------------|----------------------|
| Parish Boundary | Outdoor Sports Field |
| Ightham | Churchyard |
| Natural Greenspace | Play Area |



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Map 23 - Accessible open space in Ightham

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0
Amenity Greenspace	0	0	0
Provision for children and young people	1	0.1	0.05
Natural Greenspace	2	8.22	4.04
Outdoor Sports Facilities	2	3.24	1.59
Allotments	1	0.09	0.04
Cemeteries and Churchyards	1	0.85	0.42
TOTAL	7	13	6.14

Table 34 - Current provision of accessible open space in Ightham

Consultation:

The parish council believes that all its sites are accessible for all. There are some allotments, but these can only be accessed by immediate neighbours. There are no more details about allotments. Ightham Parish Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace	X			
Natural Greenspace	X			
Parks and Gardens	X			
Children and Young Peoples Play	X			
Allotments	X			

Table 35 - Levels of provision and local need as assessed by the parish council (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

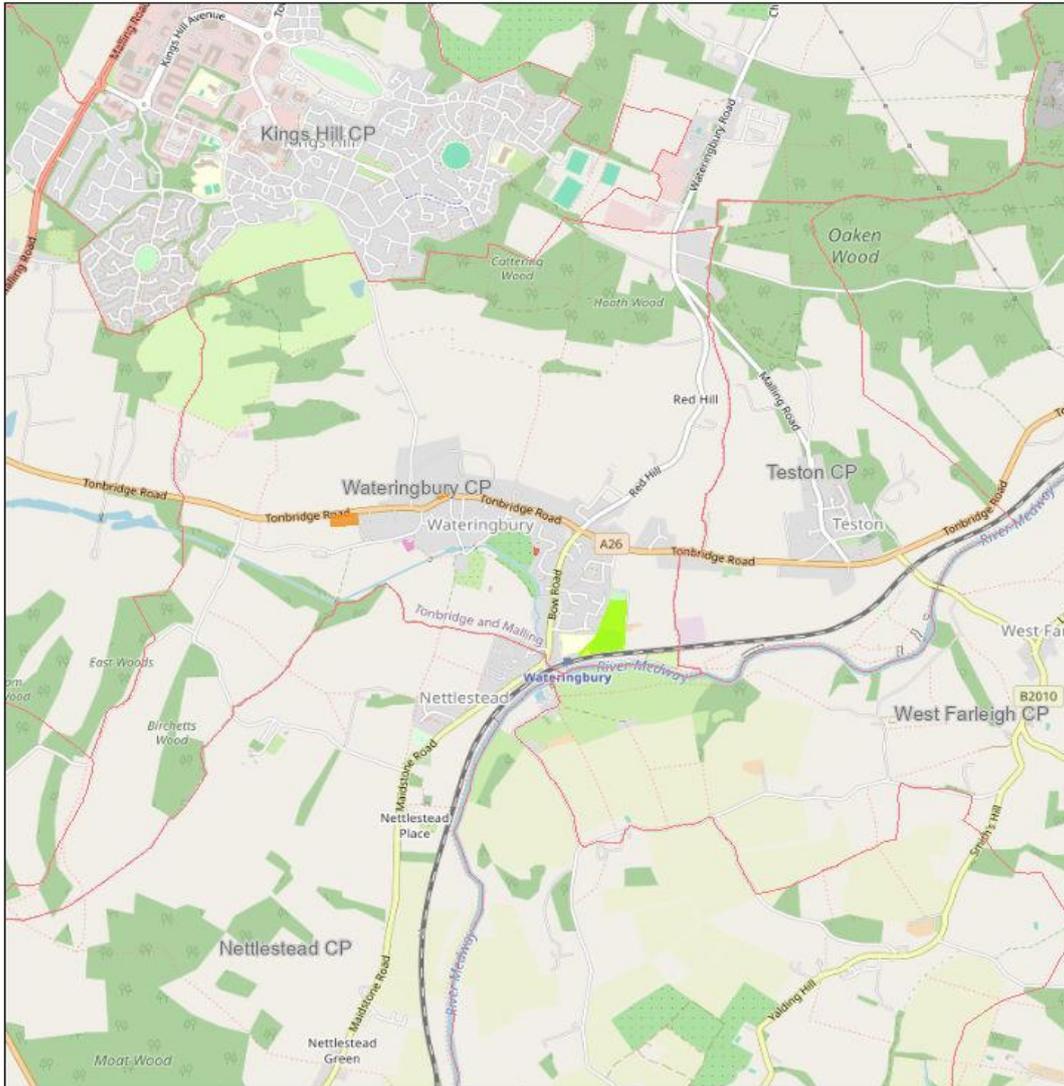
Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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Site Reference	Typology	Site Name	Level of use)	% Value	% Quality
733	OSF	Igtham Playing Field	3	44	57.8
537	NG	Scathes Wood	5	56	62.9
544	NG	Oldbury Hill Woodland NT	5	60	57.1
334	CYP	Igtham Rec Children's Play Area	5	36	71.1

3.3.15 Wateringbury

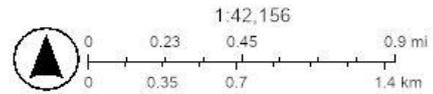
Wateringbury has a population of 1,976. There are 7 open spaces equating to 4.96 hectares and 2.51 hectares per 1000 head of population. The parish council manages all sites except for the church. Since 2011, the population of the parish has decreased by -6.3%.

WATERINGBURY



4/14/2024

- Parish Boundary
- Amenity Space
- Churchyard
- Allotment
- Outdoor Sports Field
- Play Area



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Map 24 - Accessible open space in Wateringbury

TYPOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0
Amenity Greenspace	1	0.09	0.05
Provision for children and young people	2	0.1	0.05

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Natural Greenspace	0	0	0
Outdoor Sports Facilities	1	3.3	1.67
Allotments	1	0.22	0.11
Cemeteries and Churchyards	2	1.25	0.63
TOTAL	7	4.96	2.51

Table 36 - Current provision of accessible open space in Watlington

Consultation:

Regarding accessibility, the parish council believes that some of the surfaces in sites need re-surfacing and access to sites can be difficult in winter. Parking is an issue at Queen Elizabeth II Fields.

There are no waiting lists for allotments.

The main open space area is the Queen Elizabeth II Fields which is quite costly to maintain but it is a major asset that the parish council must look after and improve. Maintaining and improving the QEII area both access and facilities such as toilets and improved CCTV is something the parish council would like to achieve.

Watlington Parish Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace	X			
Natural Greenspace			X	
Parks and Gardens				X
Children and Young Peoples Play		X		
Allotments	X			

Table 37 - Levels of provision and local need as assessed by the parish council (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table overleaf shows level of use, quality and value scores of sites which were audited in the parish in 2023.

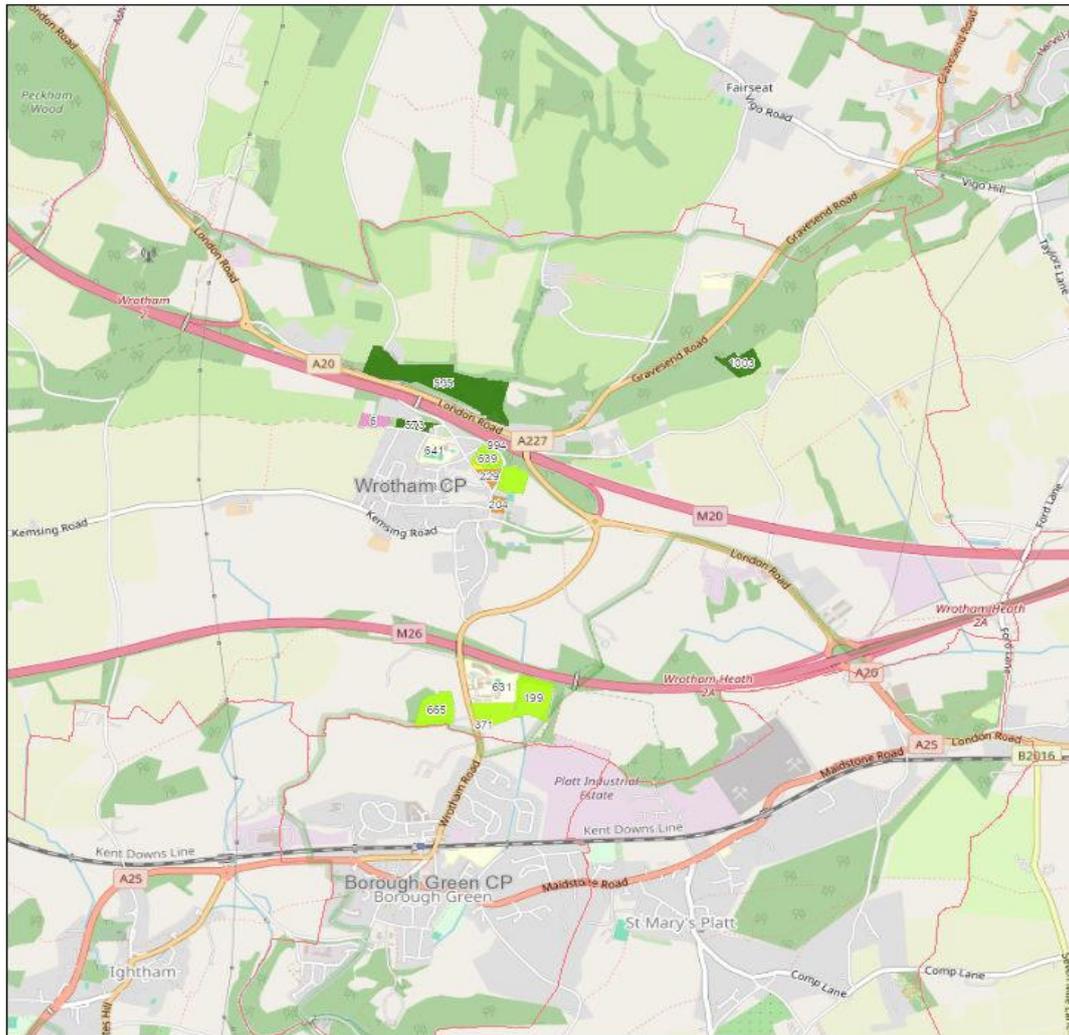
Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value Score	% Quality
369	CYP	QEII Field	5	60	91.1
600	OSF	Wateringbury Playing Field	5	60	48.9
600	OSF	Wateringbury Playing Field	5	60	75.6

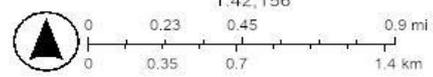
3.3.16 Wrotham

Wrotham has a population of 1,960. There are 14 open spaces equating to 24.71 hectares and 12.61 hectares per 1000 head of population. The parish council manage three sites, TMBC manages the skate park, and the church manages the two churchyards. Since 2011, the population of the parish has increased 2%.

WROTHAM



4/14/2024



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Map 25 - Accessible open space in Wrotham

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0
Amenity Greenspace	0	0	0
Provision for children and young people	3	0.72	0.37
Natural Greenspace	3	11.41	5.82

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Outdoor Sports Facilities	5	11	5.61
Allotments	1	0.79	0.40
Cemeteries and Churchyards	2	0.67	0.34
TOTAL	14	24.59	12.55

Table 38 - Current provision of accessible open space in Wrotham

Consultation:

The parish council feels that the natural greenspace is not used or is inaccessible, but it is accessible by public rights of way. There are no waiting lists for allotments. It budgets for continued maintenance to ensure there will be no loss of current facilities, but there are no current plans for the provision of additional facilities.

Wrotham Parish Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace	X			
Natural Greenspace	X			
Parks and Gardens	X			
Children and Young Peoples Play		X		
Allotments		X		

Table 39 - Levels of provision and local need (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table overleaf shows level of use, quality and value scores of sites which were audited in the parish in 2023.

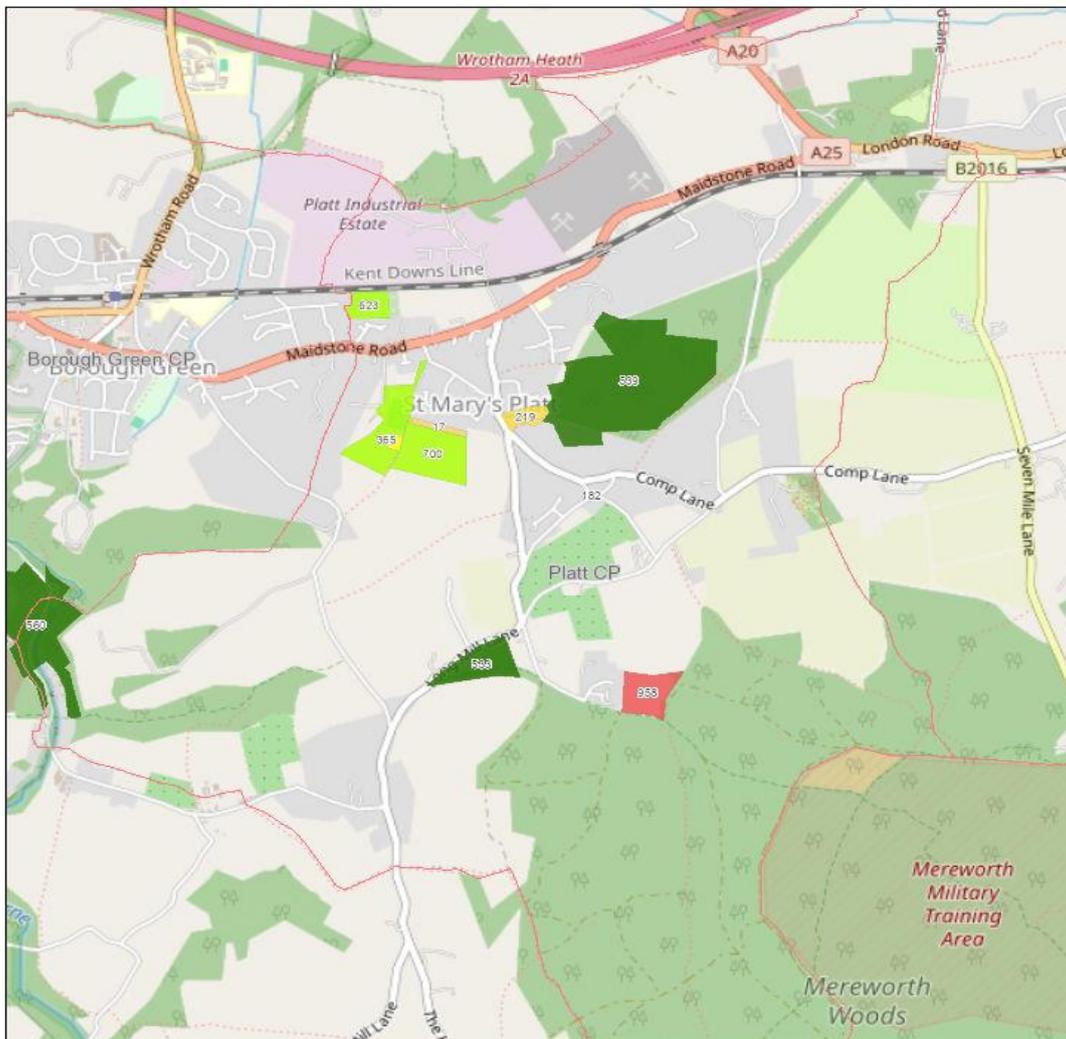
Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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Site Reference / or Postcode	Typology	Site Name	Level of use (parish councils survey)	% Value	% Quality
535	NG	Butts Hill Wood	1	64	51.0
631	OSF	3G at Wrotham School	5	56	82.2
636	OSF	Wrotham Cricket Ground	3	72	75.6
665	OSF	Potter's Mede. Sports Ground	4	76	66.7
994	NG	Common Land Off Pilgrims Way	1	52	NA
1003	NG	Wrotham Lakes	1	64	NA

3.3.17 Platt

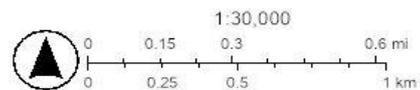
Platt has a population of 1,794. There are 12 open spaces equating to 42.66 hectares and 23.78 hectares per 1000 head of population. The parish council and TMBC maintains two sites, other sites are managed by TMBC and the church. Since 2011 census, population in the parish has increased by 6.7%

PLATT



4/14/2024

- Parish Boundary
- Outdoor Sports Field
- Natural Greenspace
- Churchyard
- Amenity Space
- Play Area
- Allotment



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Map 26 - Accessible open space in Platt

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0
Amenity Greenspace	2	2.5	1.39
Provision for children and young people	2	0.27	0.15

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Natural Greenspace	4	29.63	16.54
Outdoor Sports Facilities	2	8.97	5
Allotments	1	0.43	0.24
Cemeteries and Churchyards	1	0.86	0.48
TOTAL	12	42.66	23.78

Table 40 - Current provision of accessible open space in Platt

Consultation:

Except for Stonehouse Field, the open spaces in Platt are natural spaces. Therefore, they are easily accessible but do not have good footpaths, they may not be suitable for people with physical disabilities.

King George's Field has pedestrian access and limited vehicle spaces. The PC has sufficient allotment sites, it does not currently have a waiting list, but this fluctuates from year to year. Platt Parish is a small parish with no facilities for any additional open spaces. The PC's aim is to provide improved facilities for the users of our open spaces, such as upgraded changing facilities at King George's Field.

