

KCC developer contribution assessment for Primary Education

District:	Swale	1-bed:	250
Site:	Land To The West Of Bobbing Sittingbourne Kent ME9 8QL	Houses:	1750
Plan ref:	SW/22/503654	Flats:	500
Date:	16/12/2022	Total units:	2500

Assumed Housing mix:
 70% Applicable Houses
 20% Applicable Flats
 10% Non-Applicable dwellings

Current and forecast pupils on roll for schools within

		Sittingbourne North planning group										
DFE no.	School	2021-22 (A)	2022-23 (F)	2023-24 (F)	2024-25 (F)	2025-26 (F)	2026-27 (F)	2027-28 (F)	2028-29 (F)	2029-30 (F)	2030-31 (F)	2031-32 (F)
2223	Bobbing Village School	208	207	208	205	203	200	199	197	197	197	200
2595	Grove Park Primary School	405	395	386	374	361	356	349	350	349	346	351
2230	Iwade School	618	615	616	611	604	599	592	587	587	585	594
2021	Kemsley Primary Academy	207	206	206	202	200	198	196	194	194	194	197
2022	Milton Court Primary Academy	201	196	192	185	180	178	172	170	169	168	171
2249	Regis Manor Primary School	490	508	528	539	529	550	534	523	522	520	528
Current and forecast pupils on roll (excluding the expected pupil product from new developments)		2,129	2,128	2,135	2,115	2,077	2,081	2,041	2,021	2,019	2,010	2,040
Required capacity to maintain 2% surplus capacity		2,172	2,171	2,179	2,158	2,119	2,123	2,083	2,063	2,061	2,051	2,081

Current and forecast capacity for schools within

		Sittingbourne North planning group										
DFE no.	School	2021-22 (A)	2022-23 (F)	2023-24 (F)	2024-25 (F)	2025-26 (F)	2026-27 (F)	2027-28 (F)	2028-29 (F)	2029-30 (F)	2030-31 (F)	2031-32 (F)
2223	Bobbing Village School	210	210	210	210	210	210	210	210	210	210	210
2595	Grove Park Primary School	420	420	420	420	420	420	420	420	420	420	420
2230	Iwade School	630	630	630	630	630	630	630	630	630	630	630
2021	Kemsley Primary Academy	210	210	210	210	210	210	210	210	210	210	210
2022	Milton Court Primary Academy	210	210	210	210	210	210	210	210	210	210	210
2249	Regis Manor Primary School	540	570	600	630	630	630	630	630	630	630	630
Current and forecast capacity (1)		2,220	2,250	2,280	2,310	2,310	2,310	2,310	2,310	2,310	2,310	2,310

(1) Including expansion projects at **existing schools** that have successfully passed through statutory processes but may not yet be complete

Expected pupil product from new developments within

		Sittingbourne North planning group		
Planning reference	Development	Houses	Flats	Primary product
SW/22/505076	Land At Pheasant Farm Bramblefield Lane West Of Iwade Bypass Sittingbourne Kent	42	0	12
SW/22/504274	Land At Sittingbourne Mill Hill Way Sittingbourne Kent ME10 2GZ	0	107	7
SW/21/506014	The Lion 2 Church Street Milton Regis Sittingbourne Kent	0	12	1
SW/21/501740	Land At Hill Farm Rock Lane Keycol Hill Bobbing (S106)	30	0	0
SW/21/502038	Northern Phase Regent Quay Crown Quay Lane Sittingbourne Kent	84	10	24
SW/20/503636	The Former Kemsley Arms Public House The Square Sittingbourne Kent ME10 2SL	0	13	1
SW/20/502715	Bobbing Car Breakers Sheppey Way Bobbing Sittingbourne Kent	12	4	4
SW/18/506677	Halfway Egg Farm Featherbed Lane Sittingbourne ME9 8RA (S106)	19	0	0
SW/19/503974	Land East Of Iwade Kent ME9 8ST (S106)	395	48	0
SW/19/501845	Z, Bramblefield Lane, East Of Iwade Pass (S106)	22	0	0
SW/19/501332	Land At Pond Farm Grovehurst Road Sittingbourne Kent ME9 8RD (S106)	72	0	0
SW/18/506287	Milton Pipes Ltd Cooks Lane Sittingbourne Kent ME10 2QF (S106)	155	18	0
SW/18/506328	Land Lying To The South Of Dunlin Walk Iwade Kent ME9 8TG (S106)	20	0	0
SW/18/505157	Land North Of Sanderling Way Iwade Kent ME9 8TJ	60	5	17
SW/18/502190	Land North Of Quinton Road Sittingbourne	913	201	270
SW/18/502372	Land at Great Grovehurst Farm Grovehurst Road Sittingbourne (S106)	110	0	0
SW/18/5020257	Land Adjacent to Quinton Farm House, Quinton Road, Sittingbourne (S106)	146	9	0
SW/16/507877	Regent Quay, Land West of Crown Quay Lane (S106)	251	106	0
New developments within the planning area		2,331	533	336
This development		1,750	500	525

