

Examination of the Tunbridge Wells Borough Local Plan

Tunbridge Wells Borough Council Note Requested by the Inspector

**Local Plan Examination Note for
Inspector in response to Action Point 21
regarding evidence supporting Policy
EN 16.**

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Contents

1.0	Introduction	3
2.0	Information requested	4
	Areas of Important Open Space	4
	Areas of Landscape Importance.....	4
	Appendix 1: Areas of Important Open Space -Schedule of Sites 2001	7
	Appendix 2: Areas of Landscape Importance - Schedule of Sites 2001	12

1.0 Introduction

- 1.1 During the Hearing Sessions on the Tunbridge Wells Borough Local Plan, the Inspector asked the Council to prepare a number of Notes on “Action Points”, essentially to clarify its position on certain matters that were discussed.
- 1.2 This Note relates to Action Point 21 relating to Policy EN16: Landscape within the Built Environment. It follows the hearing session for Matter 13, Issues 1 and 2 on Wednesday 13th July, at which the Inspector gave consideration to Policy EN16 under which cover:
- a. Areas of Important Open Space
 - b. Areas of Landscape Importance
 - c. Important Landscape Approaches
 - d. Arcadian Areas
- 1.3 It was explained that these policies were effectively saved policies from the 2006 Local Plan. The Inspector asked about the evidence that underpinned these sites and how they were defined. It was explained that insofar as **Important Landscape Approaches** and **Arcadian Areas** were concerned, these were set out and described within the supporting text of the policy.
- 1.4 The **Areas of Important Open Space** and **Areas of Landscape Importance** are based on detailed Schedules which are available. The Inspector asked that these Schedules and any further explanation be provided.
- 1.5 The explanation is set out below, while the respective Schedules are provided in the attached Appendices. The Council also confirms that for all designations identified in Policy EN16, there is no proposed change in the number of sites or the proposed boundaries of those sites to that which is contained in the 2006 Local Plan.

2.0 Information requested

Areas of Important Open Space

2.1 Areas of Important Open Space were covered in the 2006 Local Plan under Policy EN21. The Introductory text in that Plan, at 4.151, is repeated at 6.194 of the Submission Local Plan (SLP) and states:

“An open space may be important visually for a number of sometimes overlapping reasons, which are outlined below”:

2.2 Those reasons or criteria were set out under paragraph 4.151 of the 2006 Local Plan as i to iii. The titles used in the 2006 Local Plan and the supporting text for those criteria are repeated in the SLP paragraphs 6.195 to 6.197. The three criteria are:

- i. “Open spaces of Historic Importance*
- ii. Open space of Local Visual Amenity Value*
- iii. Open spaces of strategic importance”*

2.3 The contribution that each area was assessed as making to each of these criteria is set out in the Schedule contained in **Appendix 1**. Individual assessment sheets, with plans, for all the Areas of Important Open Space are contained in a folder which is available to view at [Areas of Important Open Space](#).

Areas of Landscape Importance

2.4 Areas of Landscape Importance were covered in the 2006 Local Plan under Policy EN22. The Introductory text in that Plan is repeated at 6.198 of the SLP and at 6.199 repeats the text that appears in the 2006 Local plan at 4.154:

“Areas of Landscape Importance have value for a number of sometimes overlapping reasons”:

2.5 Those reasons or criteria were set out under paragraph 4.154 of the 2006 Local Plan as i to iv. The titles used in the 2006 Local Plan and the supporting text for

those criteria is now repeated (with one slight change) in the SLP paragraphs 6.200 to 6.205. The four criteria are:

- i. "Landscape of Historic Importance*
- ii. Neighbourhood Edges*
- iii. Landscaped skylines*
- iv. Wider Landscape Significance" (changed from Strategic Significance)*

2.6 The contribution that each area was assessed as making to each of these criteria is set out in the schedules contained in **Appendix 2**. These areas are defined on the SLP policy maps and are unchanged both in terms of number and boundaries from the 2006 Local Plan. Individual assessment sheets, with plans, for all the Areas of Landscape Importance are contained in a folder which is available to view at [Areas of Landscape Importance](#).