Platt Parish Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace	X			
Natural Greenspace	X			
Parks and Gardens		X		
Children and Young Peoples Play		X		
Allotments		X		

Table 41 - Levels of provision and local need as assessed by the parish council (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

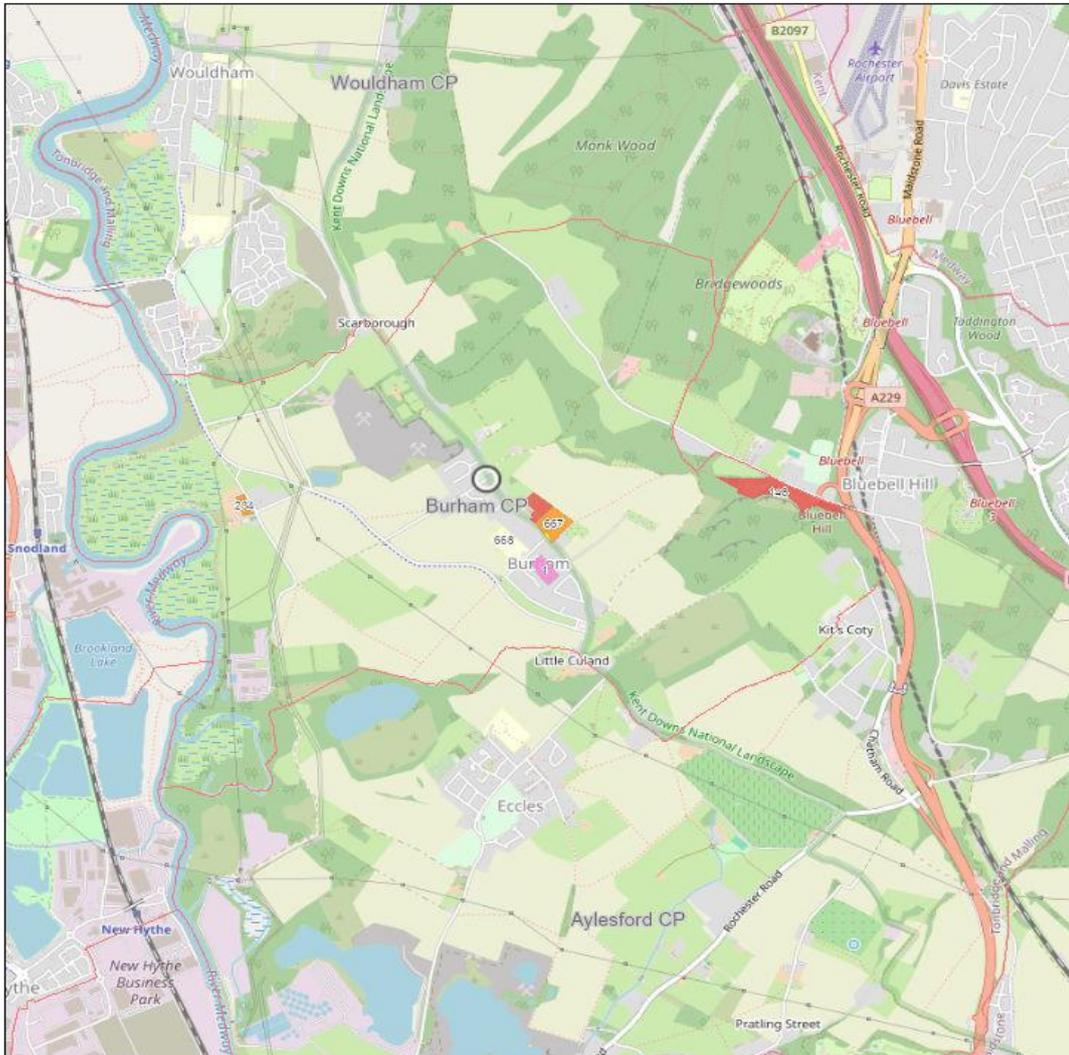
Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value	% Quality
958	AGS	Old Saw Mill	1	36	57.5
533	NG	The Napps	2	60	42.9
539	NG	Platt Woods	4	68	62.9
560	NG	Basted Mill Public Open Space	3	68	82.9
623	OSF	King George's Field	2	36	31.1
700	OSF	Stonehouse Field	4	44	53.3
700	OSF	Stone House Field	4	44	64.4
1010	NG	Sandy Lane Wood	5	72	As advised by PC

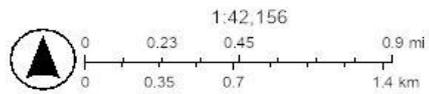
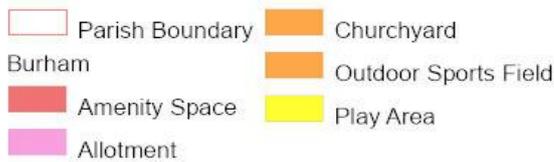
3.3.18 Burham

Burham has a population of 1,292. There are 10 open spaces equating to 10.40 hectares and 8.05 hectares per 1000 head of population. The majority of sites are managed by the parish council, other sites are managed by TMBC and English Heritage. Since 2011, the population of the parish has increased by 8.1%

BURHAM



4/14/2024



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Map 27 - Accessible open space in Burham

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0
Amenity Greenspace	3	4.9	3.79

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Provision for children and young people	3	0.14	0.11
Natural Greenspace	1	2.12	1.64
Outdoor Sports Facilities	1	1.73	1.34
Allotments	1	0.98	0.76
Cemeteries and Churchyards	1	0.53	0.41
TOTAL	10	10.43	8.05

Table 42 - Current provision of accessible open space in Burham

Consultation:

Most open spaces are accessible to disabled people, however some are not because of the sloping ground in Burham. All open spaces are used very well in Burham. There are many dog walkers both from the village and outside) who use most areas. Some years there is a waiting list for allotments, but normally only one or two. In some cases, the parish council has reduced the size of the plots, so that most people can be offered a plot, albeit sometimes only ½ a plot or ¼ plot. Residents are not always fully aware of the amount of time and dedication a full plot requires, so by offering a smaller plot, this assists with the waiting list and realistic management

Burham Parish Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace	X			
Natural Greenspace	X			
Parks and Gardens	X			
Children and Young Peoples Play	X			
Allotments	X			

Table 43- Levels of provision and local need as assessed by the parish council (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

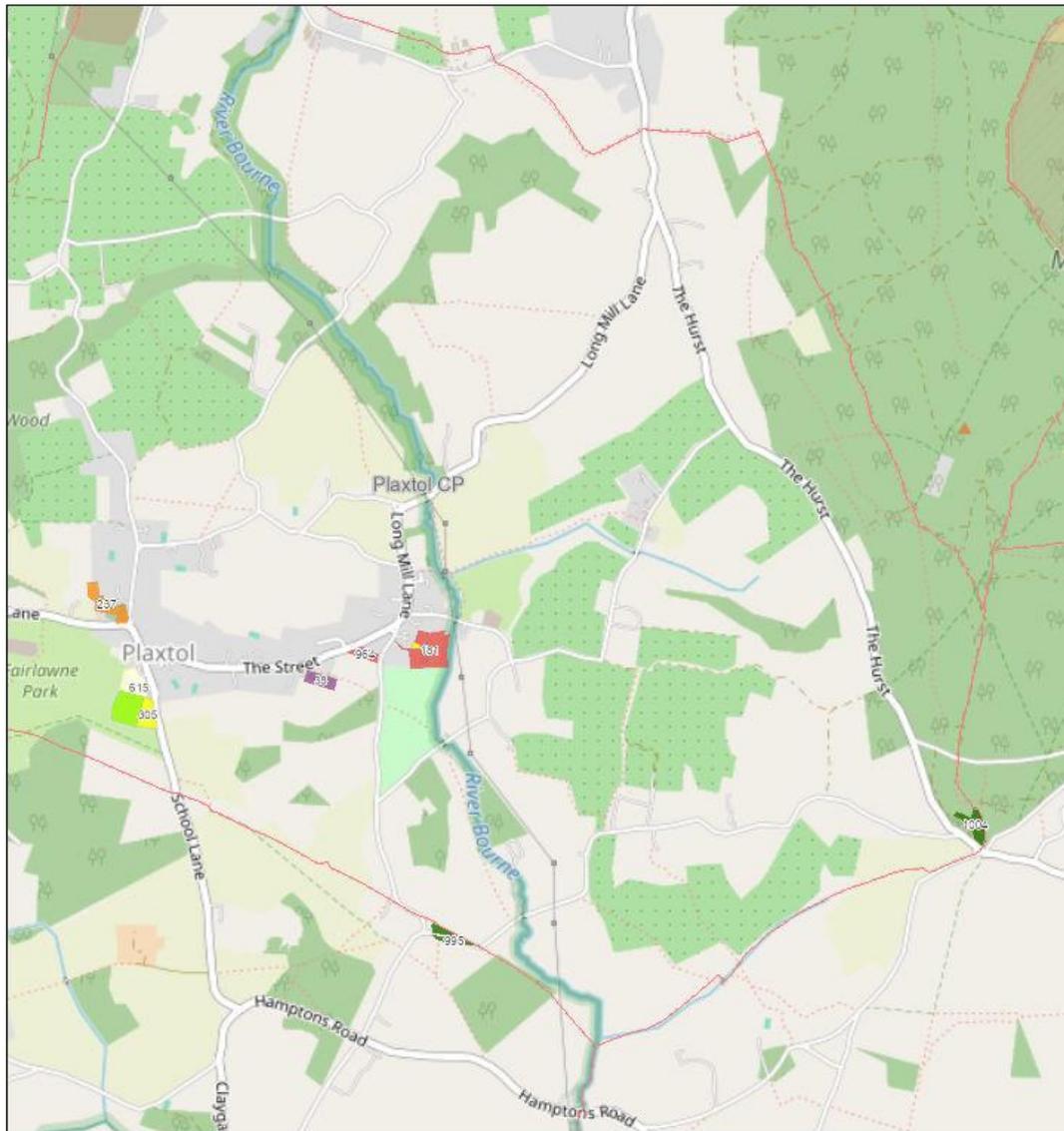
Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value	% Quality
148	AGS	Bluebell Hill Picnic Area	5	72	80
174	AGS	Village Hall Grounds	5	64	97.5
1008	NG	Court Meadow	5	72	Not Surveyed, as advised by Parish Council
1009	AGS	War Memorial	4	52	Not Surveyed, as advised by Parish Council

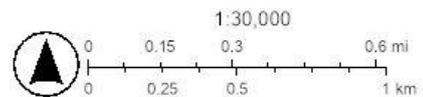
3.3.19 Plaxtol

Plaxtol has a population of 1,133. There are 10 open spaces equating to 5.21 hectares and 4.60 hectares per 1000 head of population. The parish council manage most of the sites, a large natural greenspace is managed by National Trust. Since 2011, the parish population has increased by 1.4%.

PLAXTOL



4/14/2024



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Map 28 - Accessible open space in Plaxtol

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0
Amenity Greenspace	2	1.7	1.50
Provision for children and young people	2	0.51	0.45
Natural Greenspace	2	0.91	0.80
Outdoor Sports Facilities	2	0.93	0.82
Allotments	1	0.45	0.40
Cemeteries and Churchyards	1	0.71	0.63
TOTAL	10	5.21	4.60

Table 44 - Current provision of accessible open space in Plaxtol

Consultation:

Plaxtol Parish Council feels that there is adequate provision of amenity space and children's play for a rural area, the play area is currently being upgraded. It didn't comment about parks or natural greenspace. The allotment site is sublet to an allotment society who manage individual allotment sites and waiting lists. There is currently no waiting list. The parish council is currently upgrading the provision at the Spoute Recreation Ground with enhanced sports facilities for young people (MUGA).

Plaxtol Parish Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace		X		
Natural Greenspace				
Parks and Gardens				
Children and Young Peoples Play		X		
Allotments		X		

Table 45 - Levels of provision and local need as assessed by the parish council (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

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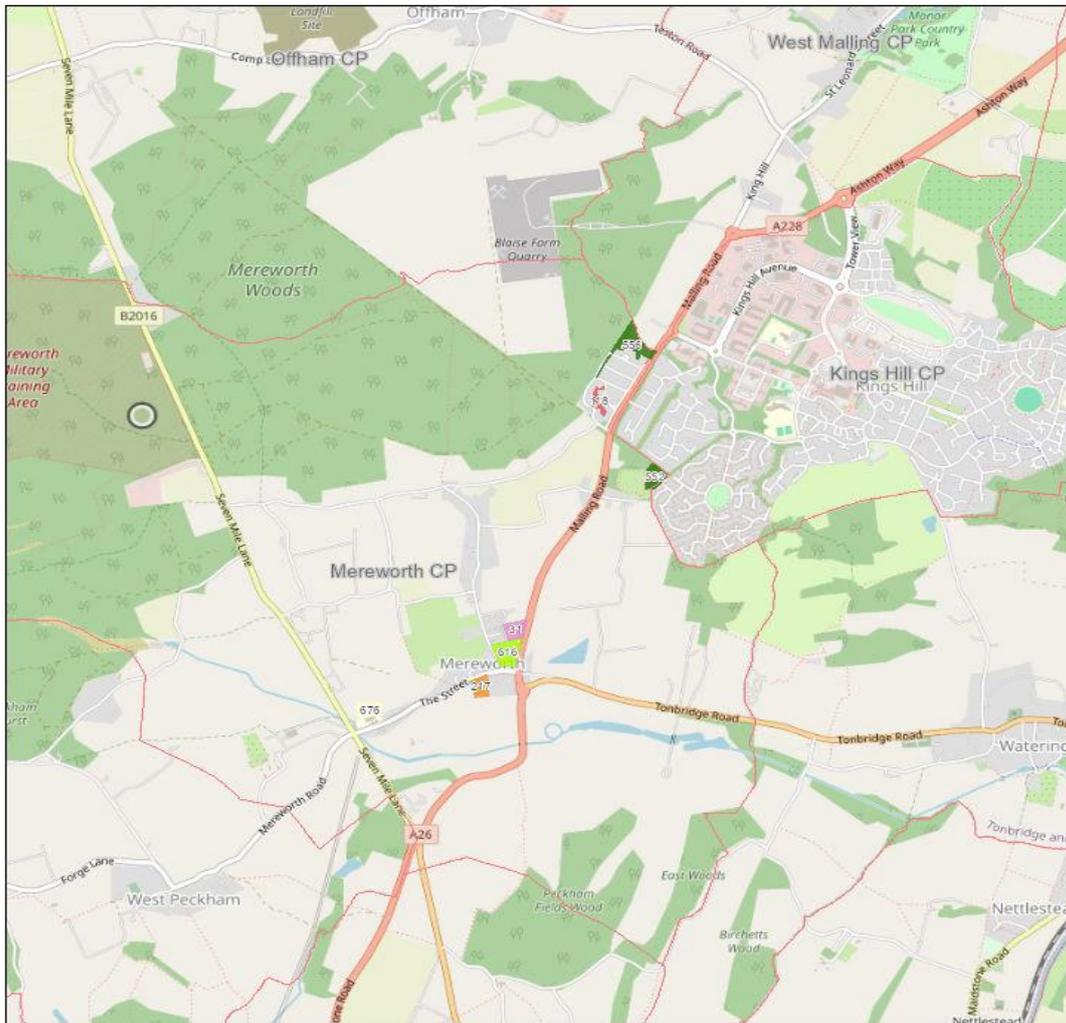
Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value	% Quality
181	AGS	Spoute Lane Recreation Ground	3	44	60
602	OSF	Plaxtol CC. Fairlawne Estate	4	64	66.7
964	AGS	Garratt Memorial Land	2	44	50
995	NG	Dunks Green Road	1	52	NA
1004	NG	?	1	56	NA

3.3.20 Mereworth

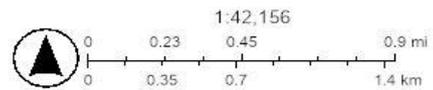
Mereworth has a population of 1,094. There are 9 open spaces equating to 8.25 hectares and 7.54 hectares per 1000 head of population. Mereworth Playing Field (Queen Elizabeth II Jubilee Field) and sports pitches are maintained by the Parish Council. The children's play area and adult outdoor gym are also maintained by the Parish Council Churchyard mowing and strimming is paid for by the Parish Council. Allotments are leased by the Parish Council and administered by an Allotments Committee. Since 2011, the population of the parish has increased by 2.4%.

MEREWORTH



4/14/2024

- Parish Boundary
- Allotment
- Amenity Space
- Natural Greenspace
- Play Area
- Outdoor Sports Field



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Map 29 - Accessible open space in Mereworth

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0
Amenity Greenspace	1	0.47	0.43
Provision for children and young people	2	0.07	0.06
Natural Greenspace	3	4.47	4.09
Outdoor Sports Facilities	1	1.51	1.38

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Allotments	1	0.88	0.80
Cemeteries and Churchyards	1	0.85	0.78
TOTAL	9	8.25	7.54

Table 46 - Current provision of accessible open space in Mereworth

Consultation:

There are 16 allotment plots located to the north of the Recreation Area on land leased to the parish council by Falmouth Estates. These are all taken and there is usually a short waiting list.

Mereworth Parish Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace	X			
Natural Greenspace	X			
Parks and Gardens				X
Children and Young Peoples Play	X			
Allotments	X			

Table 47 - Levels of provision and local need as assessed by the parish council (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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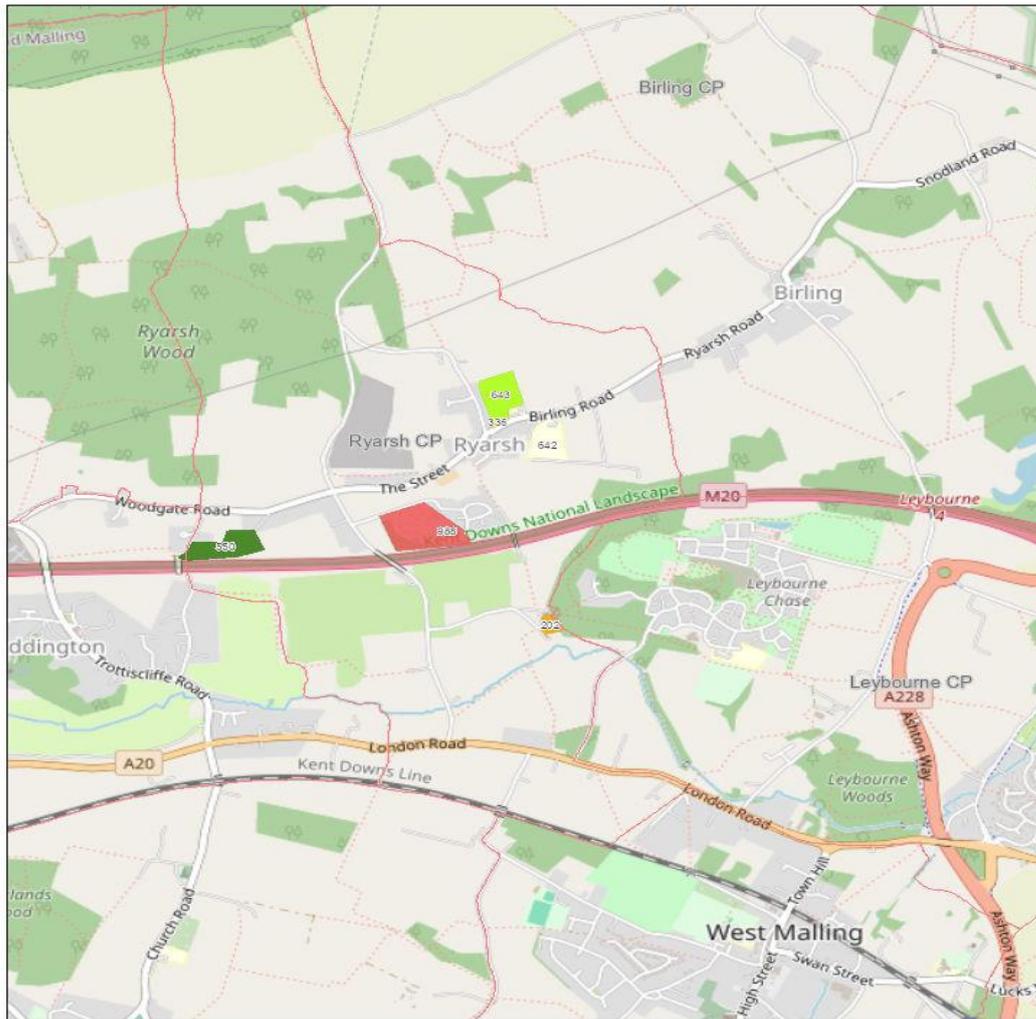
Site Reference	Typology	Site Name	Level of use	% Value	% Quality
1011	NG	Swanton Meadow		AS ADVISED BY PC	AS AD BY PC
616	OSF	Mereworth Recreation Ground	2	52	62.2

Site Reference	Typology	Site Name	Level of use	% Value	% Quality
616	OSF	Mereworth Playing Field	2	52	77.8
304	CYP	Butchers Lane Play Area	5	52	68.9
319	CYP	Javelin Road Play Area	2	40	57.8
552	NG	Kate Reed Wood	1	52	51.4

3.3.21 Ryarsh

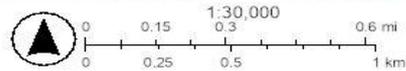
Ryarsh is situated to the centre north of Tonbridge and Malling, it has a population of 1,033. There are 6 open spaces equating to 8.91 hectares and 8.63 hectares per 1000 head of population. The Parish Council maintains the play area in the Recreation Ground, by agreement with the Trustees of the Village Hall who own the land. Since 2011, the population of the parish has increased by 48%.