Assessment summary

Detail	2021-22 (A)	2022-23 (F)	2023-24 (F)	2024-25 (F)	2025-26 (F)	2026-27 (F)	2027-28 (F)	2028-29 (F)	2029-30 (F)	2030-31 (F)	2031-32 (F)
Surplus / (deficit) capacity (excluding the expected pupil product from new developments)	48	79	101	152	191	187	227	247	249	259	229
Expected pupil product from new developments	336	336	336	336	336	336	336	336	336	336	336
Surplus / (deficit) capacity including the expected pupil product from new developments	-288	-257	-234	-184	-145	-149	-109	-88	-86	-77	-107
Expected pupil product from this development	525	525	525	525	525	525	525	525	525	525	525
Surplus / (deficit) capacity including the expected pupil product from new developments and this development	-813	-782	-759	-709	-670	-674	-634	-613	-611	-602	-632
Expected pupil product from this development that on current plans for school provision cannot be accommodated	525	525	525	525	525	525	525	525	525	525	525

Background notes:

Pupil forecasts 2022 employed from September 2022. Incorporating roll data from Schools Census Autumn 2021. Data from the Health Authority includes pre-school children born up to 31st August 2021. Forecasts use trend data over the previous three years.

Expected pupil product from new developments within the planning area

Where a section 106 agreement has been secured for a development that includes education contributions (indicated by code S106 in brackets), the expected pupil product from that development has been shown as zero. This indicates that the pupil product need arising from the development has been mitigated by the developer.

KCC developer contribution assessment for Secondary (Years 7-11) Education

District:	Swale	1-bed:	250
Site:	Land To The West Of Bobbing Sittingbourne Kent ME9 8QL	Houses:	1750
Plan ref:	SW/22/503654	Flats:	500
Date:	16/12/2022	Total units:	2500

Assumed Housing mix:
 70% Applicable Houses
 20% Applicable Flats
 10% Non-Applicable dwellings

Current and forecast pupils on roll for schools within		Sittingbourne non-selective and Sittingbourne & Sheppey selective planning groups										
DfE no.	School	2021-22 (A)	2022-23 (F)	2023-24 (F)	2024-25 (F)	2025-26 (F)	2026-27 (F)	2027-28 (F)	2028-29 (F)	2029-30 (F)	2030-31 (F)	2031-32 (F)
4527	Borden Grammar School	645	641	649	657	666	656	666	660	660	667	663
5414	Fulston Manor School	1,044	1,040	1,040	1,030	1,029	1,018	1,020	1,009	1,006	1,014	997
4080	Highested Grammar School	719	720	736	756	757	753	763	756	754	762	756
4002	Sittingbourne School	1,359	1,363	1,391	1,403	1,428	1,405	1,432	1,421	1,412	1,428	1,415
5434	Westlands School	1,602	1,627	1,656	1,668	1,688	1,688	1,735	1,724	1,735	1,758	1,767
Current and forecast pupils on roll (excluding the expected pupil product from new developments)		5,369	5,418	5,492	5,514	5,568	5,519	5,617	5,569	5,567	5,630	5,598
Required capacity to maintain 2% surplus capacity		5,479	5,529	5,605	5,626	5,682	5,632	5,731	5,683	5,681	5,745	5,713

Current and forecast capacity for schools within		Sittingbourne non-selective and Sittingbourne & Sheppey selective planning groups										
DfE no.	School	2021-22 (A)	2022-23 (F)	2023-24 (F)	2024-25 (F)	2025-26 (F)	2026-27 (F)	2027-28 (F)	2028-29 (F)	2029-30 (F)	2030-31 (F)	2031-32 (F)
4527	Borden Grammar School	630	660	690	720	750	750	750	750	750	750	750
5414	Fulston Manor School	1,050	1,050	1,050	1,050	1,050	1,050	1,050	1,050	1,050	1,050	1,050
4080	Highested Grammar School	720	750	750	750	750	750	750	750	750	750	750
4002	Sittingbourne School	1,380	1,380	1,380	1,380	1,380	1,350	1,350	1,350	1,350	1,350	1,350
5434	Westlands School	1,575	1,575	1,560	1,515	1,470	1,425	1,425	1,425	1,425	1,425	1,425
Current and forecast capacity (1)		5,355	5,415	5,430	5,415	5,400	5,325	5,325	5,325	5,325	5,325	5,325

