



PLAN 2040

A NEW LOCAL PLAN FOR
SEVENOAKS DISTRICT

Plan 2040 Summary



***Have your say now
and help shape the
future of the District!***



REGULATION 18
CONSULTATION

2022



Plan 2040: Key Topics



01

Development Strategy

Plan 2040 provides a strategy for sustainable growth for homes, offices, town centre uses and infrastructure such as schools, health facilities and transport. Our plan focuses on growth in existing towns, optimising density, promoting efficient use of land and the reuse of brownfield land, to protect the Green Belt.



06

Health and Wellbeing

Planning plays a key role in reducing health challenges, including the opportunity to improve wellbeing, reduce isolation and stay physically active. The Plan supports the creation of **healthy communities** via good quality housing in sustainable locations, with access to green open space and sustainable travel options.



02

Housing Choice for All

The national housing crisis is being felt in Sevenoaks District – first time buyers, families and our ageing population all struggle to find suitable homes. We will boost the delivery of housing in the District whilst ensuring that a large proportion is genuinely affordable and meets the needs of all residents.



07

Historic Environment

Sevenoaks District is home to a wealth of old buildings, structures and landscapes. The historic environment helps create a sense of place, supports the local economy, regeneration, high quality urban design, tourism, leisure, education and sustainability. We want to ensure future generations can enjoy it too.



03

Employment and Economy

The pandemic has increased online shopping and home working. We are keen to support our high streets and deliver the right type of flexible workspaces, whilst maintaining a vibrant economy and tourist sector.



08

Natural Environment

Sevenoaks District is a beautiful place to live, work and relax. We want to protect and enhance the natural environment to help everyone enjoy the beautiful landscape and make sure the District is a place where wildlife can thrive.



04

Climate Change

Tackling climate change is vital. We want to ensure we are helping communities save energy, and make good travel choices. We will ensure new developments include energy efficiency measures, as well as making it easier to cycle, walk and charge electric cars, all contributing to the Council's **Net Zero 2030** commitment.



09

Infrastructure

Infrastructure underpins the successful operation and connectivity of Sevenoaks District. Working with partners in health, education, water, utilities and many other sectors, the Plan will enable the delivery of new infrastructure to meet future needs.



05

Design

Design is much more than how something looks. We will make sure our new spaces are well-designed and have a positive impact on people's health, wellbeing and sense of belonging. We are seeking **design excellence** for all new development.



10

Transport

Residents and visitors need to travel to work, shops, schools and other services across the District. The Plan encourages healthy journeys and low carbon travel helping all people to move conveniently and safely.



Plan 2040: Key Diagram

REGENERATION PRIORITY
SWANLEY TOWN CENTRE

REGENERATION PRIORITY
NEW ASH GREEN VILLAGE CENTRE

STRATEGIC DEVELOPMENT AREA
SEVENOAKS STATION AREA

EMERGING DEVELOPMENT SITE
SEVENOAKS QUARRY

EMERGING DEVELOPMENT SITE
FOUR ELMS ROAD, EDENBRIDGE
CHARACTER LED GROWTH

WEST KENT HMA -
HOUSING MARKET AREA



Existing Assets

- Sevenoaks District Boundary
- Metropolitan Green Belt
- Woodland
- Area of Outstanding Natural Beauty
- Surface Water Area

- Towns and Service Settlement
- Rail
- Motorway
- A Roads

Proposals

- Regeneration Priority
- Strategic Development Site
- Emerging Development Site
- Improved Connectivity



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**Come along to one of our
Drop-in Sessions to find out more:**

- **Edenbridge Leisure Centre, Edenbridge, TN8 5LU**
Wednesday 30th November 2022
2:30-5pm and 5:30-8pm

- **Sevenoaks District Council Offices, TN13 1HG**
Tuesday 6 December 2022
2:30-5pm and 5:30-8pm

- **The Alexandra Suite, Swanley, BR8 7BU**
Thursday 8 December 2022
2:30-5pm and 5:30-8pm

- **Online Zoom Session**
Wednesday 4 January 2023
2:30-5pm and 5:30-8pm

For more information visit
www.sevenoaks.gov.uk/plan2040

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