Appendices

Appendix 1: Areas of Important Open Space -Schedule of Sites 2001

Site	Town/Village	Parish/Ward	Category		
			Historic Importance	Local Visual Amenity Value	Strategic Importance
001	Royal Tunbridge Wells	Rusthall		√	
002	Royal Tunbridge Wells	Rusthall		√	
003	Royal Tunbridge Wells	Pantiles		√	
004	Royal Tunbridge Wells	Pantiles		√	√
005	Royal Tunbridge Wells	Pantiles		√	√
006	Royal Tunbridge Wells	Pantiles			√
007	Royal Tunbridge Wells	Pantiles			√
008	Royal Tunbridge Wells	Pantiles		√	
009	Royal Tunbridge Wells	Pantiles		√	

010	Royal Tunbridge Wells	Park		√	
011	Royal Tunbridge Wells	Park	√	√	
012	Royal Tunbridge Wells	Park	√	√	
013	Royal Tunbridge Wells	St Marks			√
014	Royal Tunbridge Wells	St Marks		√	√
015	Royal Tunbridge Wells	St James		√	√
016	Royal Tunbridge Wells	St James		√	√
017	Royal Tunbridge Wells	Sherwood		√	
018	Royal Tunbridge Wells	St Johns		√	√
019	Southborough	Southborough East		√	√
020	Southborough	Southborough East		√	
021	Southborough	Southborough North		√	√
022	Southborough	Southborough North	√	√	√
023	Southborough	Southborough North		√	
024	Southborough	Southborough North		√	√
025	Southborough	Southborough West		√	
026	Southborough	Southborough West		√	
027	Paddock Wood	Paddock Wood		√	√
028	Paddock Wood	Paddock Wood		√	
029	Paddock Wood	Paddock Wood		√	

030	Paddock Wood	Paddock Wood		√	
031	Paddock Wood	Paddock Wood		√	
032	Paddock Wood	Paddock Wood		√	√
033	Paddock Wood	Paddock Wood		√	√
034	Cranbrook	Cranbrook	√	√	
035	Cranbrook	Cranbrook	√		
036	Cranbrook	Cranbrook	√		
037	Benenden	Benenden	√	√	√
038	Benenden	Benenden	√		√
039	Bidborough	Bidborough	√	√	
040	Brenchley	Brenchley	√	√	√
041	Brenchley	Brenchley		√	
042	Five Oak Green	Capel		√	√
043	Five Oak Green	Capel		√	√
044	Five Oak Green	Capel	√	√	√
045	Five Oak Green	Capel		√	√
046	Frittenden	Frittenden	√	√	√
047	Frittenden	Frittenden	√	√	√
048	Goudhurst	Goudhurst	√	√	√
049	Goudhurst	Goudhurst	√	√	√
050	Goudhurst	Goudhurst	√	√	√
051	Hawkhurst, The Moor	Hawkhurst	√	√	√
052	Hawkhurst, The Moor	Hawkhurst	√	√	√
053	Hawkhurst	Hawkhurst		√	

054	Hawkhurst	Hawkhurst		√	√
055	Hawkhurst	Hawkhurst		√	√
056	Hawkhurst	Hawkhurst		√	√
057	Hawkhurst	Hawkhurst		√	
058	Hawkhurst	Hawkhurst	√	√	
059	Hawkhurst	Hawkhurst	√	√	√
060	Hawkhurst	Hawkhurst	√	√	
061	Hawkhurst	Hawkhurst			√
062	Horsmonden	Horsmonden	√	√	√
063	Horsmonden	Horsmonden	√	√	√
064	Kilndown	Goudhurst	√	√	√
065	Kilndown	Goudhurst	√	√	
066	Lamberhurst	Lamberhurst	√	√	√
067	Langton Green	Speldhurst	√	√	
068	Langton Green	Speldhurst	√	√	
069	Langton Green	Speldhurst	√	√	√
070	Matfield	Brenchley	√	√	√
071	Matfield	Brenchley	√	√	√
072	Matfield	Brenchley	√	√	√
073	Matfield	Brenchley	√	√	√
074	Matfield	Brenchley	√	√	√
075	Matfield	Brenchley	√	√	√
076	Matfield	Brenchley	√	√	√
077	Pembury	Pembury	√	√	√
078	Pembury	Pembury	√	√	√

079	Pembury	Pembury		√	√
080	Pembury	Pembury		√	
081	Sandhurst	Sandhurst	√	√	√
082	Sandhurst	Sandhurst	√	√	
083	Sandhurst	Sandhurst	√	√	√
084	Sandhurst	Sandhurst		√	√
085	Sissinghurst	Cranbrook		√	
086	Speldhurst	Speldhurst		√	
087	Speldhurst	Speldhurst	√	√	