RYARSH



4/14/2024

- Parish Boundary
- Churchyard
- Ryarsh Play Area
- Natural Greenspace
- Amenity Space
- Outdoor Sports Field



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Map 30 - Accessible open space in Ryarsh

TYPOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0		0.00
Amenity Greenspace	0		0.00
Provision for children and young people	1	0.15	0.15

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Natural Greenspace	1	2.24	2.17
Outdoor Sports Facilities	0	0	0.00
Allotments	0	0	0.00
Cemeteries and Churchyards	1	0.45	0.44
TOTAL	3	2.84	2.75

Table 4 - Current provision of accessible open space in Ryarsh

Consultation:

The parish council feels the village hall recreation ground is easily accessible, there are no allotments in the parish. It has received requests for allotments in the past but does not have any requests outstanding at the moment. The parish council does not own any land, and it feels that development and house building present challenges.

Ryarsh Parish Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace				X
Natural Greenspace		X		
Parks and Gardens	X			
Children and Young Peoples Play	X			
Allotments			X	

Table 49 - Levels of provision and local need (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table overleaf shows level of use, quality and value scores of sites which were audited in the parish in 2023.

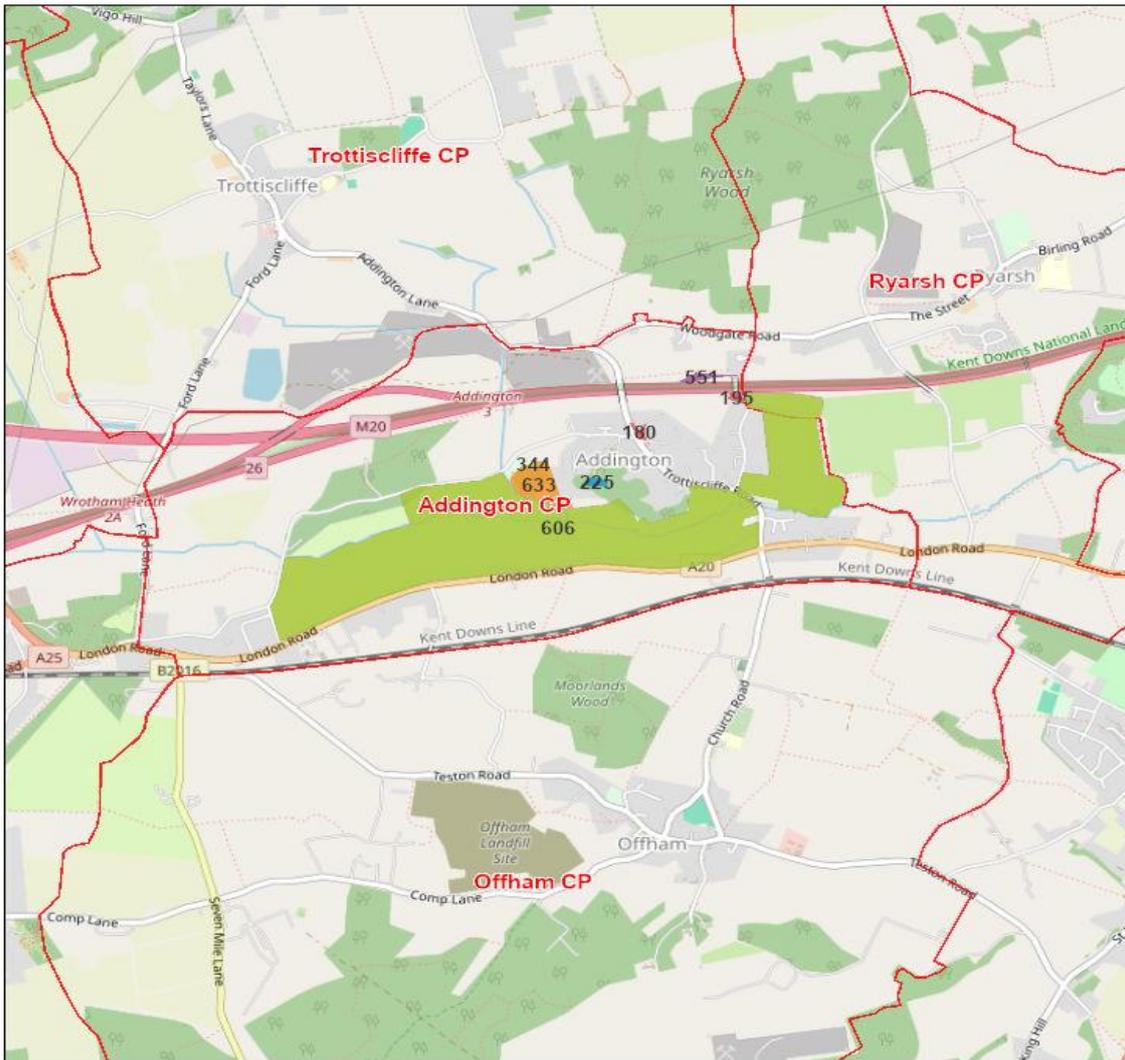
Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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Site Reference	Typology	Site Name	Level of use	% Value	% Quality
336	CYP	Ryarsh Play Area	4	76	86.7
550	NG		1	60	62.2

3.3.22 Addington

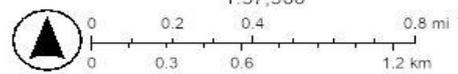
Addington has a population of 769. There are 6 open spaces equating to 4 hectares and 5.24 hectares per 1000 head of population. Since 2011, the population of the parish has increased by 3.5%.

ADDINGTON



4/14/2024

- Addington
- Amenity Space
- Churchyard
- GOLF
- Natural Greenspace
- Outdoor Sports Field
- Play Area
- TMBC PARISH BOUNDARIES



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Map 31 - Accessible open space in Addington

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0
Amenity Greenspace	2	0.49	0.62
Provision for children and young people	1	0.08	0.10

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Natural Greenspace	1	0.46	0.58
Outdoor Sports Facilities	1	2.83	3.56
Allotments	0	0	0
Cemeteries and Churchyards	1	0.31	0.39
TOTAL	6	4	5.24

Table 50 - Current provision of accessible open space in Addington

Consultation:

Addington Parish Council did not respond to the parish councils' survey, therefore levels of use of the open spaces were assessed as part of the site survey.

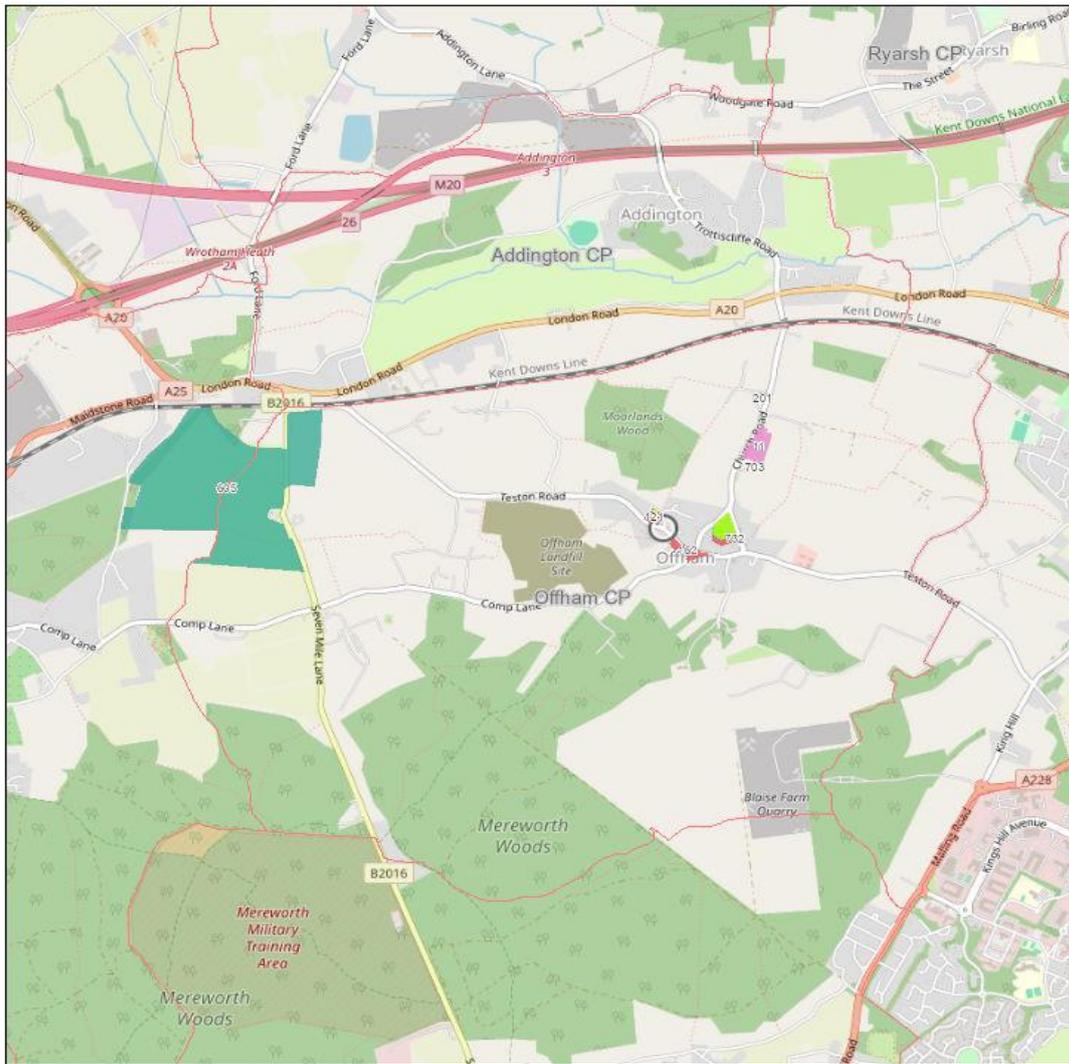
The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value	% Quality
180	AGS	Addington Green	3	60	95
551	NG	Pinneys Open Space	2	60	NA
633	OSF	Addington Cricket Club at Addington Rec	4	56	75
195	AGS	East Street Green	1	48	65

3.3.23 Offham

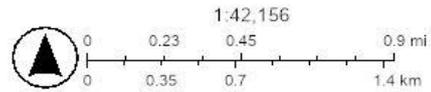
Offham has a population of 740. There are 8 open spaces equating to 3 hectares and 4.31 hectares per 1000 head of population. Just over 50% are maintained by the parish council and TMBC, other sites are managed by the church, management companies or schools. The PC manage Offham Village Green, Cosgrave Field, Teston Road Playing Fields/Recreation Ground, Teston Road Play Area. Since 2011, the population of the parish has decreased by -1.9%

OFFHAM



4/14/2024

- Parish Boundary
- Churchyard
- GOLF
- Amenity Space
- Outdoor Sports Field
- Allotment
- Play Area



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Map 32 - Accessible open space in Offham

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0
Amenity Greenspace	3	1.4	1.89
Provision for children and young people	1	0.03	0.04

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Natural Greenspace	0	0	0
Outdoor Sports Facilities	2	0.12	0.16
Allotments	1	1.42	1.92
Cemeteries and Churchyards	1	0.22	0.30
TOTAL	8	3	4.31

Table 51 - Current provision of accessible open space in Offham

Consultation:

The parish council believes that there is good accessibility for those with disabilities, except for Cosgrave Field where the path is narrow due to location of the tennis courts. Allotments are not managed by the Parish Council.

Offham Parish Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace	X			
Natural Greenspace	X			
Parks and Gardens	X			
Children and Young Peoples Play	X			
Allotments	X			

Table 52 - Levels of provision and local need (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table overleaf shows level of use, quality and value scores of sites which were audited in the parish in 2023.

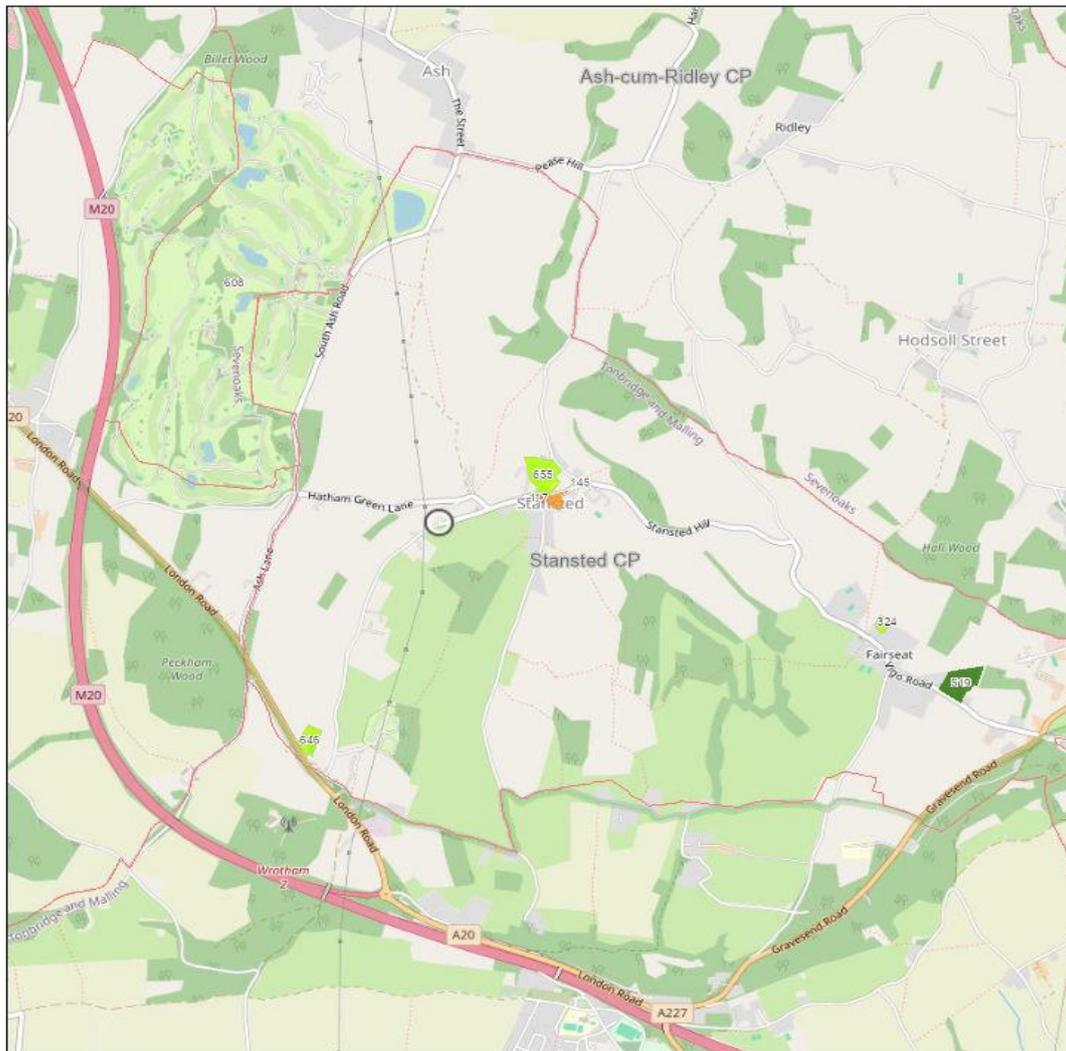
Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value	% Quality
121	AGS	Teston Road Playing Field	4	56	97.5
147	AGS	Church Road	2	48	57.5
162	AGS	Offham Village Green	4	60	82.5
693	OSF	Offham Cricket Club	5	56	68.9

3.3.24 Stansted

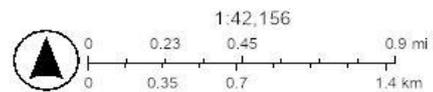
Stanstead has a population of 525, there are 8 open spaces equating to 5 hectares and 8.65 hectares per 1,000 head of population. Since 2011, the population of the parish has increased by 8.4%.

STANSTED



4/14/2024

- Parish Boundary
- Play Area
- Outdoor Sports Field
- Churchyard
- Amenity Space
- Natural Greenspace



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Map 33 - accessible open space in Stansted

Stansted Parish Council did not respond to this survey, therefore only details about the number of sites and provision are shown below

TYPOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0
Amenity Greenspace	2	0.18	0.34

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Provision for children and young people	2	0.09	0.17
Natural Greenspace	0	0	0
Outdoor Sports Facilities	3	3.77	7.18
Allotments	0	0	0
Cemeteries and Churchyards	1	0.5	0.95
TOTAL	8	5	8.65

Table 53 - Current provision of accessible open space in Stansted

Consultation:

Stansted Parish Council did not respond to this survey, therefore levels of use of the open spaces were assessed as part of the site survey.

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
--	---	--

Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value Score	% SCORE FOR 2023
347	CYP	Play Area	4	60	82.2
324	CYP	Play area Fairseat	4	48	73.3

3.3.25 Trottscliffe

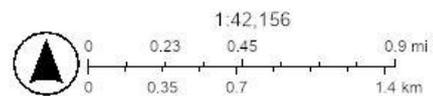
Trottscliffe is situated in the north of the borough. There is a population of 514, there are 8 open spaces equating to 58.32 hectares and 113.46 hectares per 1000 head of population. Since 2011, the population of the parish has increased by 5.9%.

TROTTSCLIFFE



4/14/2024

- | | |
|----------------------|----------------|
| Parish Boundary | Amenity Space |
| Trottscliffe | Churchyard |
| Natural Greenspace | Park or Garden |
| Outdoor Sports Field | Play Area |
| Allotment | |



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Map 34 - Accessible open space in Trottscliffe

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	72	140.08
Amenity Greenspace	1	0.15	0.29
Provision for children and young people	1	0.04	0.08
Natural Greenspace	2	5.82	11.32
Outdoor Sports Facilities	2	1.83	3.56
Allotments	1	1.21	2.35
Cemeteries and Churchyards	1	0.27	0.53
TOTAL	8	81.32	158.21

Table 54 - Current provision of accessible open space in Trottscliffe

Consultation:

Trottscliffe Parish Council did not respond to this survey, therefore levels of use of the open spaces were assessed as part of the site survey.