(1) including expansion projects at existing schools that have successfully passed through statutory processes but may not yet be complete

Expected pupil product from new developments within		Sittingbourne non-selective and Sittingbourne & Sheppey selective planning groups		
Planning reference	Details	Houses	Flats	Secondary product
SW/22/505076	Land At Pheasant Farm Bramblefield Lane West Of Ivade Bypass Sittingbourne Kent	42	0	4
SW/22/504274	Land At Sittingbourne Mill Mill Way Sittingbourne Kent ME10 2GZ	0	107	5
SW/22/502963	Brewers Yard St Michaels Road Sittingbourne Kent ME10 3DN	50	0	10
SW/22/503418	Land At Tonge Road Sittingbourne Kent ME9 9BD	16	0	3
SW/22/502881	Land South Of 9 Rushenden Road Queenborough Kent ME11 9HB	13	12	1
SW/22/502834	Land West Of Church Road Bacphild Tonge Kent	251	75	54
SW/22/502086	Land To The East Of Scoles Road Minster-on-sea Kent	650	0	33
SW/22/501005	77 High Street Newington Sittingbourne Kent ME9 7JL	10	0	2
SW/22/500601	Radfield House And Farm London Road Tonge Sittingbourne Kent	10	0	2
SW/22/500388	Land Rear Of 98A Scoles Road Minster-on-sea Kent ME12 3SN	7	0	0
SW/22/500275	Land South Of London Road Newington Kent	135	0	27
SW/22/506812	25-29 Station Street Sittingbourne ME10 3QU	0	9	0
SW/21/506014	The Lion 2 Church Street Milton Regis Sittingbourne Kent	0	12	1
SW/21/505544	Hillyfield Hearts Delight Borden Sittingbourne Kent ME9 8HX	5	0	1
SW/21/505722	128 High Street Newington Sittingbourne Kent ME9 7JH	39	0	8
SW/21/505498	Land Off Swanstree Avenue Sittingbourne Kent ME10 4LU	135	0	27
SW/21/505096	Land To The North Of Lower Road Teynham Kent ME9 9EQ	23	0	5
SW/21/505041	Land North Of Lower Road Eastchurch Kent	59	0	3
SW/21/504028	Ld at School Lane, Newington	25	0	5
SW/21/503124	Land To The North Of Elm Avenue Minster-on-sea Sheerness Kent ME12 3RZ	44	0	2
SW/21/502256	Land North East Of Nelson Avenue Minster-On-Sea Sheerness	64	0	3
SW/21/501740	Land At Hill Farm Rock Lane Kycoll Hill Bobbing (S106)	30	0	0
SW/21/502038	Northern Phase Regent Quay Crown Quay Lane Sittingbourne Kent	84	10	17
SW/21/501334	Land At Fox Hill And School Lane Bacphild Kent ME9 9HL	95	0	19
SW/21/500204	Old House At Home 158-162 High Street Sheerness Kent ME12 1UQ	0	4	2
SW/20/506107	Read's Orchard, Parsonage Chase, Minster-on-Sea ME12 3JX	0	0	0
SW/20/505059	Willow Trees 111 High Street Newington Sittingbourne Kent	10	0	2
SW/20/506066	Storage Land At Lomas Road Bacphild Kent ME9 9BD	14	0	3
SW/20/505921	Land At Highfield Road Minster-on-sea Kent (S106)	19	0	0
SW/20/505156	Former Sittingbourne Adult Education Centre College Road Sittingbourne Kent ME10 1LF	5	17	2
SW/20/503832	Duke of Clarence Trading Estate, High St, Blue Town, Sheerness Kent ME12 1RQ	5	6	0
SW/20/503665	88-100 West Street Sittingbourne Kent ME10 1AS	0	10	1
SW/20/503636	The Former Kemsley Arms Public House The Square Sittingbourne Kent ME10 2SL	0	13	1
SW/20/503325	Land East Of Crown Quay Lane Sittingbourne Kent ME10 3ST (S106)	47	30	0
SW/20/503223	Barrow Green Farm - Frenchs Row Barrow Green Teynham ME9 9EH	9	0	2
SW/20/502715	Balding Car Breakers - Sheppey Way - Bobbing - Sittingbourne Kent	12	4	3
SW/20/501631	Moore's Yard - Crown Quay Lane Sittingbourne ME10 3JN	0	43	2
SW/20/501208	240-248 High Street Sheerness Kent (S106)	0	9	0
SW/20/501002	Callum Park Basser Hill Lower Halstow ME9 7TY	0	0	2
SW/18/506677	Halfway Egg Farm Featherbed Lane Sittingbourne ME9 8RA (S106)	19	0	0
SW/19/506093	Ebenezer Chapel Halstow Lane Upchurch Sittingbourne Kent ME9 7AA	0	4	0