Appendix 2: Areas of Landscape Importance - Schedule of Sites 2001

Site	Town/Village	Parish/Ward	Category			
			Historic Importance	Neighbourhood Edges	Landscaped Skylines	Strategic Significance
1	Royal Tunbridge Wells	Pantiles	√	√	√	
2	Royal Tunbridge Wells	Rusthall	√	√	√	
3	Royal Tunbridge Wells	Culverden	√			√
4	Royal Tunbridge Wells	Rusthall	√	√		√
5	Royal Tunbridge Wells	St Johns	√			√
6	Royal Tunbridge Wells	St Johns		√		√
7	Royal Tunbridge Wells	St James	√	√		√
8	Royal Tunbridge Wells	Sherwood		√		√
9	Royal Tunbridge Wells	Sherwood		√		√
10	Royal Tunbridge Wells	Sherwood/St Johns		√		√

11	Royal Tunbridge Wells	Sherwood	√		√	√
12	Royal Tunbridge Wells	Sherwood	√	√		√
13	Royal Tunbridge Wells	Sherwood			√	
14	Royal Tunbridge Wells	Sherwood			√	
15	Royal Tunbridge Wells	Sherwood	√	√	√	
16	Royal Tunbridge Wells	St James	√	√	√	
17	Royal Tunbridge Wells	St James/Park	√	√	√	
18	Royal Tunbridge Wells	Park/St Marks	√	√	√	
19	Royal Tunbridge Wells	St Marks	√	√	√	√
20	Royal Tunbridge Wells	St Marks			√	
21	Royal Tunbridge Wells	Park/St Marks	√		√	
21a	Royal Tunbridge Wells	Pantiles		√		√
21b	Royal Tunbridge Wells	Pantiles		√		
21c	Royal Tunbridge Wells	Pantiles		√		
22	Royal Tunbridge Wells	Culverden	√		√	
23	Royal Tunbridge Wells	Park				√

24	Royal Tunbridge Wells	St Marks		√		√
25	Royal Tunbridge Wells	St Marks		√	√	√
26	Royal Tunbridge Wells	St Marks	√			√
27	Royal Tunbridge Wells	St Marks/Park	√			√
28	Royal Tunbridge Wells	St Marks				√
29	Royal Tunbridge Wells	Park	√	√		√
30	Royal Tunbridge Wells	Park	√	√		√
31	Royal Tunbridge Wells	St James		√	√	
32	Royal Tunbridge Wells	Culverden	√			√
33	Royal Tunbridge Wells	Culverden	√	√		√
34	Southborough	Southborough North		√	√	
35	Southborough	Southborough North		√	√	
36	Southborough	Southborough North		√	√	
37	Southborough	Southborough North		√	√	
38	Southborough	Southborough North		√	√	
39	Southborough	Southborough East	√	√		√

40	Paddock Wood	Paddock Wood				√
41	Paddock Wood	Paddock Wood		√		√
42	Cranbrook	Cranbrook	√	√	√	
43	Cranbrook	Cranbrook	√	√		√
44	Cranbrook	Cranbrook		√	√	
45	Cranbrook	Cranbrook			√	
46	Cranbrook	Cranbrook			√	
47	Cranbrook	Cranbrook		√		√
48	Cranbrook	Cranbrook		√		√
49	Cranbrook	Cranbrook	√	√		
50	Cranbrook	Cranbrook	√	√		√
51	Cranbrook	Cranbrook	√	√		√
52	Benenden	Benenden	√	√		√
53	Benenden	Benenden	√			√
54	Benenden	Benenden		√	√	
55	Benenden	Benenden		√	√	
56	Benenden	Benenden	√	√		√
57	Benenden	Benenden	√			√
58	Benenden	Benenden	√			√
59	Benenden	Benenden	√			√
60	Benenden	Benenden		√		√
61	Benenden	Benenden	√	√	√	
62	Benenden	Benenden	√	√	√	
63	Bidborough	Bidborough	√	√	√	√
64	Brenchley	Brenchley		√		√