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

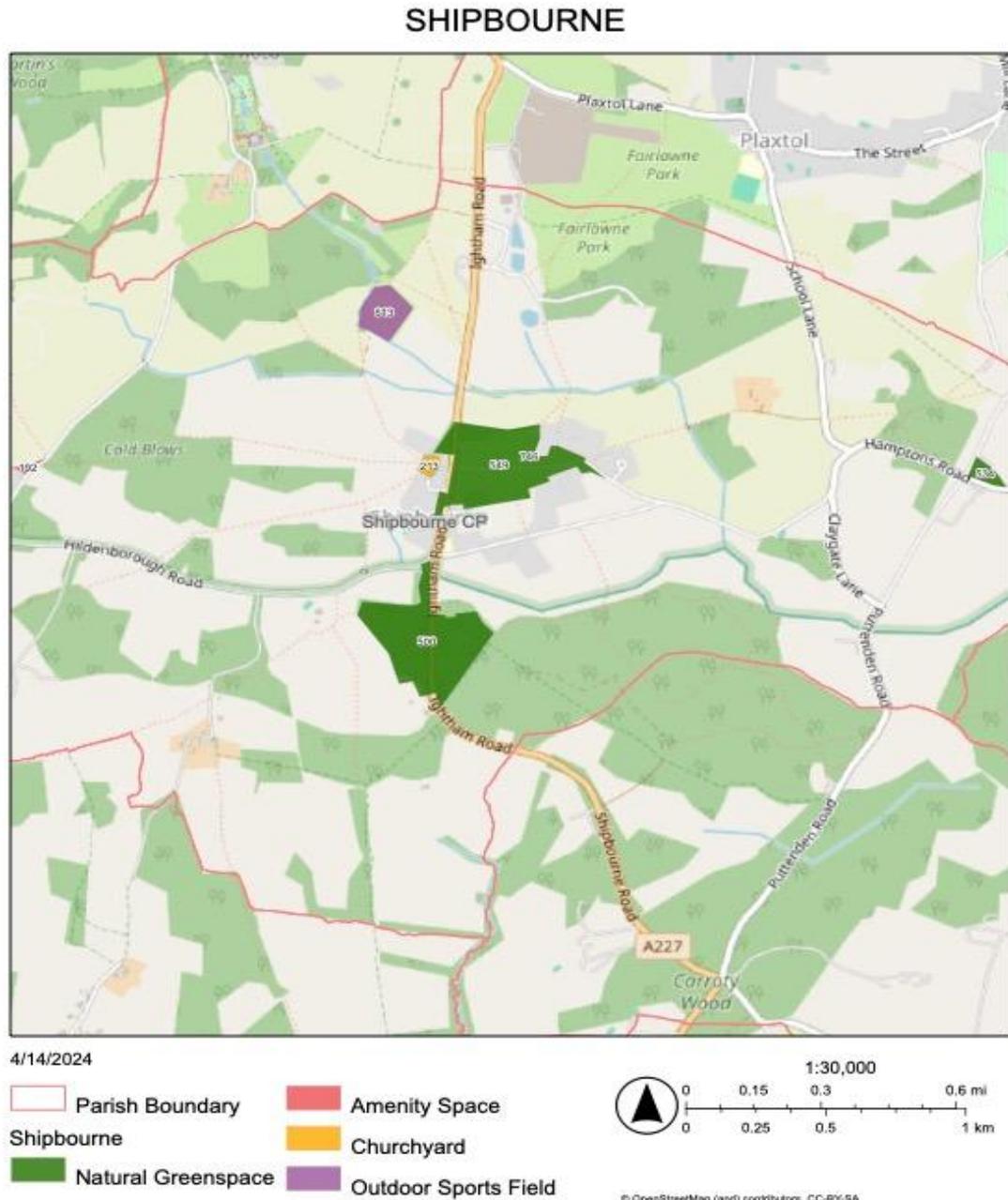
Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
--	---	--

Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value e	% Quality
548	NG	Wetlands Wildlife Area	1	52	NA
804	CYP	Trosley Country Park	5	92	72.5
993	NG	Pilgrims Way	1	44	NA

3.3.26 Shipbourne

Shipbourne has a population of 489. There are 8 open spaces equating to 214.6 hectares and 133.35 hectares per 1000 head of population. The PC maintains Dunks Green and Wightwicks

Since 2011, the parish population has increased by 4%.



Map 35 - Accessible open space in Shipbourne

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0
Amenity Greenspace	3	0.37	0.76
Provision for children and young people	0	0	0
Natural Greenspace	3	61.66	126.09
Outdoor Sports Facilities	1	2.7	5.52
Allotments	0	0	0
Cemeteries and Churchyards	1	0.48	0.98
TOTAL	8	65	133.35

Table 55 - Current provision of accessible open space in Shipbourne

Consultation:

The parish council feels its priority is maintenance and ensuring that users respect the space.

It has found that since the covid pandemic, the open space is used more widely and accessed by people outside of the parish. This has caused some issues with illegal parking in the village and excess litter.

Shipbourne Parish Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace	X			
Natural Greenspace	X			
Parks and Gardens				X
Children and Young Peoples Play				X
Allotments				X

Table 56 - Levels of provision and local need as assessed by the parish council (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table overleaf shows level of use, quality and value scores of sites which were audited in the parish in 2023.

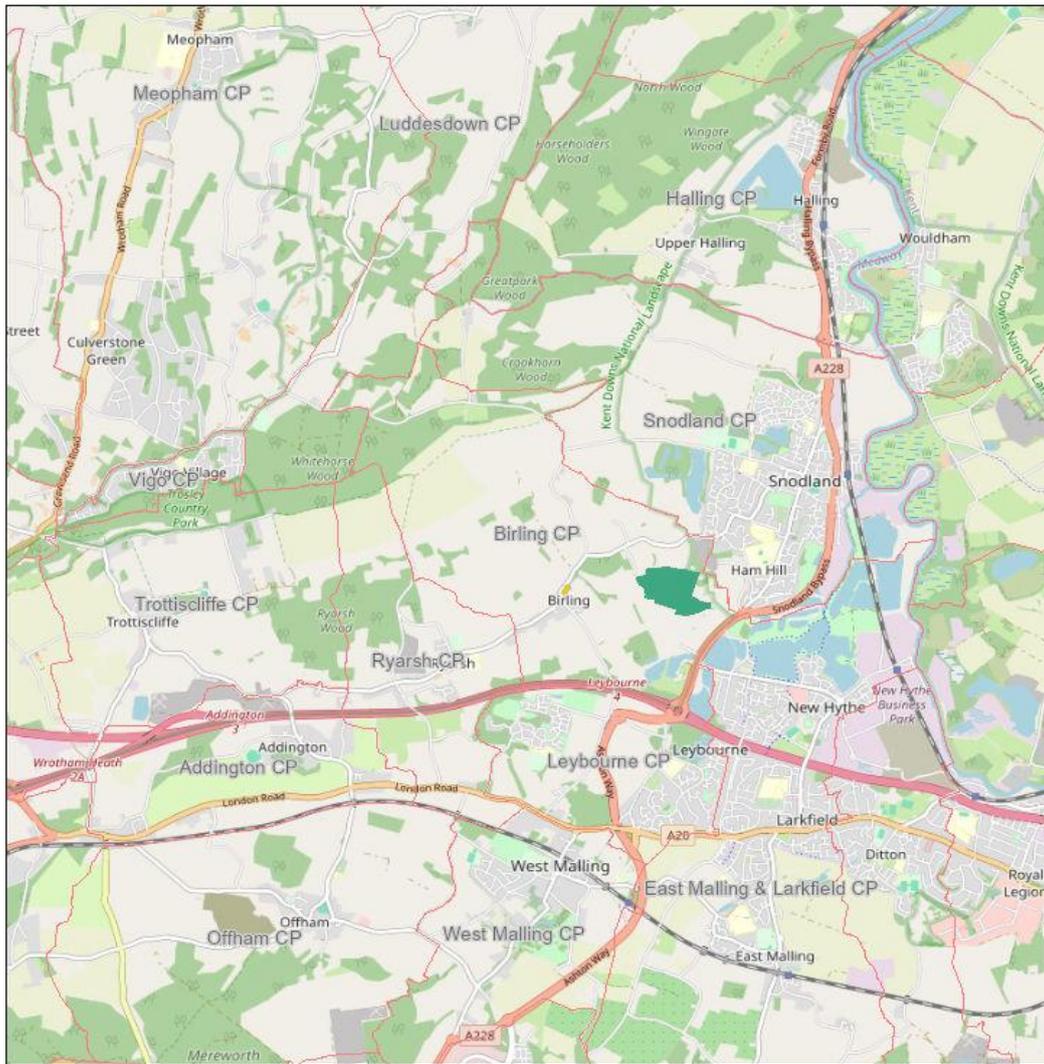
Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
--	---	--

Site Reference	Typology	Site Name	Level of use (parish councils survey)	% Value Score	% SCORE FOR 2023
192	AGS	Budds Green	1	32	65
193	AGS	Dunks Green	5	68	
500	NG	Hoad Common	1	48	51.4
549	NG	Shipbourne Common	5	60	48.6
613	OSF	Shipbourne CC Fairlawn Estate	3	60	68.9
1020	AGS	Wightwicks		as advised by Parish Council	Not Surveyed, as advised by Parish Council

3.3.27 Birling

Birling has a population of 464. There is 1 open space equating to 0.5 hectares and 1.08 hectares per 1000 head of population. The parish council does not maintain any open space. Since 2011, the population of the parish has increased by 6.1%

Birling



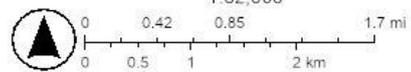
5/4/2024

Birling

Churchyard

GOLF

Parish Boundary



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Map 36 - Accessible open space in Birling

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0
Amenity Greenspace	0	0	0
Provision for children and young people	0	0	0

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Natural Greenspace	0	0	0
Outdoor Sports Facilities	0	0	0
Allotments	0	0	0
Cemeteries and Churchyards	1	0.5	1.08
TOTAL	1	0.5	1.08

Table 57 - Current provision of accessible open space in Birling

Consultation:

There would seem to be a deficiency of public open space in this parish, but the parish council have made the following points:

Birling Hall Charitable Trust has a children's play area behind the rear of the Village Hall in Snodland Road and a Car Park. The play area is used by local residents and by the parents whose children being tutored at the Montessori Nursery within the Village Hall. The car park is also utilised by local residents, church attendees and people living outside the who are using the footpaths.

There is a comprehensive footpath network across Birling and the surrounding area in the Green Belt. This encourages many walking groups and individuals to access the countryside and open spaces. The valley of visions (NLHF project) previously charted walks in this area and described what could be seen in the environment.

The Village Hall has disabled access at the front adjacent to the War Memorial. The Church has disabled access at the front and at the rear from the Car Park. The access to the Car Park is an unadopted private land that is not generally in good repair. The footpaths are not particularly suitable for people with disabilities especially in the winter. Holly Hill has a parking area to access the viewpoint.

Birling Farm Estate owns the Manor Garden. This is used free of charge to hold the annual Village Fete. The Village Hall site and car park is also accessed for village events such as Coronation celebrations. Birling Farm Estate also has a camp site Badgells Wood which is bookable for a fee. Users can roam the ancient woodland, and it is increasingly popular. Summer Courses are run for a few weeks in July/August for children that are discounted for locals. The churchyard is also used for resident events as adjacent to Village Hall.

Allotments were not mentioned by residents in Village Surveys asking for views on priorities for the future. Currently the parish council has no plans to increase open spaces. The need to protect the Green Belt and support the rural environment in climate change is their priority.

Birling Parish Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace	X			
Natural Greenspace	X			
Parks and Gardens		X		
Children and Young Peoples Play		X		
Allotments				X

Table 58 - Levels of provision and local need as assessed by the parish council (outdoor sports facilities are dealt with in the Outdoor Sports Strategy Stage C report)

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

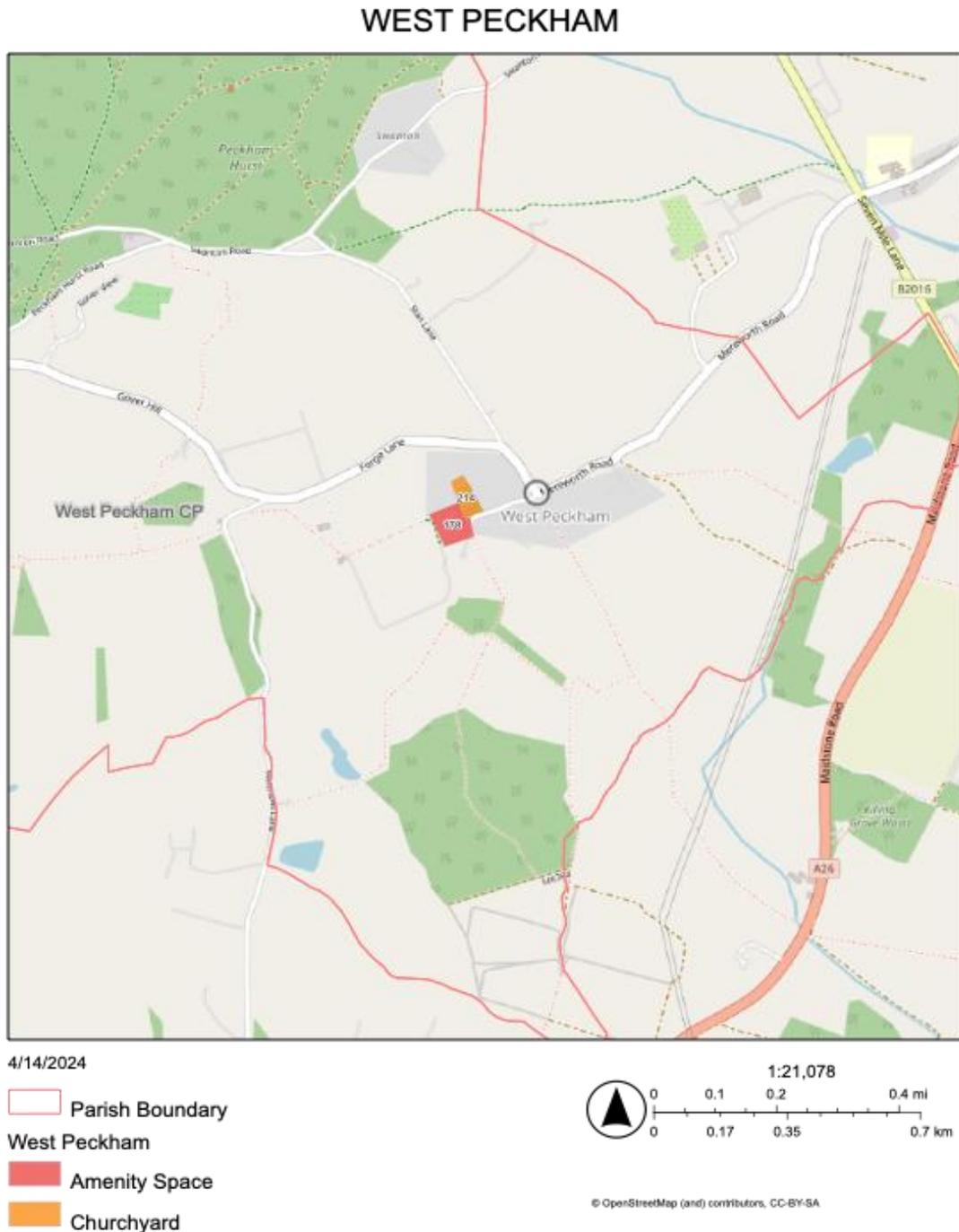
Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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Table 5 - Level of use, quality and value scores of sites which were surveyed in Birling

Site Reference / or Postcode	Typology	Site Name	Level of use (parish councils survey)	% Value Score	% Quality
559	NG	Holly Hill Wood	4	80	80.0

3.3.28 West Peckham

West Peckham has a population of 346. There are 2 open spaces equating to 1.3 hectares and 3.84 hectares per 1000 head of population. The parish council maintains The Green and Parson's Corner. Since 2011, the population of the parish has decreased by -1,1%.



Map 37 - Accessible open space in West Peckham

TYOLOGY	NUMBER OF SITES	TOTAL HECTARES	CURRENT PROVISION (HA PER 1000 POP)
Parks and Gardens	0	0	0
Amenity Greenspace	1	0.86	2.49
Provision for children and young people	0	0	0
Natural Greenspace	0	0	0
Outdoor Sports Facilities	0	0	0
Allotments	0	0	0
Cemeteries and Churchyards	1	0.47	1.36
TOTAL	2	1.3	3.84

Table 59 - Current provision of accessible open space in West Peckham

Consultation:

The parish council aims to maintain The Green as an amenity space enjoyed by anyone and to continue to maintain the Churchyard as a quiet and reflective area. It feels that any natural environment is a benefit to society and should always be protected.

West Peckham Parish Council assessed the adequacy of open space provision in the parish as follows:

TYOLOGY	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	NOT APPLICABLE
Amenity Greenspace	X			
Natural Greenspace	X			
Parks and Gardens				X
Children and Young Peoples Play				X
Allotments				X

Table 60 - Levels of provision and local need as assessed by the parish council

Levels of Use as scored in the Parish Council Survey	
5	Busy Sites
4	Popular Sites
3	Frequently used sites
2	Quiet Sites
1	Not used or not accessible

The table below shows level of use, quality and value scores of sites which were audited in the parish in 2023.

Very High Value & sites scoring over 65% Quality	High Value & sites scoring over 50% Quality	Moderate Value & sites scoring under 49% Quality
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Site Reference / or Postcode	Typology	Site Name	Level of use (parish councils survey)	% Value	% Quality
178	AGS	Village Green	4	68	80

3.3.29 Allotments across Tonbridge and Malling

There are a number of parishes who have a waiting list for allotments:

Aylesford – The Parish Council has a waiting list for the Forstal site, but not for Eccles. There are currently vacant plots at Eccles, they are asking those on the list for Forstal if they would like one in Eccles.

Burham - Some years there is a waiting list, but normally only one or two. The Parish Council has reduced in some cases the size of the plots, so that most people are offered a plot albeit sometimes only ½ a plot or ¼ plot. Residents are not always fully aware of the amount of time and dedication a full plot requires, so by offering a smaller plot, this assists with the waiting list and realistic management.

Ditton – Despite having a large allotment garden, the Parish Council still has a large waiting list for allotments so more allotment land would always be welcome. There is a waiting list of 13 people (some of whom have been on the list for a couple of years).

Hadlow – The Parish Council doesn't feel it has enough sites. They have a waiting list that we "close" once it gets to ten requests.

East Malling and Larkfield – The Parish Council has a small waiting list for each site. There is a community allotment area on the boundary with Ditton. The land is owned by East Malling Trust

Leybourne – The Parish Council is entering into an agreement with Leybourne Chase Community Interest Company to have allotments on site 553.

Mereworth - There are 16 allotment plots located to the north of the Recreation Area on land leased to the Parish Council by Falmouth Estates. These are all taken and there is usually a short waiting list.

