This fact sheet is an overview of some of the key information regarding this ward which is contained in the Draft Local Plan.

It is intended to act as a guide to help better direct you to the relevant information in the Draft Local Plan which contains more detail.

We have created a map for each of the 20 wards in the district, as well as listing some important information for each including:

- Allocated housing sites – This is a site that has been allocated for residential development.
- Infrastructure – Requirements for roads, schools and health centres etc.
- Town Centres, Local Centres and Neighbourhood Centres – These are protected shopping areas.
- Tourism Asset – These are protected places to visit.
- Strategic Employment Sites and Important Employment Sites – Provide a mix of employment uses which will be protected and intensified.

What is a Regulation 19 Consultation?

The main purpose of the Regulation 19 consultation is to ask for comment on the legal compliance and soundness of our Local Plan. Comments relating to legal compliance predominantly relate to procedural requirements.

In the case of comments relating to soundness, these should include whether the plan has been positively prepared and whether it is justified, effective and consistent with national policy.

Once Regulation 19 is complete, an updated Draft Local Plan is submitted for examination by an independent Planning Inspector who will undertake a ‘public examination’.

Key information for Godstone

Broad Location for the Garden Community.

- The brown boundary on the map is only an area of search, it does not mean all the land within the brown line will be developed or removed from the Green Belt.

Allocated Housing Sites

- William Way Builders Merchant, 38-42 High Street, Godstone (Planning application is already approved). HSG10 (estimated size 18 units)
- Land to the West of Godstone. HSG11 (estimated size 150 units) (in the Green Belt)

Infrastructure

- Two new primary schools.
- New secondary school.
- Health hub.
- Community space.
- Improvements to junctions along A22.
- Upgraded rail station and transport hub.
- 100 hectares of green infrastructure including 3 x 3G all-purpose play pitches.
- Flood mitigation.
- Potential relief road.
- A22 / Tilhurst Hill Road improvement.
- Footway / cycleway A22 Godstone Road.
- Off road cycle route along A25.
- Off road cycle route along A22.

Local Centre

- Godstone.

Tourism Assets

- Godstone Farm.
- Godstone Vineyards.

Strategic Employment Site

- Lambs Business Park, South Godstone. SES03

Important Employment Site

- Systems House, Blindley Heath. IES04

* Not all infrastructure provision relates to a policy. Some infrastructure will be funded through developer commissions and some will be funded by the Community Infrastructure Levy.