



**Tunbridge Wells
Borough Local Plan (2020 – 2038)**

**Main Modifications Consultation
Representation Form**

**Please use a separate form/sheet for each
representation/main modification**

Ref:

(For official
use only)

We welcome your comments on the Tunbridge Wells Borough Local Plan Main Modifications Consultation.

The consultation also includes a number of other documents as listed in Box 1 below upon which representations can be made, including an updated Sustainability Appraisal and updated Habitats Regulations Assessment.

Completed forms must be received at our offices by midnight on **Wednesday 30th April 2025**.

We encourage you to respond online using the consultation portal. Please note you do not have to sign in to respond via the portal: <https://consult.tunbridgewells.gov.uk/kse/>

Alternatively, you may email or scan forms to: LocalPlan@TunbridgeWells.gov.uk or print them off and send them by post to: Tunbridge Wells Borough Council, PLANNING POLICY, Town Hall, Royal Tunbridge Wells, TN1 1RS

Please refer to the [Guidance Note on Making Representations](#) for further information. The Guidance Note explains the soundness tests and statutory plan making requirements relevant to this consultation.

PART A – CONTACT DETAILS

Please note that representations must be attributable to named individuals or organisations. They will be available for public inspection and cannot be treated as confidential. Please also note that all comments received will be available for the public to view and cannot be treated as confidential. Data will be processed and held in accordance with the Data Protection Act 2018 and the General Data Protection Regulations 2018.

	1. Personal Details	2. Agent Details (if applicable)
Title	Mr	
First Name	James	
Last Name	WHITEHORN	
Job title (where relevant)		

Organisation (where relevant)		
Address Line 1	████████████████████	
Address Line 2	██████████	
Address Line 3	██████████	
Postcode	██████████	
Telephone number	██████████	
Email address (where relevant)	██	

PART B – YOUR REPRESENTATION (Please use a separate form/sheet for each representation)
--

1.	Name of the Document to which this representation relates (please tick):
<input checked="" type="checkbox"/>	Schedule of Proposed Main Modifications
<input type="checkbox"/>	Sustainability Appraisal (Part 2)
<input type="checkbox"/>	Habitats Regulations Assessment (Part 2)
<input type="checkbox"/>	Schedule of proposed Map Changes (Policies Map/Inset Maps)

2.	To which part of the document listed in Box 1 above does this representation relate to?
If Main Modification (please quote number e.g. MM1)	MM 151
Chapter and (if applicable) subheading	
Policy/Paragraph number	PSTR/PE 1

3.	Do you consider the Main Modification / document on which you are commenting, makes the Borough Local Plan Submission Version (2020 – 2038) (please tick or cross as appropriate):
----	--

3.1	Legally Compliant	Yes		No	
3.2	Sound	Yes		No	x

4.	<p>Please give details of why you consider the Main Modification/document not to be legally compliant or sound. Please be as precise as possible and provide evidence to support this.</p> <p>Or</p> <p>If you wish to support the legal compliance or soundness of a main modification/document, please also use this box to set out your comments.</p> <p>The text box will automatically expand if necessary.</p>
<p>The highway improvements identified to facilitate the new housing proposed for Pembury are inadequate. The capacity of the crossroads at Woodsgate Corner is only a small part of the existing wider traffic problem which includes the two roundabouts at Kippings Cross.</p> <p>The main issue is the capacity of A264 Pembury Road itself further along towards Royal Tunbridge Wells town centre which is already severely congested. Although there are projects listed as critical in the Infrastructure Delivery Plan [eg traffic signals at Sandhurst Road junction] these will be very difficult to achieve during the plan period because there isn't enough highway land available for extra lanes and road widening there. Bus journey times can't be improved either without increasing the highway capacity.</p>	

5.	<p>If you do not agree with the proposed Main Modification/document, please set out what modification(s) you consider necessary to make the Local Plan legally compliant or sound, having regard to the Matter you have identified at Section 4 (above) where this relates to legal compliance or soundness.</p> <p>Please be as precise as possible.</p> <p>The text box will automatically expand if necessary.</p>
-----------	--

Postpone the 371-399 houses proposed for Pembury until after the capacity of A264 Pembury Road and A21 at Kippings Cross have been significantly increased.

Seeking developer contributions for essential/critical highway schemes that may not be achievable isn't sufficient. The highway improvements would need to have been completed before any houses are constructed.

6.	<p>Please use this box for any other comments you wish to make.</p> <p>The text box will automatically expand if necessary.</p>
-----------	---

Please note your representation should cover succinctly all the information, evidence and supporting information necessary to support/justify the representation and the suggested modification.

7.	Please tick this box if you wish to be kept informed about the Inspector's Report and/or adoption of the Local Plan	Y
----	---	---

Signature		Date	25th April 2025
-----------	---	------	-----------------

Thank you for taking the time to complete this form.

Closing date for responses: midnight on Wednesday 30th April 2025