Tonbridge - Currently there are insufficient sites, but interest is becoming more frequent. The Tonbridge Allotment Association has approximately a 15-month waiting list for the 7 sites.

West Malling – The Parish Council holds a waiting list for the Ryarsh Lane allotments, but demand is from residents outside of the parish of West Malling where there is no allotment provision.

Wouldham - The allotments have recently been re-organised and the waiting list has been greatly reduced. The residents in the new estate (Peters Village) are of the opinion that there should be allotments at their end of the village.

4 SETTING PROVISION STANDARDS

4.1 *Developing and Setting Standards for quantity and accessibility*

4.1.1 Introduction

The NPPF recognises that open spaces can make an important contribution to the health and well-being of communities. Furthermore, the expectation is that planning policies should be based on robust and up-to-date assessments of the need for open spaces, hence the reason for this open space study. In addition, the NPPF seeks the protection of existing provision requiring evidence to demonstrate that the open space is surplus to requirements or assurances that there will be no net loss with alternative provision being made elsewhere.

An overview of the proposed standards in terms of quantity and accessibility is set out below. The proposed standards are then used to determine deficiencies for open space in terms of quantity and accessibility in Part 5 – Application of Local Standards.

4.1.3 Quantity and Accessibility

Quantity and accessibility standards are used to identify geographical shortfalls and help to identify locational priorities for future open space provision. They are derived by assessing current levels of provision and existing standards both in TMBC and in surrounding districts and with reference to local views on the adequacy of each type of open space. No local standards are proposed for allotments or cemeteries and churchyards, as the number of allotments required in any area is a function of demand. Therefore, it is most appropriate to quantify need in the context of existing provision, waiting lists and local demand. Cemeteries clearly have a finite capacity and, therefore, need should be based on demand and determined by operational requirements of their primary use.

Since the development of the previous Open Space Strategy in 2009 guidance on quantity and accessibility has been published by Fields in Trust (FiT) which is the operating name of the National Playing Fields Association (NPFA). Its mission is to safeguard and improve protected space for future generations. As part of its protection work, FiT has prepared guidance for practitioners on open space provision in their document 'Beyond the Six Acre Standard', last updated in 2018.

The guidance provides quantity and accessibility standards for types of open space provision; parks and gardens, amenity greenspace and natural and semi-natural greenspace. FiT also suggests 0.25 hectares per 1,000 population of equipped/designated playing space as a guideline quantity standard for play provision.

Note - FiT does not set accessibility standards for allotments or churchyards/cemeteries. Churchyards and cemeteries are unique in their function; new provision occurs only in exceptional circumstances when demand for additional burial space dictates and therefore

based on evidence beyond the scope of this study. Therefore, it would not be appropriate to set an accessibility standard for these open space types as this study can have no impact on provision. For allotments, like cemeteries, it is more appropriate to determine need for allotment provision based on demand such as waiting lists.

Accessibility catchments for different types of provision are a tool to identify communities currently not served by existing facilities.

The determination of both quantity and accessibility for TMBC is decided through an assessment of available information including:

- Existing Tonbridge and Malling quantity and accessibility standards
- Comparison with Fields in Trust (FiT) guideline benchmarks
- Comparison of Tonbridge and Malling standards with neighbouring authorities
- Current evidence of local need.

4.2 Tonbridge and Malling Existing Open Space Standards

4.2.1 Existing Tonbridge and Malling Quantity Standards

The table below shows the existing standards as set out in the Development Plan Document 'Managing development and the Environment' part of the Local Development Framework for Tonbridge and Malling, adopted in 2010.

Typology	TYPE OF SETTLEMENT			
	Urban Tonbridge Ha per 1000 pop	Urban Medway Gap Ha per 1000 pop	Rural Service Centres Ha per 1000 pop	Rural Settlements Ha per 1000 pop
Parks and Gardens	2.5	2.5	2.5	2.5
Amenity Greenspace	0.76	1.33	0.33	3.0/2.4
Natural Greenspace	0.73	2.8	1.83	
Childrens and Young P Play	0.10	0.10	0.10	0.10
Outdoor sports Facilities	2.05	2.05	2.05	2.05
TOTAL	6.14	8.78	6.81	7.65 / 7.05

Table 61 - Existing Tonbridge and Malling Quantity Standards

4.2.2 Comparison between Fields in Trust Guidance and TMBC Current provision translated into standards:

Provision in TMBC	FiT Guidance Ha per 1000 pop	Provision in TMBC Ha per 1000 pop	Difference Ha per 1000 pop
Parks and Gardens	0.8	2.15	+1.35
Amenity Green Spaces	0.6	0.79	+0.19
Natural Greenspace	1.8	4.36	+2.56
All Play	0.55	0.14	-0.41
Outdoor Sports (all)	1.6	1.62	+0.02
TOTAL	5.35	9.06	+3.71

Table 62 - Comparison between FiT Guidance and TMBC Provision in Quantity

4.2.5 Existing Tonbridge and Malling Accessibility Standards (Managing Development and the Environment DPD - April 2010)

Open Space	Current Accessibility Threshold
Parks & Gardens	Borough-Wide - One park within 20 minute drive (= 6-8 km)
Amenity Green Spaces	Tonbridge Urban – One within 480m Medway Gap Urban – One within 480m Walderslade Urban – One within 480m Rural Service Centres - One within 480m Rural Settlements – One within or adjacent to the village confines
Outdoor Sports Facilities	Borough-Wide – One within 20 minutes' drive-time (= 6-8 km)
Children's and Young People's Play Areas	Tonbridge Urban – One within 480m Medway Gap Urban – One within 480m Walderslade Urban – One within 480m Rural Service Centres - One within 480m Rural Settlements – One within 960m/1.5 km
Natural and Semi-Natural Green Spaces	Tonbridge Urban – One within 960m Medway Gap Urban – One within 960m Walderslade Urban – One within 480m Rural Service Centres - One within 960m Rural Settlements – One within or adjacent to the village confines

Table 63 - Existing Tonbridge and Malling Accessibility Standards (Managing Development and the Environment DPD - April 2010)

4.2.7 Comparison between Fields in Trust Guidance and current TMBC – Accessibility Standards (April 2010)

OPEN SPACE TYPOLOGY	FIT walking distance IN METRES	TMBC WALKING DISTANCE IN METRES
Parks and Gardens	710m	(20 minutes drive)
Amenity Green Space	480m	480
Natural and Semi-Natural	720m	960
Equipped/designated play areas	LAPs – 100m LEAPs – 400m NEAPs – 1,000m	480 Rural Settlements – One within 960m/1.5 km
Other outdoor provision (MUGAs and skateboard parks)	700	480
All outdoor sports (inc. playing pitches)	1200	(20 minutes drive)

Table 64 - Comparison between FiT Guidance and TMBC – Accessibility Standards

4.3 Assessment of open space standards in neighbouring local authorities

4.3.1 Comparison with neighbouring Local Authorities

Tonbridge and Malling Borough Council shares borders with Gravesham, Medway, Sevenoaks, Maidstone, and Tunbridge Wells. It has been identified that if there is cross boundary use of open space, it is mostly on golf courses. A small slice of Trosley Country Park managed by KCC, crosses over into Gravesham and a small area of Cobtree Manor Park is situated in Tonbridge and Malling, but is managed by Maidstone Borough Council.

The variety of documents and strategies in place in the neighbouring local authority areas (and their relevance to current planning policy) is considerable, embracing green infrastructure studies, open space strategies, sport, recreation and play strategies. The approach adopted by each authority is very much locally derived and is summarised below. Several have referenced the national Accessible Natural Green Space (ANGSt) Standards, which were updated by Natural England in 2023.

Medway Council The open space provision standards for Medway Council are set out in its *Wildlife, Countryside and Open Space Strategy (2008-2016)*.

Medway commissioned an updated Open Space Assessment in 2022, but this is not currently available. A combination of locally derived standards and the suggested standards from national organisations are utilised in the setting of provision standards by the council: An accessibility standard of a 20-minute walk time (1,200m) is set for larger parks. The document states ideally everyone should live within 5 minutes' walk (280m) of a small park/open space.

Sevenoaks District Council Sevenoaks District Council produced an Open Space, Sport and Leisure study in 2017. The Study (initial findings) is used to inform the Council's Local Plan 2015-2035. It is also used as evidence to support the adopted Core Strategy, Allocations and

Development Management Plan and the District's Sustainable Community Plan. Sevenoaks has based its accessibility standards on FIT standards.

Gravesham Borough Council Gravesham's Open Space Study was completed in 2016. The provision standards are set out in the council's Open Space Standards Paper, which follows on from a preceding Open Space Assessment Report

Maidstone Borough Council Maidstone Borough Local Plan. Adopted 2017. Policy DM19 Open Space and Recreation sets out the following standards.

Tunbridge Wells Open Space, Sport and Recreation Study The standards set out in their Open Space Study 2018 are used to assess proposals for open spaces during the Local Plan period. They are based on a recognition of the need to improve the quality of existing open spaces in addition to requiring new provision as part of new development/site allocations within the local plan.

4.3.2 Comparison of existing, national and surrounding Local Authorities – summary of standards

Surrounding Local Authorities - Comparison of Quantity

Open Space Typology Quantity per 1000 population	TMBC Ha per 1000 pop	FiT Ha per 1000 pop	Medway Ha per 1000 pop	Sevenoaks Ha per 1000 pop	Gravesham Ha per 1000 pop	Maidstone Ha per 1000 pop	Tunbridge Wells Ha per 1000 pop
Parks	2.5	0.8	2.4	0.8	0.21 / 0.26	0.7	1.1
Amenity Greenspace	0.76	0.6		0.6	0.92		0.8
Equipped Play	0.10	0.55	0.10/0.05	0.25	0.03	0.25	0.04
Natural Greenspace	0.73 / 1.83	1.8	ANGSt	1.8		6.5	0.8
Allotments			0.38	0.2	variable	0.2	0.3

Surrounding Local Authorities - Comparison of Accessibility

Open Space Typology Accessibility	TMBC provision	FiT	Medway	Sevenoaks	Gravesham	Maidstone	Tunbridge Wells
Parks	20 minutes' drive	710m	1200m	710m	900m	400m	600m
Amenity Greenspace	480	480m	300m	480m	300m		600m
Equipped Play	480	variable	480m	400m	600m	600m	480m
Natural Greenspace	960	720m	600m	720m	600m/30 mins drive	ANGSt	ANGst
Allotments			900m		900m	1000m	720m

Table 65 - Comparison of Quality and Accessibility of Surrounding Local Authorities

4.4 Current evidence of local need

A detailed survey was sent out to parish councils in 2024. As demonstrated *in Table 64* below, most of the parishes are satisfied with the quantity and accessibility of open space within their parishes.

Although consultation with the parish councils focused on local issues, some points were universal to all areas.

In general, the parish councils feel there is good provision of all typologies of open space within the borough and that they are of a high standard, some having achieved Green Flag status. There are also good number of amenity, semi and natural greenspaces in the borough, providing a good variety of open space for users.

Accessibility is also considered to be adequate in most areas, although some feel that paths and surfaces could be improved for those with physical disabilities. Flooding is a problem in some areas, and this can make open space inaccessible in winter months. However, Kings Hill parish council feel that some of the natural greenspace is physically inaccessible, and the spaces are too far from its population.

Many parish councils think the open spaces should be kept as essential local amenities and that the Local Plan should identify “important green spaces”. They think the creation of green corridors in built up areas should be embraced.

Some parish’s feel that there is a lack of play spaces for older children and children with mobility issues. Play areas and parks are felt to be very important for families and that all spaces are used regularly used by dog walkers.

Parish councils feel their priorities are to continue to maintain and enhance the open spaces they manage and to ensure they are not developed. However, some rural parishes feel that open spaces adjacent to roads and footpaths are becoming increasingly overgrown and not maintained, making their parish look untidy.

Many are happy with the comprehensive footpath network across the borough which encourage many walking groups and individuals to access the countryside and open spaces.

Parishes feel that any natural environment is a benefit to society and should always be protected.

PARISH	HA PER 1000 POP	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	GOOD PROVISION AGS	ADEQUATE PROVISION AGS	POOR PROVISION AGS	GOOD PROVISION CYP	ADEQUATE PROVISION CYP	POOR PROVISION CYP	GOOD PROVISION A	ADEQUATE PROVISION A	POOR PROVISION A
ADDINGTON	5.24	Not provided											
AYLESFORD	7.41	Not provided											
BIRLING	1.08												
BOROUGH GREEN	0.88	Not provided											
BURHAM	8.05												
DITTON	6.27												
EAST PECKHAM	5.12												
EM&L	15.13												
HADLOW	15.59												
HILDENBOROUGH	2.67												
IGHTHAM	6.14												
KINGS HILL	7.41												
LEYBOURNE	16.28												
MEREWORTH	7.54												
OFFHAM	4.31												
PLATT	23.78												
PLAXTOL	4.6												
RYARSH	8.63												
SHIPBOURNE	133.35									N/A			
SNODLAND	8.23												

PARISH	HA PER 1000 POP	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION	GOOD PROVISION	ADEQUATE PROVISION	POOR PROVISION
		NG	ION NG	ON NG	ON AGS	ON AGS	ON AGS	ON CYP	ON CYP	ON CYP	ON A	ON A	ON A
STANSTED	8.65	Not provided											
TONBRIDGE	5.51												
TROTTISCLIFFE	113.46	Not provided											
WATERINGBURY	2.51												
WEST MALLING	10.86												
WESTPECKHAM	3.84									N/A			N/A
WOULDHAM	4.42												
WROTHAM	12.55												

PARKS AND GARDENS ARE BOROUGH WIDE AND OUTDOOR SPORTS FACILITIES ARE DETAILED IN THE PPS

Table 66 - overview of the Parish Council's views on the provision of types of open space within their parish.

4.5 The Development of new standards for Tonbridge and Malling

4.5.1 – Introduction

This section explains how the new standards for Tonbridge and Malling have been developed and provides specific information and justification for each of the typologies where standards have been proposed. The justification for the standards draws on consultation with the parish councils and comparisons with national standards (FiT) and surrounding local authorities, as well as the audit of provision.

The new standards of provision for open space proposed below have been developed in-line with the NPPF. Standards comprise the following components:

Quantity standards: These are determined by the analysis of existing quantity, consideration of national standards and benchmarks and evidence gathered from the parish council survey. It is important that quantity standards are locally derived and are realistic and achievable. The recommended standards need to be robust, evidence-based and deliverable through new development and future mechanisms for securing contributions through on-site provision and Section 106 contributions.

Accessibility standards: These reflect the needs of potential users. Spaces likely to be used on a frequent and regular basis need to be within easy walking or driving distance and to have safe access. Consideration is also given to existing standards, national standards and benchmarks.

Quality standards: National guidance is provided in the 'Green Flag' quality standard which sets out benchmark criteria for quality open spaces. Tonbridge and Malling Borough Council has been using these criteria to audit its open spaces since 2009. It also carries out annual consultation in many of its parks to understand what users are happy with, or would like to see improved.

TMBC should continue with this method of quality assurance and should use the latest audit to prioritise improvements to ensure the high quality of open space that it currently achieves.

The standards that have been proposed are for minimum guidance levels of provision. So, just because geographical areas may enjoy levels of provision exceeding minimum standards does not mean there is a surplus, as all such provision may be well used. Equally, there may be instances where shortfalls against the minimum standards are not necessarily a problem e.g. due to the location and access to the countryside or other facilities.

4.5.2 Parks and Gardens

Recommended Quantity Standard	Recommended Access Standard
0.80ha/1000 population	15 minutes walking time /1200m radial distance 20 minutes drive time - Strategic Parks

Existing national and local policies

In 2010 the Managing Development and Environment DPD recommended the following local standards for Parks and Gardens:

- Quantity - 2.5ha /1000 population
- Access – 20 minutes’ drive time.

The existing average level of provision in the borough is 2.15 ha/1000 people. These parks are large, multifunctional, strategic facilities which serve the entire population of Tonbridge and Malling and also attract visitors from well beyond its boundaries. However, they are not geographically distributed evenly throughout the district and this means that many people within the borough must drive to access these facilities. Moreover, the Fields in Trust (FiT) Guidance for Outdoor Sport and Play report *‘Beyond the Six Acre Standard’* proposes a benchmark guideline of 0.80ha/1000 population for parks and gardens, with a walking distance guideline of 710m, which would provide much more local provision.

Proposed new quantity and accessibility standard

Health and sustainability is a clear national policy direction and there is an opportunity for these smaller, more local facilities to also provide integrated play facilities and small sports/ball courts or facilities for young people. Some parish councils have also expressed a desire for more facilities for young people. This would encourage greater opportunities for exercise and social integration and improve health and wellbeing outcomes to all areas in the borough.

In its 2023 report *‘Green Infrastructure Framework - Principles and Standards for England’* Natural England recommended a target for “everyone to have access to and benefit from good quality green and blue spaces within 15 minutes’ walk from home”. This is a rational accessibility target to aim for in areas where the population is likely to increase in the future.

The role of the strategic parks as multifunctional open spaces serving a local and borough-wide population remains an important feature of Tonbridge and Malling’s unique character. They provide space for events and large-scale activities as well as high quality facilities as a ‘day out’ destination. They also facilitate a range of activities, from formal/historic settings such as Tonbridge Castle to water sports activities at Leybourne Lakes and natural /semi natural areas such as Haysden Country Park. A 20 minute drive time remains a reasonable accessibility standard for these strategic parks.

4.5.3 - Children and Young Peoples Play

Recommended Quantity Standard	Recommended Access Standard
0.25 ha per 1000 population	6 minutes walking time - 480 m radial distance

Existing National and Local Policies

The 2010 Managing Development and Environment DPD recommended the following local standards for Children and Young Peoples Play:

- Quantity: 0.10 ha/1000 population (a combined standard for both children and young people).
- Access: 480m for most areas

The FiT guidance 'Beyond the Six Acre Standard' recommends provision of 0.25ha/1000 population of equipped/designated play areas with a walking distance guideline of 480m (6 minutes)

Proposed new quantity and accessibility standard

Current boroughwide levels of provision of children and young peoples play space is 0.14 ha/1000 population. The parish council survey indicated that most parishes felt they had good or adequate levels of children's play space, but some would like to see more provision for older children and young people.

In 2022 Play England provided results from the Play Day 2022 survey which demonstrates that regularly playing out is associated with better wellbeing during childhood, as well as better mental health into adulthood. The survey results show that children want to spend more time outside in the area in which they live and that the proportion of children saying this has increased significantly since the last survey was conducted in 2013.

In May 2025 Play England released its first strategy since 2010. 'It all Starts with Play' is a 10-year strategy which sets out a practical and ambitious roadmap to restore a play-based childhood for all children by 2035.

The strategy would like to see greater accessibility and provision for play that is 'child-led' through forums to embed children's voices in strategy renewal, national policy and local action⁵.