65	Brenchley	Brenchley		√		√
66	Brenchley	Brenchley		√		√
67	Brenchley	Brenchley				√
68	Brenchley	Brenchley		√		√
69	Brenchley	Brenchley		√		√
70	Brenchley	Brenchley	√	√		
71	Brenchley	Brenchley				√
72	Brenchley	Brenchley	√	√		√
73	Brenchley	Brenchley	√	√		√
74	Brenchley	Brenchley	√			√
75	Brenchley	Brenchley				√
76	Frittenden	Frittenden	√			√
77	Frittenden	Frittenden				√
78	Frittenden	Frittenden	√	√		√
79	Frittenden	Frittenden	√			√
80	Frittenden	Frittenden				√
81	Goudhurst	Goudhurst	√	√	√	
82	Goudhurst	Goudhurst	√			√
83	Goudhurst	Goudhurst	√			√
84	Goudhurst	Goudhurst	√	√	√	
85	Goudhurst	Goudhurst	√	√	√	
86	Goudhurst	Goudhurst	√		√	
87	Goudhurst	Goudhurst				√
88	Goudhurst	Goudhurst		√		
89	Goudhurst	Goudhurst		√	√	

90	Hawkhurst	Hawkhurst		√		√
91	Hawkhurst	Hawkhurst			√	
92	Hakwhurst	Hawkhurst	√	√	√	
93	Hawkhurst	Hawkhurst		√		√
94	Hawkhurst, The Moor	Hawkhurst	√		√	
95	Hawkhurst	Hawkhurst		√		√
96	Hawkhurst	Hawkhurst	√			√
97	Hawkhurst	Hawkhurst		√		√
98	Hawkhurst	Hawkhurst		√		√
99	Hawkhurst	Hawkhurst	√			√
100	Hawkhurst	Hawkhurst	√		√	
101	Hawkhurst	Hawkhurst		√		√
102	Hawkhurst	Hawkhurst		√		√
103	Horsmonden	Horsmonden	√			√
104	Horsmonden	Horsmonden	√			√
105	Horsmonden	Horsmonden	√	√		√
106	Horsmonden	Horsmonden		√		√
107	Horsmonden	Horsmonden		√		√
108	Iden Green	Benenden	√			√
109	Iden Green	Benenden		√		
110	Iden Green	Bendenden		√	√	
111	Kilndown	Goudhurst	√	√	√	√
112	Kilndown	Goudhurst	√		√	
113	Kilndown	Goudhurst	√		√	
114	Kilndown	Goudhurst		√	√	

115	Lamberhurst	Lamberhurst	√	√		√
116	Lamberhurst	Lamberhurst	√	√		
117	Lamberhurst	Lamberhurst	√	√		√
118	Lamberhurst	Lamberhurst	√	√		√
119	Lamberhurst	Lamberhurst	√	√		√
120	Lamberhurst	Lamberhurst		√		√
121	Lamberhurst	Lamberhurst	√	√		√
122	Lamberhurst	Lamberhurst	√	√		
123	Lamberhurst	Lamberhurst	√	√		√
124	Lamberhurst	Lamberhurst		√		√
125	Langton Green	Speldhurst		√		√
126	Langton Green	Speldhurst		√		√
127	Langton Green	Speldhurst		√		√
128	Langton Green	Speldhurst		√		√
129	Langton Green	Speldhurst		√		√
130	Matfield	Brenchley	√	√		
131	Matfield	Brenchley	√			√
132	Matfield	Brenchley	√			√
133	Matfield	Brenchley	√	√	√	
134	Matfield	Brenchley	√		√	
135	Matfield	Brenchley	√		√	
136	Pembury	Pembury		√		√
137	Pembury	Pembury		√	√	
138	Pembury	Pembury		√		√
139	Pembury	Pembury		√		√

140	Pembury	Pembury		√		√
141	Pembury	Pembury	√	√	√	
142	Pembury	Pembury		√	√	√
143	Sandhurst	Sandhurst	√	√		√
144	Sandhurst	Sandhurst	√	√		√
145	Sandhurst	Sandhurst				√
146	Sandhurst	Sandhurst				√
147	Sandhurst	Sandhurst				√
148	Sandhurst	Sandhurst				√
149	Sandhurst	Sandhurst	√	√		√
150	Sandhurst	Sandhurst		√		
151	Sissinghurst	Cranbrook	√	√		√
152	Sissinghurst	Cranbrook	√			√
153	Sissinghurst	Cranbrook				√
154	Sissinghurst	Cranbrook				√
155	Speldhurst	Speldhurst		√	√	
156	Speldhurst	Speldhurst		√	√	
157	Royal Tunbridge Wells	Southborough		√	√	√