

DARTFORD LOCAL PLAN REVIEW

Revised Proposals Map

To obtain the complete policy approach readers need to consult the colour First Deposit Draft Proposals Map sheets together with the changes made at Second Deposit and Amendments stages which are shown on the relevant Key Maps and Inset Maps.

CONTENTS

Second Deposit Changes

List of Proposals Map Changes including:
Site / Area-Specific Policies
Policies that apply throughout the Plan area

Key Map – scale 1:50,000

Inset Map 1 – Town Centre, scale 1:5,000

Inset maps 2 to 10 – scale approximately 1:10,000

Amendments Changes

List of Proposals Map Changes

Map Key – scale 1:50,000

Inset Maps 1 & 2 – Central Dartford & Temple Hill, scale 1:10,000

Inset Map 3 – Greenhithe, scale 1:12500

Inset Maps 4 & 5 – Betsham & Longfield/New Barn, scale 1:10,000

Inset Map 6 – Lowfield Street, scale 1:2500

Inset Map 7 – Dartford Station, scale 1: 2500

List of Proposals Map Changes at Second Deposit Stage

Site/area-specific policies

* Additions and policy changes shown with continuous line boundaries

* Deletions shown with pecked line boundaries

Development and Design

- DD2 Urban Villages: addition of North Dartford
- DD3 Walkable Neighbourhoods: deletion of North Dartford
- DD5 Existing Green Grid: addition of Stone Lodge. Boundary changes at Bluewater
- DD6 Green Grid on development sites: deletion of Stone Lodge
- DD9 Existing Neighbourhood centres: addition of 'Asda' site in Greenhithe
- DD10 New Neighbourhood centres: deletion of 'Asda' site in Greenhithe

Housing

- H1 Addition and deletion of sites

Deletions:

- 2 17~27 High Street, Greenhithe
- 5 Darenth Park Hospital
- 9 Femco, Hedge Place Road
- 10 Foyer Scheme, Overy Street
- 12 Kent Road/Essex Road
- 13 Lane End
- 15 Lowfield Street East
- 16 Lowfield Street West
- 17 Mabledon Hospital
- 18 Mill House
- 19 North of Page Close, Bean
- 23 Orchard Cottage, Longfield Hill
- 25 Plantation Cottage, Hedge Place Road
- 28 Shellbank Lane Bean
- 35 Tile Kiln Lane

Additions:

- 40 R/o Cobham Terrace
- 41 33-35 Myrtle Road
- 42 72-73 Priory Road
- 43 Fawkham Ave New Barn
- 44 Foyer Scheme
- 45 Greenwood, Darenth Rd
- 46 Knockhall Road
- 47 Longfield Ave New Barn
- 48 St Edmunds Rd
- 49 West of Archery House
- 50 49 Westgate Rd

- 51 125-129 Dartford Road
- 58 Bow Arrow Lane, north of
- 52 Darenth Road
- 53 East Hill ATC
- 54 Ingress Vale Church
- 55 Lowfield Street ATC
- 56 Maypole School
- 57 TA, Stone Place Rd

- H1a Strategic sites: application of new policy
- H2a Land at Station Road: new policy
- H2b Stone House Hospital: new policy
- H2c Bow Arrow Lane (north of): new policy
- H3 Lowfield Street East: deletion of policy
- H16 Affordable Urban Housing: deletion of policy from land east of Craylands Lane. Application of policy to various housing sites:
 - Powdermill Lane (including Brooklands Lake)*
 - West of Archery House*
 - St Edmunds Road
 - 49 Westgate Road
 - 125-129 Dartford Road
 - Bow Arrow Lane
 - Darenth Road
 - East Hill ATC
 - Lowfield Street ATC
 - Maypole School
 - South of University Way
 - Station Road, Greenhithe
 - Stone House Hospital
 - Tylers House, Dartford
 - Watling Street
 - Westgate Road
 - St Mary's Road, Stone
- H17 (was policy on Low Cost Market Housing): deletion of policy H17 Affordable Rural Housing: new policy, applicable to villages
- H23 Area of Special Residential Character: extensions of Joydens Wood ASRC