Play England would like to '*embed the principle of play sufficiency in place-based planning, making play visible in local plans, housing strategies and green infrastructure*'

It is therefore recommended that the quantity standard should follow the FiT guidance of 0.25 hectares per 1000 population, to ensure that there is sufficient play space in the borough for

⁵ It All Starts with Play – Play England, May 2025 . p4

future generations of children. It is recommended to retain the 480m access standard for play, which is also recommended by FiT.

MUGA's, Skate Parks, BMX and other teen provision has been done as part of the Playing Pitch and Outdoor Sports Facilities Strategy (PPS), where provision of informal outdoor facilities is assessed in chapter 14. The assessment covers Multi-use Games Areas (MUGAs), skateparks, BMX tracks and outdoor fitness equipment. Based upon the analysis in the PPS, the following standards are proposed:

Proposed new MUGAs standard

Recommended Quantity Standard	Recommended Quality Standard	Recommended Access Standard
One MUGA per 7,500 people	Maintained to at least 'standard' quality	10 mins walking time

The current quantity of provision in the borough is one MUGA per 7,344 people and there is no evidence of any unmet demand.

There are some quality issues, particularly relating to disabled access, but court surfaces and fencing are all rated as at least standard quality.

A 10-minute walking time catchment is appropriate to define accessibility to MUGAs based upon current patterns of use. On this basis, there are some geographical gaps in provision.

Proposed new Skateparks/BMX tracks standard

Recommended Quantity Standard	Recommended Quality Standard	Recommended Access Standard
One skatepark/BMX track per 20,000 people	Maintained to at least 'standard' quality	15 mins cycling time

The current quantity of provision in the borough is one skatepark/BMX track per 18,866 people and there is no evidence of any unmet demand.

There are some quality issues, particularly relating to disabled access, but most aspects of most sites are rated as at least standard quality.

A 15-minute cycling time catchment is appropriate to define accessibility to skateparks/BMX tracks, based upon current patterns of use. On this basis, there are some geographical gaps in provision, particularly around Kings Hill.

Proposed new outdoor fitness equipment standard

Recommended Quantity Standard	Recommended Quality Standard	Recommended Access Standard
One outdoor fitness facility per 10,000 people	Maintained to at least 'standard' quality	15 mins walking time

The current quantity of provision in the borough is one outdoor fitness facility per 10,169 people and there is no evidence of any unmet demand.

There are some quality issues, particularly relating to disabled access, but court surfaces and fencing are all rated as at least standard quality.

A 15-minute walking time catchment is appropriate to define accessibility to outdoor fitness facilities, based upon current patterns of use. On this basis, there are some geographical gaps in provision.

4.5.4 - Outdoor Sports Facilities

Recommended Quantity Standard	Recommended Quality Standard	Recommended Access Standard
1.62 ha per 1000 population	Maintained to at least 'standard' quality	15 mins drivetime

TMBC's Managing Development and Environment DPD (2010) recommended the following local standards for outdoor sports facilities: -

- Quantity – 2.05ha/1000 population
- Access – 20 minutes' drive

Fields in Trust proposes a benchmark guideline of 1.6ha/1000 population of outdoor sports, and a walking distance guideline of 1200m.

Quantity standard for outdoor sports facilities

The Tonbridge and Malling Playing Pitch and Outdoor Sports Facilities Strategy being developed in parallel with the Open Spaces Study identifies that there are shortfalls in provision of some types of grass football pitches, '3G' football turf pitches, cricket pitches, rugby pitches and netball and tennis courts. In most cases, needs can be met by improving the quality (and capacity) of existing sites, so no additional space is required to address current needs. For this reason, the existing levels of provision (1.62ha/1000 people) are an appropriate spatial standard to set to meet formal sports needs.

For the informal recreational functions that sports grounds serve, all parish councils believe that local needs are fully met by existing levels of provision.

Access standard for outdoor sports facilities

The Tonbridge and Malling Playing Pitch and Outdoor Sports Facilities Strategy being developed in parallel with the Open Spaces Study, identifies that for most types of outdoor sports facility, the 'effective catchment' (the distance travelled by 90% of users and the mode of transport used by the majority of users) is 15-minutes' drive time. The whole population of the borough is within 15-minutes' drive time of at least one of every type of outdoor sports facility.

4.5.5 - Accessible Natural Greenspace

Recommended Quantity Standard	Recommended Access Standard
1.8 ha per 1000 population	12 minutes walking time, 960m radial distance

Existing national and local standards

TMBC's Managing Development and Environment DPD (2010) recommended the following local standards for accessible greenspace: -

- Quantity – 0.73ha in urban Tonbridge to 2.8ha in urban Medway Gap and 1.83/3.0 in rural settlements
- Access - Urban 960m, Rural - one within or adjacent to the village confines

Fields in Trust proposes a benchmark guideline of 1.8ha/1000 population of amenity green space, and a walking distance guideline of 720m.

Current provision comprises numerous tracts of natural greenspace, which often cross the boundaries of a number of parishes. This results in some parishes having large amounts of accessible natural green space and a small number without any. Nevertheless, most sites are readily accessible by public rights of way. The current quantity and accessibility standard shows deficiencies in some parishes. However, there are several sites in the parks and gardens typology which can also be considered to be natural or semi-natural greenspace, namely Haysden, Trosley and Leybourne Lakes Country Parks, which might contribute to provision and fill any accessibility gaps.

Proposed new quantity and accessibility standard

Most parish councils consider that they have good or adequate levels of natural greenspace to meet local needs.

Natural England describes an initial target for accessible greenspace in its 2023 Green Infrastructure document as '*Everyone has access to good quality parks, green and blue spaces close to home for health and wellbeing, to meet the Accessible Greenspace Standards, with an initial focus on access to green and blue spaces within 15 minutes' walk from home*'.⁶ This document sets out targets and standards for natural greenspace which might be applied, and should be read in conjunction with TMBC's Green Infrastructure Strategy.

Sevenoaks and Tunbridge Wells Councils (both adjoining and similar districts) use the Fields in Trust standard (1.8ha/1000) and this was also applied in TMBC for rural service centres in the Managing Development and Environment DPD. It is therefore recommended that the

⁶ Green Infrastructure Framework - Principles and Standards for England 2023. Natural England p 11

standard is set at 1.8 hectares per 1000 population and retains the 960 metres accessibility standard.

4.5.6 - Amenity Greenspace

Recommended Quantity Standard	Recommended Access Standard
0.8 ha per 1000 population	480 metres

Existing national and local standards

TMBC’s Managing Development and Environment DPD (2010) recommended the following local standards for amenity greenspace:

- Quantity – 0.76ha for urban areas) to 3.0/2.4 ha for rural settlements/1000 population
- Access – 480 metres walking distance in urban areas and in rural settlements one within or adjacent to the village confines

Fields in Trust proposes a benchmark guideline of 0.6ha/1000 population of amenity green space, and a walking distance guideline of 480m.

Proposed new quantity and accessibility standard

Provision varies significantly across parishes, with three having no provision and some exceeding the average level of provision.

The value of ‘amenity green space’ must be recognised especially within housing areas, where it can provide important local opportunities for play, exercise and visual amenity that are almost immediately accessible. It is important to strike the correct balance between having sufficient space to meet the needs of the community for accessible and attractive space for recreation and having a quiet space for sitting and contemplation with native planting and trees. The aim would be to provide guidance for development to specify multifunctional open space which have both a recreational value and biodiversity value through native planting appropriate for a largely rural borough such as Tonbridge and Malling.

Sevenoaks District uses the FiT guidelines of 0.6 ha/1000 population while Tunbridge Wells requires 0.8 ha /1000 population. Given that the existing standard is 0.76 /3 ha per 1000 and currently boroughwide there are 0.79 ha/1000 of amenity greenspace available, it is recommended to follow Tunbridge Wells quantity standard.

The 2010 TMBC accessibility standard and the FiT accessibility standard of 480m walking distance are the same. Both were informed by market research, and it is recommended that this remains the same.

4.5.7 Summary of proposed open space standards

Typology	Quantity Standards (ha per 1000 population)	Access Standard
Parks and Gardens	0.80	1200m radial walking distance (20 minutes' drive time for strategic parks)
Amenity Greenspace	0.80	480m radial walking distance
Natural Greenspace	1.80	960m radial walking distance
Outdoor Sports Facilities	1.62	15 minutes' drive time
Childrens and Young Peoples Play	0.25	480m radial walking distance
Total for new provision	5.27	
MUGAs	1 per 7,500 people	10 minutes' walking time
Skateparks/BMX Tracks	1 per 20,000 people	15 minutes' cycling time
Outdoor Fitness Gyms	1 per 10,000 people	15 minutes' walking time

Table 67 - Summary of proposed open space standards

The above table shows the proposed standards for Tonbridge and Malling for the new Local Plan period. In the following section these standards will be applied for existing open spaces and for the future using projected housing numbers.

5 APPLICATION OF LOCAL STANDARDS

5.1 Future supply and need for open space – quantity and accessibility

This section of the report considers the overall implications at the borough level for open space provision from the predicted population growth. The currently identified plan period is 2024 to 2042. A projection based on assessed housing needs predicts an approximate population of 177,126 by 2042, an increase of 45,126. The gross housing need across the plan period (2024-2042) is 19,620 dwellings).

The standards within this Study can be applied to any housing allocation/growth option (once determined) to determine the specific requirements for new open space, alongside consideration of the existing access to and supply of open space within the parish that a development falls. If there is a deficit in a parish, the on-site provision of a particular open space as part of new development might be considered a priority, however this will need to be considered on a case-by-case basis, taking into account other open space requirements in the area.

The quantity of provision is assessed using the proposed quantity standards for each of the typologies. Recommended standards are expressed as hectares of open space per 1,000 people.

The quantity assessment looks at the existing levels of provision, then uses the proposed standard and the population (Census 2021) within each parish to assess the existing and required level of provision.

The existing quantity has been calculated using GIS, which has been checked by desktop survey and on site as well as information from the parishes. From this a calculation is made of the supply, which will either be sufficient or insufficient. Future quantity has been considered for both parish and borough wide, however, it is the parish assessment which is more relevant taking into account any existing quantity shortfalls in open space provision. Quantity levels should be utilised to indicate any lack of provision, however, this should be done in conjunction with the accessibility and quality of provision also.

5.1.1 Existing supply of Parks and Gardens using proposed standards

PARISHES	TYOLOGY	Parks and Gardens Proposed Standard 0.8 HA PER 1000	HECTARES OF EXISTING PG	CURRENT EXCESS/ DEFICIT
EM&L	PG	11.35	110.46	99.11
Addington	PG	0.64	0	-0.64
Aylesford	PG	9.34	2.56	-6.78
Birling	PG	0.37	0	-0.37
Borough Green	PG	1.03	0	-1.03
Burham	PG	1.03	0	-1.03
Ditton	PG	3.97	0	-3.97
East Peckham	PG	3.15	0	-3.15
Hadlow	PG	3.15	0	-3.15
Hildenborough	PG	3.98	0	-3.98
Ightham	PG	1.63	0	-1.63
Kings Hill	PG	7.31	0	-7.31
Leybourne	PG	3.76	0	-3.76
Mereworth	PG	0.88	0	-0.88
Offham	PG	0.59	0	-0.59
Platt	PG	1.44	0	-1.44
Plaxol	PG	0.91	0	-0.91
Ryarsh	PG	0.83	0	-0.83
Shipbourne	PG	0.39	0	-0.39
Snodland	PG	9.46	7.94	-1.52
Stanstead	PG	0.42	0	-0.42
Tonbridge	PG	29.76	73.68	43.92
Trottscliffe	PG	0.41	72	71.59
Wateringbury	PG	1.58	0	-1.58
West Malling	PG	2.04	20.77	18.73
West Peckham	PG	0.28	0	-0.28
Wouldham	PG	2.22	0	-2.22
Wrotham	PG	1.57	0	-1.57

Table 68 - Existing supply of Parks and Gardens using proposed standards

5.1.2 Future supply and need for Parks and Gardens – Borough wide

BOROUGHWIDE	POULATION IN 2042	Parks and Gardens Proposed Standard 0.8 HA PER 1000	HECTARE S OF EXISTING PG	EXCESS/DEFICIT IN 2042
Parks and Gardens	177,126	141.696	285	143.304

Table 69 - Future supply and need for Parks and Gardens

5.1.3 Existing supply of Children and Young Peoples Play using proposed standards

PARISHES	TYOLOGY	CYP requirement using proposed standard 0.25 HA PER 1000	HECTARES OF EXISTING CYP	CURRENT EXCESS/DEFICIT
EM&L	CYP	3.55	0.33	-3.22
Addington	CYP	0.20	0.08	-0.12
Aylesford	CYP	2.92	1.26	-1.66
Birling	CYP	0.12	0	-0.12
Borough Green	CYP	1.08	0.22	-0.86
Burham	CYP	0.32	0.14	-0.18
Ditton	CYP	1.24	0.38	-0.86
East Peckham	CYP	0.82	0.08	-0.74
Hadlow	CYP	0.98	0.26	-0.72
Hildenborough	CYP	1.24	0.22	-1.02
Ightham	CYP	0.51	0.1	-0.41
Kings Hill	CYP	2.29	8.29	6.01
Leybourne	CYP	1.17	0.16	-1.01
Mereworth	CYP	0.27	0.07	-0.20
Offham	CYP	0.19	0.03	-0.16
Platt	CYP	0.45	0.27	-0.18
Plaxol	CYP	0.28	0.51	0.23
Ryarsh	CYP	0.26	0.15	-0.11
Shipbourne	CYP	0.12	0	-0.12
Snodland	CYP	2.96	0.71	-2.25
Stanstead	CYP	0.13	0.09	-0.04
Tonbridge	CYP	9.30	3.02	-6.28

PARISHES	TYOLOGY	CYP requirement using proposed standard 0.25 HA PER 1000	HECTARES OF EXISTING CYP	CURRENT EXCESS/DEFICIT
Trottiscliffe	CYP	0.13	0.04	-0.09
Wateringbury	CYP	0.49	0.1	-0.39
West Malling	CYP	0.64	0.63	-0.01
West Peckham	CYP	0.09	0	-0.09
Wouldham	CYP	0.69	0.14	-0.55
Wrotham	CYP	0.49	0.72	0.23

Table 70 Existing supply of Children and Young Peoples Play using proposed standards

5.1.4 Future supply and need for Children and Young Peoples Play – Borough wide

BOROUGHWIDE	POULATION IN 2042	CYP requirement using proposed standard 0.25 HA PER 1000	HECTARES OF EXISTING PG	EXCESS/DEFICIT IN 2042
CYP	177,126	44.28	18	-26.28

Table 71 - Future supply and need for Children and Young Peoples Play

5.1.5 Existing supply of Outdoor Sports Facilities using proposed standards

PARISHES	TYOLOGY	Outdoor Sports Facilities requirement using proposed standard 1.62 HA PER 1000	HECTARES OF EXISTING OSF	CURRENT EXCESS/DEFICIT
EM&L	OSF	22.98	11.85	-11.13
Addington	OSF	1.29	2.83	1.54
Aylesford	OSF	18.91	21.31	2.40
Birling	OSF	0.75	0	-0.75
Borough Green	OSF	7.03	1.91	-5.12
Burham	OSF	2.09	1.73	-0.36
Ditton	OSF	8.03	16.29	8.26
East Peckham	OSF	5.32	6.26	0.94

PARISHES	TYOLOGY	Outdoor Sports Facilities requirement using proposed standard 1.62 HA PER 1000	HECTARES OF EXISTING OSF	CURRENT EXCESS/DEFICIT
Hadlow	OSF	6.37	5.52	-0.85
Hildenborough	OSF	8.06	3.93	-4.13
Ightham	OSF	3.30	3.24	-0.06
Kings Hill	OSF	14.81	14.47	-0.34
Leybourne	OSF	7.61	7.62	0.01
Mereworth	OSF	1.77	1.51	-0.26
Offham	OSF	1.20	0.12	-1.08
Platt	OSF	2.91	8.97	6.06
Plaxol	OSF	1.84	0.93	-0.91
Ryarsh	OSF	1.67	0	-1.67
Shipbourne	OSF	0.79	9.06	8.27
Snodland	OSF	19.16	62	42.84
Stanstead	OSF	0.85	3.77	2.92
Tonbridge	OSF	60.26	3.3	-56.96
Trottiscliffe	OSF	0.83	1.83	1.00
Wateringbury	OSF	3.20	3.3	0.10
West Malling	OSF	4.14	4.42	0.28
West Peckham	OSF	0.56	11	10.44
Wouldham	OSF	4.49	4.42	-0.07
Wrotham	OSF	3.18	11	7.82

Table 72 - Existing supply of Outdoor Sports Facilities using proposed standards

5.1.6 Future supply and need for Outdoor Sports Facilities – Borough wide

BOROUGHWIDE	POULATION IN 2042	Outdoor Sports Facilities requirement using proposed standard 1.62 HA PER 1000	HECTARES OF EXISTING PG	EXCESS/DEFICIT IN 2042
Outdoor Sports Facilities	177,126	286.9344	213.64	-73.2944

Table 73 - Future supply and need for open space by 2041 – Outdoor Sports Facilities

5.1.7 Existing supply of Natural Greenspace using proposed standards

PARISHES	TYOLOGY	Natural Greenspace requirement using proposed standard 1.80 HA PER 1000	HECTARES OF EXISTING NGS	CURRENT EXCESS/DEFICIT
EM&L	NGS	25.53	80.12	54.59
Addington	NGS	1.43	0.46	-0.9728
Aylesford	NGS	21.01	30.05	9.04
Birling	NGS	0.84	0	-0.8352
Borough Green	NGS	7.81	1.21	-6.60
Burham	NGS	2.33	2.12	-0.21
Ditton	NGS	8.92	12.9	3.98
East Peckham	NGS	5.91	8.4	2.49
Hadlow	NGS	7.08	52	44.92
Hildenborough	NGS	8.96	1.27	-7.69
Ightham	NGS	3.66	88.62	84.96
Kings Hill	NGS	16.45	7.21	-9.24
Leybourne	NGS	8.46	61.54	53.08
Mereworth	NGS	1.97	4.47	2.50
Offham	NGS	1.33	0	-1.33
Platt	NGS	3.23	29.63	26.40
Plaxol	NGS	2.04	0.91	-1.13
Ryarsh	NGS	1.86	2.24	0.38
Shipbourne	NGS	0.88	61.66	60.78
Snodland	NGS	21.29	60.53	39.25
Stanstead	NGS	0.95	0	-0.9
Tonbridge	NGS	66.95	30.29	-36.66
Trottiscliffe	NGS	0.93	5.82	4.89
Wateringbury	NGS	3.56	0	-3.56
West Malling	NGS	4.60	0	-4.60
West Peckham	NGS	0.62	0	-0.62
Wouldham	NGS	4.99	4.48	-0.51
Wrotham	NGS	3.53	11.41	7.88

Table 74 Existing supply of Natural Greenspace using proposed standards

5.1.8 Future supply and need for Natural Greenspace – Borough wide

BOROUGHWIDE	POULATION IN 2042	Natural Greenspace requirement using proposed standard 1.80 HA PER 1000	HECTARES OF EXISTING NG	EXCESS/DEFICIT IN 2042
Natural Greenspace	177,126	318.816	576.12	257.304

Table 75 -Future supply and need for Natural Greenspace

5.1.9 Existing supply of Amenity Greenspace using proposed standards

PARISHES	TYOLOGY	Amenity Greenspace requirement using proposed standard 0.80 HA PER 1000	HECTARES OF EXISTING AGS	CURRENT EXCESS/DEFICIT
EM&L	AGS	11.35	8.11	-3.24
Addington	AGS	0.64	0.49	-0.1468
Aylesford	AGS	9.34	21.18	11.84
Birling	AGS	0.37	0	-0.3712
Borough Green	AGS	3.47	0.18	-3.29
Burham	AGS	1.03	4.9	3.87
Ditton	AGS	3.97	0.76	-3.21
East Peckham	AGS	2.63	0.2	-2.43
Hadlow	AGS	3.15	0.14	-3.01
Hildenborough	AGS	3.98	6.72	2.74
Ightham	AGS	1.63	0	-1.63
Kings Hill	AGS	7.31	4.85	-2.46
Leybourne	AGS	3.76	6.9	3.14
Mereworth	AGS	0.88	1.09	0.21
Offham	AGS	0.59	1.4	0.81
Platt	AGS	1.44	2.5	1.06
Plaxol	AGS	0.91	1.7	0.79
Ryarsh	AGS	0.83	0	-0.83
Shipbourne	AGS	0.39	0.37	-0.02
Snodland	AGS	9.46	13.93	4.47
Stanstead	AGS	0.42	0.18	-0.2
Tonbridge	AGS	29.76	22	-7.76

PARISHES	TYPOLOGY	Amenity Greenspace requirement using proposed standard 0.80 HA PER 1000	HECTARES OF EXISTING AGS	CURRENT EXCESS/DEFICIT
Trottiscliffe	AGS	0.41	0.15	-0.26
Wateringbury	AGS	1.58	0.09	-1.49
West Malling	AGS	2.04	0.06	-1.98
West Peckham	AGS	0.28	0.86	0.58
Wouldham	AGS	2.22	2.13	-0.09
Wrotham	AGS	1.57	0	-1.57

Table 76 -Existing supply of Amenity Greenspace using proposed standards

5.1.10 Future supply and need for Amenity Greenspace – Borough wide

BOROUGHWIDE	POULATION IN 2042	Amenity Greenspace requirement using proposed standard 0.80 HA PER 1000	HECTARES OF EXISTING PG	EXCESS/DEFICIT IN 2042
Amenity Greenspace	177,126	141.696	104.68	-37.016

Table 77 -Future supply and need for Amenity Greenspace

6 OPEN SPACE AND POLICY RECOMMENDATIONS

This section sets out options and policy recommendations for open space within Tonbridge and Malling. It draws on the previous parts of the Study to bring together informed recommendations and address specific requirements of the Study brief.

