

Development within ALLI and Landscape Comparison Table – October 2020

Eastern Thames Marshes and Medway Marches

	1. Cliffe Pits and Pools	2. Cliffe to St Marys Marshes	3. Allhallows to Stoke Marshes	4. Hoo Flats	5. Riverside Marshes	6. Motney Hill
Condition	Moderate	Good	Moderate	Moderate	Moderate	Moderate
Sensitivity	High	High	High	Moderate	Moderate	High
Actions	Conserve and Restore	Conserve	Conserve and Restore	Conserve and Create	Conserve and Create	Conserve and Restore
ALLI?	Yes	No	Yes	No	No	No
Development Allowed			No major development	Approved: <ul style="list-style-type: none"> MC/17/4424: Taylor Wimpey Church View, 200 dwellings Pending: <ul style="list-style-type: none"> MC/19/3129 Dean Lewis, South of stoke road , 100 dwellings Local Plan: <ul style="list-style-type: none"> Wider Hoo growth proposals inc. Railway Station – 1000+? 		

Hoo Peninsula

	7. Cliffe Farmland	8. Cooling Farmland	9. Northward Hill	10. St Mary's Farmland	11. Hoo Peninsula Farmland	12. Lower Stoke Farmland	13. Cliffe Woods Farmland	14. Chattenden Ridge	15. Deangate Ridge	16. Hoo Farmland	17. Cockham Farm Ridge	18. Hogmarsh Valley	19. Bald Top Hill	20. Tower Hill
Condition	Poor	Moderate	Good	Moderate	Poor	Moderate	Moderate	Moderate	Moderate	Poor	Moderate	Poor	Moderate	Moderate
Sensitivity	Moderate	Moderate	Moderate	High	Moderate	Moderate	Moderate	High	High	Moderate	High	Moderate	High	Moderate
Actions	Restore and Create	Conserve and Create	Conserve and Reinforce	Conserve and Restore	Restore and Create	Conserve and Create	Conserve and Create	Conserve and Restore	Conserve and Restore	Restore and Create	Conserve and Restore	Restore and Create	Conserve and Restore	Conserve and Create
ALLI?	Yes	No	No	No	Part	No	Part	Yes	Yes	Yes	Yes	Yes	Yes	Yes
Development	Approved <ul style="list-style-type: none"> MC/18/1570 Esquire developments, Manor Farm, 10 dwellings 				Approved in ALLI <ul style="list-style-type: none"> MC/18/0288 Allhallows Golf Course, 81 park homes for over 50's. Local Plan <ul style="list-style-type: none"> Eastern part of 'Parkland Living in Deangate Ridge' proposal – 200 dwellings? 		Approved not in ALLI <ul style="list-style-type: none"> MC/19/0287, Gladman, Land at Town Rd, 225 dwellings MC/18/2961 Esquire Developments, Land at Town Road, 94 dwellings and commercial MC/18/00032, View Road Retirement Scheme , 50 dwellings 		Approved Not in ALLI <ul style="list-style-type: none"> MC/15/3104, Abbey Homes, North of Peninsula Way 131 dwellings. MC/17/1884, Bellway homes, South of Ratcliffe Highway, 250 dwellings Local Plan (in ALLI) <ul style="list-style-type: none"> Deangate Ridge Golf course. 500+ dwellings and commercial/community Not in ALLI <ul style="list-style-type: none"> Rural Town Living in Hoo – 750 dwellings? 	Local Plan in ALLI <ul style="list-style-type: none"> Hoo Growth Riverside Living in Cockham Farm : 750 – 1,000 dwellings? 	Approved in ALLI <ul style="list-style-type: none"> MC/18/062 0 Esquire, Elm Avenue, 69 dwellings 	Local Plan in ALLI <ul style="list-style-type: none"> Dual carriageway to serve Hoo Growth Pending in ALLI <ul style="list-style-type: none"> MC/20/1478, Esquire, Upnor Road, 75 dwellings Mc/19/2979 EIA Screening, Manor Farm, New secondary School and 200 homes 		

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North Kent Fruit Belt and Capstone and Horsed Valley

	21. Lower Rainham Farmland	22. Moor Street Farmland	23. Meresborough Farmland	24. Darland Banks	25. East Hill	26. Capstone Farm	27. Sharstead Farm	28. Elm Court	29. Hempstead Fringe	30. Horsted Valley
Condition	Moderate	Poor	Moderate	Moderate	Moderate	Moderate	Good	Poor	Moderate	Moderate
Sensitivity	Moderate	Moderate	Moderate	High	Moderate	Moderate	High	High	High	Moderate
Actions	Conserve and Create	Restore and Create	Conserve and Create	Conserve and Restore	Conserve and Create	Conserve and Create	Conserve	Restore	Conserve and Restore	Conserve and Create
ALLI?	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes
Development	Approved in ALLI <ul style="list-style-type: none"> MC/17/3687, Linden Homes, Berengrave Nursery, 121 dwellings MC/18/3160, Gladman, Lower Rainham road, 64 dwellings MC/18/1796, Pell Holdings, Land south of Lower Rainham Road, 202 dwellings MC/16/2051, Persimmon Homes, Otterman Quay Lane, 300 dwellings MC/18/3577, Esquire, Seymour Rd, 8 dwellings. MC/19/2530 New Secondary School 	Approved in ALLI <ul style="list-style-type: none"> MC/15/4539, Redrow, Mirescourt Road, 134 dwellings MC/19/2532, Redrow, The Maltings, 29 Dwellings 		Approved in ALLI <ul style="list-style-type: none"> MC/16/2776, Darland Banks – 44 dwellings 	Pending Applications in ALLI: <ul style="list-style-type: none"> MC/19/0765, Attwood, 800 dwellings, school, retail 		Pending Applications in ALLI: <ul style="list-style-type: none"> MC/19/0765, Attwood, 800 dwellings, school, retail 	Approved in ALLI <ul style="list-style-type: none"> MC/19/0336, Attwood Gibraltar Farm Appeal, 450 dwellings, nursery, retail. 		Approved in ALLI <ul style="list-style-type: none"> MC/15/4540, Horsted Park, Countryside, 265 dwellings MC/17/2767, Bellway, Chatham Driving Range, 131 dwellings

North Downs Medway Valley

	31. Matts Hill Farmland	32. Nashenden Scarp	33. Nashenden Valley	34. Wouldham Scarp East	35. Wouldham Marshes	36. Cuxton Scarp Foot	37. Halling Marshes	38. Holborough Marshes	39. Halling Quarries	40. Halling Scarp West	41. Bush Valley and Dean Farm	42. Ranscombe Farm
Condition	Moderate	Moderate	Moderate	Moderate	Moderate	Poor	Moderate	Moderate	Moderate	Moderate	Good	Good
Sensitivity	Moderate	High	High	High	High	Moderate	Moderate	Moderate	Moderate	High	High	High
Actions	Conserve and Restore	Conserve and Restore	Conserve and Restore	Conserve and Restore	Conserve and Restore	Restore and Create	Conserve and Create	Conserve and Create	Conserve and Create	Conserve and Restore	Conserve	Conserve
ALLI?	No	Yes	No	No	No	Yes	Yes	No	No	No	No	No
Development												

Esquire Developments

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