

Mr R Mellor, Planning Inspector  
c/o L St John Howe, Programme  
Officer  
PO Services  
PO Box 10965  
Sudbury  
Suffolk  
CO10 3BF

Maidstone House  
King Street  
Maidstone  
ME15 6JQ  
☎ 01622 602000  
📠 Minicom 01622 602224  
🌐 [www.maidstone.gov.uk](http://www.maidstone.gov.uk)

15 December 2016

Dear Mr Mellor

**Re: Housing Supply Hearing Session R5 – Action Point R4.2  
H2(1) Town Centre Broad Location**

Thank you for your letter dated the 6<sup>th</sup> December 2016 regarding the above hearing session and the advice given on your preferred changes to the town centre broad location. I can confirm that the Mote Road site will not be considered as part of the broad location. Any residential dwellings secured on this allocated site through granting of planning consent will form part of the wider annual housing land supply calculation after the granting of planning permission.

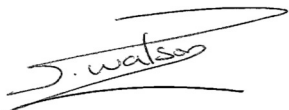
In response to the suggestions set out in your letter the Council agrees that:

- 1) The Mall and the Riverside Quarter sites will be defined on the policies map and they will replicate the boundaries as set out in the published Town Centre Study (CEN 002). To ensure clarity, and to avoid conflict with any potential new policy allocation, the Riverside Quarter site boundary will exclude the Baltic Wharf site. The town centre broad location will be identified on the policies map by the red-lining of sites that have potential to deliver 590 dwellings. The sites to be included are illustrated on the enclosed plan for information.
- 2) The town centre boundary is to be retained to accommodate a windfall allowance of 350 dwellings from the conversion of office space to residential units through permitted development rights.
- 3) The other unidentified 50 dwellings will be removed from the broad location figure and added to the borough-wide windfall allowance. This windfall allowance will now include all windfalls in the town centre, except those from office to residential conversion or from the two specifically identified areas on the policies map (the broad location).

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The result of these changes will be a reduction in the yield from town centre broad location (from 990 to 940 dwellings) and a consequential increase in the borough-wide windfall allowance from 1600 to 1650 dwellings.

Yours sincerely,

A handwritten signature in black ink, appearing to read "S. Watson", is written over a horizontal line. The signature is stylized and cursive.

Stuart Watson  
Planning Officer Maidstone Borough Council