6.1 Recommendations

6.1.1 Recommendation 1 – Protect open space provision

It is important for all open space to be protected. This is due to gaps in catchment mapping and the identified additional future need as set out in Part 5. The distribution of open space varies across the borough, however, there are identified shortages of at least 1 typology of open space in all parishes. It is therefore recommended that priority is placed on protecting those open spaces where there is an existing shortfall of supply.

6.1.2 Recommendation 2 - Ensure low quality sites in areas of quantity or accessibility shortfalls are prioritised for enhancement

The policy approach to these sites should be to enhance their quality. This is especially the case if the site is deemed to be of high value. Such sites should be protected, along with all open space sites, in order for their quality to be improved. Appendix 2 identifies those sites that should be given priority for enhancement if possible. It is also important for other low-quality sites to be addressed in terms of their quality deficiency. Some of the key observations which relate to site enhancement include:

- The importance of providing high quality provision and maintenance of formal facilities such as Parks and Gardens and Play Space.
- The need for additional and improved facilities for young people.
- The need to ensure high quality open spaces are designed and provided through new development where feasible.
- The importance of rights of way and natural green space, and the need to maintain and enhance provision for biodiversity.
- The role of open space in contributing to wider initiatives and strategies, such as health and wellbeing.
- Extending and enhancing the network of green infrastructure including the connectivity between sites and improved accessibility to existing sites.

6.1.3 Recommendation 3 - Recognise role of high quality and value sites

Sites within this category should be viewed as being key areas of open space provision. The quality and value data in Appendix 2 identifies those sites rating high for quality and value. Such sites are likely to provide multiple social and value benefits. Sites rating low for quality and/or value should also be retained with a view, to either improving quality or

exploring their ability to help meet gaps/deficiencies in other forms of open space.

The focus should be on continuing to improve the quality and facilities at multifunctional and strategic sites. The larger Children's Play Areas should continue to be enhanced. These sites are highly valued by residents and many people are willing to drive there, as the facilities provide a 'day out' for visitors.

6.1.4 Recommendation 4 – parishes identified as having gaps in quantity or catchment mapping should be recognised through protection and enhancement.

These are sites which might help to meet the identified catchment gaps, or quantity deficiencies for other open space typologies, such as amenity greenspace to natural and semi- natural greenspace, or new parks and gardens as the population grows.

Section 3.3 provides maps by parish showing the quality and value audit results, as identified within the quality audit, provided to the Council as an Excel database. An overview of the open space quality audit scores is provided in Appendix 1. Where new housing development is proposed, consideration should be given to improving existing open spaces within the parish where the development is located and / or improving accessibility to open space types that are not available through new site provision.

6.1.5 Recommendation 5 - The need for additional allotments should be led by demand.

Waiting lists at allotment sites within some of the parishes imply that supply is not meeting demand in some areas. Consultation with the parish councils will identify if new sites are required. Therefore, waiting list numbers, rather than the application of a standard should be used to determine the need for new allotment provision.

6.1.6 Recommendation 6 - Keeping data, report and supporting evidence base up to date in order to reflect changes.

Whilst significant changes are not as common for open space, inevitably over time changes will occur through the creation of new provision, loss of provision and/or alterations to site boundaries and management. Population change and housing growth are also another consideration to review when undertaking any form of update as this may impact on quantity levels and provision standards. Keeping up to date GIS data or other records to help identify where new open space has been created is recommended.

6.2 Implementation and provision

The requirements for on-site or off-site provision will vary according to the type of open space to be provided but in general should be based upon the number of persons generated from the net increase in dwellings as per the development scheme and as per the quantity standards. Future need should also consider accessibility and whether or not existing provision can be sufficiently enhanced to meet the need that arises from a development. Collecting contributions from developers can be undertaken through Planning Obligations

to ensure future development addresses any adverse impacts it creates. If required, Planning Conditions can be used to ensure that key requirements are met.

6.2.1 Planning obligations

Planning Obligations are the main mechanism available to the Council to ensure future development addresses any adverse impacts it creates in respect of open space provision. If required, Planning Conditions can be used to ensure that key requirements are met. Planning Conditions and Obligations (often known as Section 106 Agreements) require individual developments to provide or pay for the provision of development specific infrastructure requirements. They are flexible and can be used to deliver a wide range of site and community infrastructure benefits. A development should make appropriate provision of services, facilities and infrastructure to meet its own needs. Where sufficient capacity does not exist, the development should contribute what is necessary either on-site or by making a financial contribution towards provision elsewhere.

6.2.2 Off-site contributions

Where it is not appropriate to make any new provision on-site, it may be more appropriate to seek to enhance the quality of existing provision and/or improve access and linkages to existing sites. In some instances, it may also be more beneficial for an off-site contribution to avoid the creation of small incremental spaces that would be difficult to maintain. Costs required for the enhancement of existing open space and provision of new open spaces should be clearly identified and revised on a regular basis.

6.2.3 Maintenance contributions

There will be a requirement on developers to demonstrate that any new provision will be managed and maintained appropriately. In some instances, the site may be adopted by the Parish, Town or Borough Council, which would require the developer to submit a sum of money to pay the costs of the site's future maintenance. Alternatively, the developer may choose to pay a private management company to maintain the site. Often the procedure for councils adopting new sites includes:

- The developer being responsible for the installation and maintenance of the site for an initial agreed establishment period.
- Sums to cover the maintenance costs of a site (once transferred to the Council) should be intended to cover an agreed set period.
- Calculations to determine the amount of maintenance contributions required should be based on current maintenance costs.

6.2.4 Conclusion

This Study provides a snapshot of the status of open space within Tonbridge and Malling Borough Council in 2023/2024. It is important that the recommendations included within this assessment are acknowledged in relevant documents, as and

when they are reviewed. Council Officers and Members play a pivotal role in adopting and promoting the recommendations within the assessment, and ensuring that key stakeholders such as parish councils, are engaged in open space provision in the future.

APPENDIX 1

Quality and Value Scoring 2023

The tables below are a summary of the results of the site audit which took place in 2023. Some sites were provided at a later date by the parish councils during the consultation, and consequently were not surveyed.

Quality Scoring

Tonbridge and Malling Red/Amber/Green Analysis (as used in 2009 and 2015 quality surveys)

Modified green flag park award criteria were adopted for the qualitative assessments in the **2009/2015/2023** audits.

The quality criteria were applied to five fields namely:

Accessible

Welcome, healthy, safe and secure

Well maintained and clean

Ancillary facilities

Equipment.

A scoring ratio of 1 (low) to 5 (high) was used to record the quality rating against each factor. The **red/amber/green** system was used to differentiate sites that are good (green) or at least adequate or average (amber) from sites that need enhancement (red).

TYOLOGIES	Abbreviation	Green	Amber	Red
Parks and Gardens	PG	66%+	50%+	49% -
Amenity Greenspace	AGS	65%+	50%+	49% -
Children and Young People	CYP	70%+	55%+	49% -
Open Sports Facilities	OSF	70%+	55%+	54% -
Natural Greenspace	NG	65%+	50%+	49% -

Value Scoring

Sites	Score	Red / Amber / Green
Very High Value	60% and above	Green
High Value	41 - 59%	Amber
Moderate Value	40% and below	Red

Value Criteria

	A (5)	B (4)	C (3)	D (2)	E (1)
<i>Other sites close by</i>	Very few sites	Fair proportion of sites	Good proportion of sites	High proportion of sites	Very high proportion
<i>Level of use (parish councils survey)</i>	Busy sites	Popular sites	Frequently used sites	Quiet sites	Not used
<i>IOD Multiple Deprivation Rank KENT</i>	1 (most deprived)	3.25	5.5	7.5	10 (least deprived)
<i>Ecological benefits & Landscape value (screening etc)</i>	Very High	High	Average	Low	Very Low
<i>* Potential Health Benefits</i>	% of people in bad health very high	% of people in bad health high	% of people in bad health average	% of people in bad health low	% of people in bad health very low

* Data compiled by ESRI from the UK Census 2011 showing Health. (2021 Census has not available yet but is said to be comparable with 2011). The data is symbolised based on the percentage of people described as being in very good to bad health living in an area. Re-uploaded 21st July 2020.

Parks and Gardens

Site Reference	Site Name	Parish	% Value Score	% Quality Score 2023
800	Haysden Country Park	Tonbridge	76	87.5
801	Leybourne Lakes	East Malling and Larkfield	80	95
802	Manor Park Country Park	West Malling	84	90
803	Nevill Park	Snodland	80	57.5
804	Trossley Country Park	Trottscliffe	92	72.5
805	Tonbridge Castle	Tonbridge	76	92.5
806	St Leonards Tower	West Malling	60	60
809	Heath Farm Country Park	East Malling and Larkfield	84	40

Amenity Greenspace

Site Reference	Site Name	Parish	% Value Score	% Score 2023
100	Gighill Farm Green	East Malling and Larkfield	56	65
101	Bishops Oak Ride Trench Road	Tonbridge	52	70
103	Whilbrel Green	East Malling and Larkfield	60	70
105	Bentley Close / Garden of Honor	Aylesford	68	87.5
108	AGS Parallel with M20	Ditton	40	27.5
110	Oxley Shaw Lane	Leybourne	56	80
113	Crow Hill	Borough Green	44	77.5
115	Northwood Road	Tonbridge	52	65
116	Bishop Oak Ride	Tonbridge	60	75
119	Willow Mead	Leybourne	56	82.5
120	Augers Field	Snodland	56	62.5
121	Teston Road Playing Field	Offham	56	97.5
122	Willow Road	Leybourne	52	87.5
123	Oxley Shaw Lane	Leybourne	52	90
124	Lilliburn Open Space	Leybourne	52	85
125	Castle Way	Leybourne	56	77.5
126	Rear Of Hamble Road?	Tonbridge	40	70
127	Longmead Way	Tonbridge	52	80
129	Pond St Benedict Rd	Snodland	40	80
130	Covey Hill Rd	Snodland	52	57.5
131	The Green	Snodland	48	50
132	Willow Side	Snodland	52	67.5
135	Waveney Road	Tonbridge	60	70
136	Brungners Walk	Tonbridge	52	70
137	Barleycorn	Leybourne	52	82.5
138	The Green Anson Avenue	Kings Hill	56	77.5

Site Reference	Site Name	Parish	% Value Score	% Score 2023
140	New Road	East Malling and Larkfield	56	77.5
141	Ashby Close	Snodland	52	Not Surveyed
143	East Of Kingfisher Lakes	Snodland	60	77.5
146	Pilgrim View	Snodland	44	65
147	Church Road	Offham	48	57.5
148	Bluebell Hill Picnic Area	Burham	72	80
153	Scotchers Field	Tonbridge	56	90
154	Mill Stream	Tonbridge	44	50
156	Lodge Oak Lane	Tonbridge	48	70
157	Upper Haysden Lane	Tonbridge	48	75
158	Brook Street	Tonbridge	40	75
159	Yardley Park Road the Haydens	Tonbridge	24	70
160	Shipbourne Road	Tonbridge	64	62.5
161	Village Green Mount Pleasant	Hildenborough	44	75
162	Offham Village Green	Offham	60	82.5
163	Lime Crescent	East Malling and Larkfield	64	77.5
164	Royal British Legion Village	Aylesford	72	80
165	Russett Close	Aylesford	48	70
166	Colombine Road	East Malling and Larkfield	60	80
167	Lunsford Lane Green Space	East Malling and Larkfield	52	72.5
169	Alders Meadow	Tonbridge	52	67.5
170	Clare Avenue	Tonbridge	52	70
171	Marlowe Road Green	East Malling and Larkfield	56	55
173	Bradbourne Park Road	East Malling and Larkfield	64	85
174	Village Hall Grounds	Burham	64	97.5
176	RECTORY CLOSE / RIVERSIDE	Wouldham	60	68.9
177	East Malling Village Green	East Malling and Larkfield	68	87.5
178	Village Green	West Peckham	68	80

Site Reference	Site Name	Parish	% Value Score	% Score 2023
179	Village Green Ditton	Ditton	60	90
180	Addington Green	Addington	60	95
181	Spoute Lane Recreation Ground	Plaxtol	44	60
183	Cage Green	Tonbridge	48	67.5
184	Quincewood Gardens	Tonbridge	56	90
185	Pippin Way	Kings Hill	60	75
187	Garner Drive	East Malling and Larkfield	60	75
188	Parkway	Tonbridge	48	75
189	Westwood Road	East Peckham	52	87.5
192	Budds Green	Shipbourne	32	65
193	Dunks Green	Shipbourne	68	
195	East Street Green	Addington	48	65
196	Brionne Gardens	Tonbridge	48	50
197	Cannon Lane	Tonbridge	48	62.5
198	Shrublands	Tonbridge	32	50
505	West Wood	Hildenborough	52	92.5
515	New Hythe Lane	East Malling and Larkfield	56	72.5
516	Old Bridge Gardens	Aylesford	56	80
568	Podkin Meadow	Aylesford	52	85
951	Recreation Ground Malling Road	Snodland	60	65
958	Old Saw Mill	Platt	36	57.5
959	Ferryfield Recreation Ground	Aylesford	60	67.5
960	Tower View	Kings Hill	60	72.5
963	Heath Rec	Kings Hill	40	35
964	Garratt Memorial Land	Plaxtol	44	50
971	Poydner Drive	Snodland	56	97.5
972	Amisse Drive	Snodland	56	90
974	Manley Boulevard	Snodland	56	87.5
976	Poydner Drive	Snodland	56	87.5

Site Reference	Site Name	Parish	% Value Score	% Score 2023
988	Brooks Drive	Ryarsh		Not Surveyed
989	Brooks Drive	Ryarsh		Not Surveyed
1007	Rocks Road Close	East Malling and Larkfield	52	Not Surveyed
1009	War Memorial	Burham PC	52	Not Surveyed
1015		Wouldham		Not Surveyed
1019		Wouldham		Not Surveyed
1020	Wightwicks	Shipbourne		Not Surveyed

Natural Greenspace

Site Reference	Site Name	Parish	% Value Score	% Score 2023
102	Silver Close	Tonbridge	40	54.3
107	Hill Top	Tonbridge	56	45.7
168	Leisure Centre	East Malling and Larkfield	60	51.4
500	Hoad Common	Shipbourne	48	51.4
501	Tunbury Wood (GIS) Signage Says Walderslade Woods	Aylesford	60	91.4
502	Crow Hill	Borough Green	60	48.6
503	Wavney Road Woods	Tonbridge	68	45.7
504	Woodland Walk	Tonbridge	64	74.3
504	Woodland Walk	Tonbridge	68	82.9
506	Frogbridge Wood	Tonbridge	44	42.9
507	Kate Reed Wood Walk	Kings Hill	40	68.6
508	Maceys Meadow	West Malling	68	57.1
509	Holborough Road	Snodland	44	82.9
510	Taddington Woods	Aylesford	64	94.3
511	Wood	Kings Hill	40	Not Surveyed
512	Woodland Walk	Kings Hill	44	54.3
514	No Name, Just Says Forstal Road	Aylesford	0	Not Surveyed
517	Little Ryarsh Wood	Leybourne	56	82.9
518	Castle Lake	Leybourne	48	57.1
520	East Peckham ponds	East Peckham	76	Not Surveyed

Site Reference	Site Name	Parish	% Value Score	% Score 2023
521	Ditton Quarry Nature Reserve	Ditton	64	82.9
525	London Rd	East Malling and Larkfield	68	37.1
528	Abbey Meads Lake	East Malling and Larkfield	68	Not Surveyed
530	Yoakley Land	Aylesford	56	45.7
531	Leybourne Woods	Leybourne	64	54.3
533	The Napps	Platt	60	42.9
535	Butts Hill Wood	Wrotham	64	51.0
537	Scathes Wood	Ightham	56	62.9
538	Council Offices TMBC	Kings Hill	40	60.0
539	Platt Woods	Platt	68	62.9
540	Hilden Bridge	Tonbridge	68	68.6
541	Barleycorn London Road	Leybourne	48	77.1
542	Quarry Hill Wood	Tonbridge	56	60.0
543	Lakes	East Malling and Larkfield	48	Not Surveyed
544	Oldbury Hill Woodland NT	Ightham	60	57.1
545	Clare Park	East Malling and Larkfield	44	31.4
546	Dene Park	Hadlow	52	47.5
547	Podkin Wood	Aylesford	48	34.3
548	Wetlands Wildlife Area	Trottscliffe	52	Not Surveyed
549	Shipbourne Common	Shipbourne	60	48.6
550	East Street North	Ryarsh	0	Not Surveyed
551	Pinneys Open Space	Addington	60	Not Surveyed
552	Kate Reed Wood	Kings Hill	52	51.4
553	Not Known	Leybourne	36	80.0
553	Leybourne Grange	Leybourne	60	82.9
554	Priory Wood.	Tonbridge	68	77.1
555	Riverside Walk	Tonbridge	60	88.6
556	Council Offices	Kings Hill	40	45.7
557	Woldham Common	Woldham	64	Not Surveyed
558	Riding Lane?	Hildenborough	44	62.9
559	Holly Hill Wood	Birling	80	80.0