Employment

- E3 Crossways: extension of employment allocation
- E4 Questor: extension of employment allocation
- E5 Special Industry Parks: deletion of policy

Transport

- T1 Fastrack: revisions to route and land take
- T2 Channel Tunnel Rail Link: extend safeguarding at River Thames
- T3 Transport Schemes: addition: A2 at Pepper Hill
- T4 Cycle Routes: amended route at Greenhithe
- T5 Crossways station: deletion

Retailing

- R2 Bluewater: revision of boundary with Stone Castle: boundary to coincide with cliff-top
- R3 Station Road, Greenhithe: policy deleted
- R4 Local Shopping Centres: addition of Station Road, Greenhithe

Community Facilities

- CF6 Future Community Facilities: new allocation at Dartford West Boys School campus, revised boundary for primary school at Bexley Hospital

Leisure Recreation and Tourism

- LT12/LRT13 Willow Walk open space: deleted
- LT7/LRT5 New Sports and recreation facilities: application to Stone Lodge, Princes Road/Darenth Road and Major Development Sites
- LT5/LRT10 Hotels: deletion of Stone Castle. Addition of Bluewater and North East Edge of Centre
- LT15/LRT16 Improvements to footpaths etc: revisions at Greenhithe and the Town Centre

Natural Resources

- NR6a Fluvial Flood Risk areas - undeveloped areas: new policy
- NR12 Air Quality Management Area: new policy
- NR19 St James Lane Pit: policy deleted

Countryside and Villages

- C6 Special Landscape Areas: policy deleted
- C7 Areas of Local Landscape Importance: policy deleted

River Thames

- RT2 (old policy: Thames Europort): policy deleted
- RT2 Ports and Wharves: new policy
- RT2a Passenger Transport: new policy
- RT4a Public Access to the Foreshore: new policy

Town Centre

- TC2 North-eastern Edge of Centre: extensions
- TC8 Westgate Road: part deletion
- TC9 North-west Quadrant: Boundary adjustment
- TC10 Mill Pond Road: new policy

Major Development Sites

- MDS1 Ebbsfleet: boundary adjustment (contiguous with Eastern Quarry)
- MDS3 Stone Castle: boundary adjustment (southern boundary to follow cliff top)
- MDS5 Eastern Quarry: boundary adjustment (contiguous with Ebbsfleet)
- MDS6 Land raising at Swanscombe Peninsula West: deletion

MDS7 Swanscombe Peninsula West: boundary adjustment (to follow centre line of Channel Tunnel Rail Link)

MDS8 Swanscombe Peninsula East: boundary adjustment (to follow centre line of Channel Tunnel Rail Link)

Policies that apply throughout the Plan area:

NB Policies that have been amended and straight replacement policies are not listed

Additions

Housing

- H4 Windfall sites: combines policies H4 and H5
- H8 Layout, Design and Density: replaces H8 and H9
- H17 Affordable Rural Housing
- H19 Special Needs Accommodation

Transport

- T19 Freight
- T20 Aviation

Community facilities

- CF3 New Development Requirements

Countryside and The Villages

- C4a Farm Diversification
- C6 Landscape Character

Deletions

Development and Design

- DD8 Public Access to Private Open Spaces

Housing

- H5 Small Infill Sites
- H8 Density
- H9 Layout and Design
- H17 Low Cost Market Housing
- H19 Sheltered Housing

Transport

- T12 Vehicle Parking Standards – Other use classes

Retailing

R6 Retail Warehousing

Community Facilities

CF3 Facilities for New Development

CF4 Planning Obligations

Countryside and the Villages

C6 North Downs Special Landscape Area

C7 Areas of Local landscape Importance

Major Development Sites

MDS9 Major Windfall Sites