Site Reference	Site Name	Parish	% Value Score	% Score 2023
560	Basted Mill Public Open Space	Platt	68	82.9
562	Common Land Smithers Lane	East Peckham	56	Not Surveyed
563	Horse Paddock Pratling Street	Aylesford	56	48.6
565	Hollow Lane Check	Snodland	48	Not Surveyed
567	Shoulder Of Mutton Wood	Wouldham	68	Not Surveyed
574	Heath Farm Natural Space	East Malling and Larkfield	52	34.3
962	Conservation Area	King Hill	44	Not Surveyed
977	Poynder Drive	Snodland	64	88.6
978	Hawley Drive	Leybourne	64	74.3
979	Hawley Drive	Leybourne	60	82.9
985	Bannister Way	Leybourne	60	40.0
992	Common Land East of Boyle Lane	E Peckham	64	Not Surveyed
993	Pilgrims Way	Trottiscliffe	44	Not Surveyed
994	Common Land Off Pilgrims Way	Wrotham	52	Not Surveyed
995	Dunks Green Road	Plaxtol	52	Not Surveyed
996	Common Land Near Church	Snodland	72	71.4
1002	Holborough Marshes	Snodland	68	68.6
1003	Wrotham Lakes	Wrotham	64	Not Surveyed
1004	?	Plaxtol	56	Not Surveyed
1008	Court Meadow	Burham	72	Not Surveyed
1010	Sandy Lane Wood	Platt	72	Not Surveyed
1011	Swanton Meadow	Mereworth	0	Not Surveyed

Outdoor Sports Facilities

Site Reference	Site Name	Parish	% Value Score	% Score 2023
600	Wateringbury Playing Field	Wateringbury	60	48.9
600	Wateringbury Playing Field	Wateringbury	60	75.6
602	Plaxtol CC. Fairlawne Estate	Plaxtol	64	66.7
611	Baseball At Williams Field	Hadlow	64	82.2

Site Reference	Site Name	Parish	% Value Score	% Score 2023
612	Hadlow Cricket Ground	Hadlow	64	77.8
613	Shipbourne CC on Fairlawn Estate	Shipbourne	60	68.9
616	Mereworth Recreation Ground	Mereworth	52	62.2
616	Mereworth Playing Field	Mereworth	52	77.8
620	Tonbridge Juddians - Pitch 3 No Lights	Tonbridge	44	71.1
620	Tonbridge Juddians - Pitch 2 No Lights	Tonbridge	44	71.1
620	Racecourse Sports Ground	Tonbridge	68	71.1
620	Tonbridge Juddians - Floodlit Pitch	Tonbridge	52	64.4
620	Racecourse Sports Ground	Tonbridge	52	73.3
623	King George's Field	Platt	36	31.1
625	Clare Park	East Malling & Larkfield	68	73.3
625	Clare Park / Southward Playing Field	East Malling & Larkfield	68	64.4
627	Ditton Community Centre	Ditton	68	75.6
628	West Malling Village Hall Norman Road Playing Fields	West Malling	56	64.4
630	Ditton Junior School	Ditton	52	55.6
630	New Road Recreation Ground	Ditton	56	64.4
631	3G at Wrotham School	Wrotham	56	82.2
633	Addington Cricket Club at Addington Rec	Addington	56	75.6
634	Leybourne CC	Leybourne	48	75.6
635	Aylesford FC 3G	Aylesford	72	97.8
635	Aylesford Recreation Ground	Aylesford	72	93.3
636	Wrotham Cricket Ground	Wrotham	72	75.6
637	Tonbridge CC	Tonbridge	52	75.6
640	Tonbridge Angels FC Longmead Stadium	Tonbridge	56	97.8
647	Tonbridge Farm	Tonbridge	60	62.2
647	Tonbridge Farm Sports Ground	Tonbridge	60	75.6
648	Swanmead Sports Ground	Tonbridge	48	62.2

Site Reference	Site Name	Parish	% Value Score	% Score 2023
648	Swanmead Sports Ground	Tonbridge	48	66.7
652	Snodland Cricket Meadow	Snodland	68	66.7
654	Potyns Field	Snodland	64	93.3
654	Snodland Community Centre	Snodland	68	64.4
656	Bluebell Hill Cricket Club	Aylesford	56	75.6
664	Aylesford Bulls - Pitch 3 No Lights	Aylesford	76	77.8
664	Aylesford Bulls - Pitch 2 Floodlit	Aylesford	76	77.8
665	Potter's Mede. Sports Ground	Wrotham	76	66.7
669	Hugh Christie 3G	Tonbridge	48	82.2
682	Judd School 3G aka Vizards Sports Ground	Tonbridge	48	71.1
682	Vizards Sports Ground	Tonbridge	48	75.6
685	Frog Bridge Playing Field	Tonbridge	44	60.0
692	Larkfield Sports Club	East Malling & Larkfield	52	91.1
693	Offham Cricket Club	Offham	56	68.9
697	East Peckham Playing Field	East Peckham	68	71.1
697	Russett Road	East Peckham	68	77.8
698	Brookfield Junior School	East Malling and Larkfield	60	57.8
699	K Sports aka Cobdown Sports Ground	Ditton	60	82.2
700	Stonehouse Field	Platt	44	53.3
700	Stone House Field	Platt	44	64.4
701	Larkfield Recreation Ground	East Malling & Larkfield	52	46.7
702	Eccles Sports Club	Aylesford	68	55.6
704	Tunbury Recreation Ground	Aylesford	60	48.9
705	Tunbury Recreation Ground	Aylesford	48	64.4
713	Old County Ground	West Malling	60	86.7
713	Old County Ground, Town Malling CC	West Malling	64	82.2
714	Holborough Park, Holborough Anchorians CC	Snodland	68	68.9

Site Reference	Site Name	Parish	% Value Score	% Score 2023
715	Borough Green Recreation Ground	Borough Green	64	60.0
721	K Sports	Ditton	60	91.1
721	K Sports	Ditton	60	88.9
725	Aylesford Bulls RFC - Pitch 1 Floodlit	Aylesford	76	84.4
726	Tonbridge School - Hockey Sand Filled	Tonbridge	52	93.3
726	Tonbridge School - Hockey Water 2	Tonbridge	52	100.0
726	Tonbridge School Hockey - Water 1	Tonbridge	52	100.0
726	Tonbridge School Athletics Track	Tonbridge	52	97.8
733	Igtham Playing Field	Ightam	44	57.8
743	Riding Lane Recreation Ground	Hildenborough	56	68.9
754	Kings Hill 3G	Kings Hill	52	86.7
754	Kings Hill Sports Park	Kings Hill	52	75.6
755	Kings Hill Cricket Club	Kings Hil	52	97.8
756	Baseball At Borley Field	Tonbridge	48	75.6
984	Leybourne Chase	Leybourne	44	73.3
984	Leybourne Chase	Leybourne	48	80.0
986	Peter's Village Playing Field	Wouldham	48	66.7

Children and Young People's Play

Site Reference	Site Name	Parish	% Value Score	% SCORE 2023
118	Off Javelin Road	Mereworth	52	57.8
169	Alders Meadow	Tonbridge	32	71.1
300	Garratt Memorial Play Area, Spoute recreation Ground	Plaxtol	64	60.0
301	Wateringbury Rec Ball Court	Wateringbury	60	75.6
304	Butchers Lane Play Area	Mereworth	64	68.9
305	School Lane Play Area	Plaxtol	72	91.1

Site Reference	Site Name	Parish	% Value Score	% SCORE 2023
306	Scotchers Field Play Area	Tonbridge	56	84.4
307	Anson Avenue Play Area	Kings Hill	52	75.6
308	Brindle PA	Tonbridge	48	84.4
309	Ferryfield Play Area	Aylesford	72	80.0
311	Play Area Village Hall	Trottscliffe	68	91.1
312	Signpost Rec	Hadlow	68	68.9
314	West Wood Play Area	Hildenborough	64	88.9
316	Riding Lane Play Area	Hildenborough	64	93.3
317	Tonbridge Farm Sportsground Play Area	Tonbridge	68	88.9
318	Stonehouse Field Play Area	Platt	60	91.1
319	Javelin Road Play Area	Mereworth	52	57.8
320	Wouldham Play Area	Wouldham	64	80.0
321	Snodland Rec?	Snodland	68	71.1
322	Pippin Way Play Area	Kings Hill	52	68.9
323	CPA Burnam Village Hall	Burham	80	82.2
324	Play area Fairseat	Stansted	60	73.3
325	Frogbridge Play Area	Tonbridge	56	86.7
326	New Road Rec	Ditton	68	82.2
327	Arundel Click Se Play Area	Tonbridge	44	91.1
328	Kiln Barn Play and Petanque Area	Ditton	68	66.7
328	Kiln Barn Rec Play Area	Ditton	68	82.2
329	New Hythe Lane PA	East Malling and Larkfield	56	73.3
330	East Malling Play Area	East Malling and Larkfield	72	75.6
331	Masefield Road PA	East Malling and Larkfield	56	75.6
332	Teston Road Play Area	Offham	60	97.8
333	Play Area	Borough Green	72	97.8
334	Play Area	Ightham	60	71.1
335	The Hollow	Aylesford	52	62.2

Site Reference	Site Name	Parish	% Value Score	% SCORE 2023
336	Ryarsh Play Area	Ryarsh	76	86.7
338	Paddock Play Area	Hadlow	72	75.6
340	Nevill Park Play Area	Snodland	72	40.0
342	Norman Road Play Area	West Malling	68	73.3
343	PA Blake Drive	East Malling and Larkfield	56	57.8
344	Park Road	Addington	68	77.8
345	Old london Road Lay Area	Wrotham	84	91.1
347	Play Area	Stansted	60	82.2
348	Racecourse Park Play Area and Crazy Golf	Tonbridge	68	91.1
349	Forstal Road Recreation Ground	Aylesford	72	84.4
350	Haysden Play Area	Tonbridge	64	82.2
351	Play Area	Alyesford	80	82.2
352	Playground Tunbury Avenue	Aylesford	52	73.3
368	Eccles Rec?	Aylesford	64	64.4
369	Formerly Skate Park?	Wateringbury	60	91.1
374	Ball Court East Malling Recreation Ground	East Malling and Larkfield	64	71.1
376	Tilton Road Play Area	Borough Green	64	53.3
378	Ball Court Potyns Field	Snodland	52	68.9
379	Upper Castle Field	Tonbridge	52	53.3
380	Play Area Toddler	Snodland	72	68.9
381	Royal West Kent Play Area	Tonbridge	56	80.0
961	Brabourne Way Play Area	Kings Hill	48	91.1
966	Vincent Drive	Kings Hill	48	73.3
967	Elan Close	Kings Hill	40	Not Surveyed
968	Manor Park Play Area	West Malling	76	95.6
969	Play Area	Kings Hill	44	77.8
970	Thomas Road Play Area	Aylesford	72	62.2
973	Play Area	Snodland	68	86.7

Site Reference	Site Name	Parish	% Value Score	% SCORE 2023
975	Play Area	Snodland	68	73.3
980	Play Area Pippin Road East Peckham	East Peckham	52	80.0
981	PA	Woudham	56	57.8
983	Hodges Close Play Area	Leybourne	64	86.7
991	Kings Hill Linear Park/playground	Kings Hill	48	55.6
1005	Kings Hill Sports Ground	Kingshill	60	53.3
1006	Castle Way Play Area	Leybourne	52	95.6
1014	Village Road	Woudham		Not Surveyed
1016		Woudham		Not Surveyed
1017		Woudham		Not Surveyed

APPENDIX 2

Open spaces to be protected and enhanced

Recognise role of high quality and value sites

All high value and high-quality sites require protection.

Sites within this category should be viewed as being key areas of open space provision. Such sites are likely to provide multiple social and value benefits. Sites rating high for value and lower for quality should be prioritised to improve quality or exploring their ability to help meet gaps/deficiencies in other forms of open space.

All sites which have lower quality scores should be considered for enhancement when possible.

Sites to be considered for enhancement

Parks and Gardens

Site Reference	Site Name	Parish	% Value Score	% QUALITY SCORE 2023
803	Nevill Park	Snodland	80	57.5
809	Heath Farm Country Park / Warren Wood NR	East Malling and Larkfield	84	40

Amenity Greenspaces

Site Reference	Site Name	Parish	% Value Score	% SCORE FOR 2023
105	Bentley Close / Garden of Honor	Aylesford	68	27.5
179	Village Green Ditton	Ditton	60	57.5
180	Addington Green	Addington	60	50
121	Teston Road Playing Field	Offham	56	57.5
140	New Road	East Malling and Larkfield	56	50
127	Longmead Way	Tonbridge	52	55
170	Clare Avenue	Tonbridge	52	60
165	Russett Close	Aylesford	48	50
183	Cage Green	Tonbridge	48	62.5

Site Reference	Site Name	Parish	% Value Score	% SCORE FOR 2023
188	Parkway	Tonbridge	48	50
154	Mill Stream	Tonbridge	44	57.5
964	Garratt Memorial Land	Plaxtol	44	35

Natural Greenspaces

Site Reference	Site Name	Parish	% Value Score	% Score 2023
559	Holly Hill Wood	Birling	80	54.3
520	East Peckham ponds	East Peckham	76	45.7
996	Common Land Near Church	Snodland	72	51.4
1008	Court Meadow	Burham	72	51.4
503	Wavney Road Woods	Tonbridge	68	48.6
504	Woodland Walk	Tonbridge	68	45.7
528	Abbey Meads Lake	East Malling and Larkfield	68	42.9
540	Hilden Bridge	Tonbridge	68	57.1
1002	Holborough Marshes	Snodland	68	54.3
521	Ditton Quarry Nature Reserve	Ditton	64	57.1
557	Woldham Common	Wouldham	64	37.1
977	Poynder Drive	Snodland	64	0.0
978	Hawley Drive	Leybourne	64	45.7
992	Common Land East of Boyle Lane	E Peckham	64	54.3
1003	Wrotham Lakes	Wrotham	64	42.9
168	Leisure Centre	East Malling and Larkfield	60	51.0
501	Tunbury Wood (GIS) Signage Says Walderslade Woods	Aylesford	60	62.9
502	Crow Hill	Borough Green	60	60.0
533	The Napps	Platt	60	62.9
551	Pinneys Open Space	Addington	60	60.0
555	Riverside Walk	Tonbridge	60	57.1
979	Hawley Drive	Leybourne	60	31.4

Site Reference	Site Name	Parish	% Value Score	% Score 2023
985	Bannister Way	Leybourne	60	47.5
107	Hill Top	Tonbridge	56	34.3
530	Yoakley Land	Aylesford	56	48.6
562	Common Land Smithers Lane	E Peckham	56	51.4
552	Kate Reed Wood	Kings Hill	52	45.7
574	Heath Farm Natural Space	East Malling and Larkfield	52	62.9
518	Castle Lake	Leybourne	48	48.6
565	Hollow Lane Check this PC says its accessible	Snodland	48	34.3
558	Riding Lane?	Hildenborough	44	40.0

Outdoor Sports Facilities

Site Reference	Site Name	Parish	% Value Score	% SCORE 2023
664	Aylesford Bulls - Pitch 3 No Lights	Aylesford	76	48.9
665	Potter's Mede. Sports Ground	Wrotham	76	66.7
635	Aylesford Recreation Ground	Aylesford	72	68.9
636	Wrotham Cricket Ground	Wrotham	72	62.2
654	Snodland Community Centre	Snodland	68	64.4
697	Russett Road	East Peckham	68	31.1
714	Holborough Park, Holborough Anchorians CC	Snodland	68	64.4
611	Baseball at Williams Field	Hadlow	64	64.4
612	Hadlow Cricket Ground	Hadlow	64	55.6
654	Potyns Field	Snodland	64	64.4
699	K Sports aka Cobdown Sports Ground	Ditton	60	62.2
713	Old County Ground	West Malling	60	62.2
721	K Sports	Ditton	60	66.7
721	K Sports	Ditton	60	66.7
630	New Road Recreation Ground	Ditton	56	64.4

Site Reference	Site Name	Parish	% Value Score	% SCORE 2023
656	Bluebell Hill Cricket Club	Aylesford	56	66.7
616	Mereworth Playing Field	Mereworth	52	60.0
692	Larkfield Sports Club	East Malling and Larkfield	52	57.8
726	Tonbridge School - Hockey Sand Filled	Tonbridge	52	53.3
726	Tonbridge School - Hockey Water 2	Tonbridge	52	64.4
726	Tonbridge School Hockey - Water 1	Tonbridge	52	46.7
726	Tonbridge School Athletics Track	Tonbridge	52	55.6
754	Kings Hill 3G	Kings Hill	52	48.9
754	Kings Hill Sports Park	Kings Hill	52	64.4
634	Leybourne CC	Leybourne	48	68.9
648	Swanmead Sports Ground	Tonbridge	48	60.0
986	Peter's Village Playing Field	Wouldham	48	57.8
620	Tonbridge Juddians - Pitch 3 No Lights	Tonbridge	44	68.9

Childrens and Young Peoples Play Areas

Site Reference	Site Name	Parish	% Value Score	% SCORE 2023
345	Old London Road Lay Area	Wrothem	84	57.8
351	Play Area	Aylesford	80	60.0
968	Manor Park Play Area	West Malling	76	68.9
349	Forstal Road Recreation Ground	Aylesford	72	68.9
317	Tonbridge Farm Sportsground Play Area	Tonbridge	68	57.8
328	Kiln Barn Play and Petanque Area	Ditton	68	68.9
300	Garratt Memorial Play Area, Spoute recreation Ground	Plaxtol	64	66.7
376	Tilton Road Play Area	Borough Green	64	62.2
318	Stonehouse Field Play Area	Platt	60	40.0
332	Teston Road Play Area	Offham	60	57.8

Site Reference	Site Name	Parish	% Value Score	% SCORE 2023
343	PA Blake Drive	East Malling and Larkfield	56	64.4
981	PA	Woudham	56	53.3
118	Off Javelin Road	Mereworth	52	68.9
307	Anson Avenue Play Area	Kings Hill	52	53.3
319	Javelin Road Play Area	Mereworth	52	68.9
1006	Castle Way Play Area	Leybourne	52	62.2
991	Kings Hill Linear Park/playground	Kings Hill	48	57.8
969	Play Area	Kings Hill	44	55.6