SW/19/505036	Land South Of London Road Teynham Kent ME9 9QJ	70	10	15
SW/19/504736	The Ivy Leaf, Members Club, High Street Sheerness ME12 1NL	0	6	0
SW/19/504831	Land at Scoles Farm, Minster on Sea, Sheerness Kent ME12 3RU (S106)	12	0	0
SW/19/503974	Land East Of Ivade Kent ME9 8ST (S106)	395	48	0
SW/19/503810	Land On The South East Side Of Bartlets Close Halfway Kent ME12 3EG (S106)	17	0	0
SW/19/501921	Land At Belgrave Road, Halfway (S106)	153	0	0
SW/19/501895	2, Bramblefield Lane, East Of Ivade Pass (S106)	22	0	0
SW/19/501332	Land At Pond Farm Grovehurst Road Sittingbourne Kent ME9 9RD (S106)	72	0	0
SW/19/501693	Land To The Rear Of 45-55 High Street Sittingbourne Kent ME10 4B3 (S106)	0	24	0
SW/19/500866	Land At Swale Way Great Easthall Way Sittingbourne Kent ME10 3TF	9	0	2
SW/19/500887	Land Adjacent To 127 High Street Eastchurch Sheerness Kent ME12 4DF (S106)	15	0	0
SW/18/506460	Former Conyer Brickworks Conyer Quay Conyer Kent ME9 9HJ	24	0	5
SW/18/506417	Land At Southsea Avenue, Scarborough Drive, Augustine Road, Sexburga Drive And The Broadway Minster-on-sea (S106)	72	0	0
SW/18/506287	Milton Pipes Ltd Cooks Lane Sittingbourne Kent ME10 2QF (S106)	155	18	0
SW/18/506328	Land Lying To The South Of Dunlin Walk Ivade Kent ME9 8TG (S106)	20	0	0
SW/18/505157	Land North Of Sanderling Way Ivade Kent ME9 8TJ	60	5	12
SW/18/503855	Land off Plover Road Minster Sheppey (S106)	25	0	0
SW/18/503697	Land at Station Road Teynham ME9 95Y (S106)	106	14	0
SW/18/503125	Land West of Barton Hill Drive Minster-on-sea Kent ME12 3LZ (S106-25%)	700	0	0
SW/18/502180	Land North of Quinton Road Sittingbourne	913	201	193
SW/18/502372	Land at Great Grovehurst Farm Grovehurst Road Sittingbourne (S106)	110	0	0
SW/18/502083	Land Adjacent to Sheppey Academy, East Admirals Walk, Halfway ME12 3JQ	34	0	2
SW/18/502057	Land Adjacent to Quinton Farm House, Quinton Road, Sittingbourne (S106)	146	9	0
SW/17/505711	Land at Wises Lane, Borden (S106)	675	0	0
SW/17/500727	Manor Farm, Key Street, Sittingbourne (S106)	50	0	0
SW/16/508117	The Slips, Scoles Road, Minster-on-sea	62	0	3
SW/16/507877	Regent Quay, Land West of Crown Quay Lane (S106)	251	106	0
SW/16/507689	Land between Frogal Lane and Orchard View, Lower Road, Teynham (S106)	300	0	0
SW/16/506946	Bell House, Bell Road, Sittingbourne (S106)	0	122	0
New developments within the planning area		6,413	928	485
This development		1,750	500	375

Assessment summary		Sittingbourne non-selective and Sittingbourne & Sheppey selective planning groups										
Details	2021-22 (A)	2022-23 (F)	2023-24 (F)	2024-25 (F)	2025-26 (F)	2026-27 (F)	2027-28 (F)	2028-29 (F)	2029-30 (F)	2030-31 (F)	2031-32 (F)	
Surplus / (deficit) capacity (excluding the expected pupil product from new developments)	-124	-114	-175	-211	-282	-307	-406	-358	-356	-420	-388	
Expected pupil product from new developments	485	485	485	485	485	485	485	485	485	485	485	
Surplus / (deficit) capacity including the expected pupil product from new developments	-608	-599	-659	-696	-766	-792	-891	-843	-840	-904	-872	
Expected pupil product from this development	375	375	375	375	375	375	375	375	375	375	375	
Surplus / (deficit) capacity including the expected pupil product from new developments and this development	-983	-974	-1,034	-1,071	-1,141	-1,167	-1,266	-1,218	-1,215	-1,279	-1,247	
Expected pupil product from this development that on current plans for school provision cannot be accommodated	375	375	375	375	375	375	375	375	375	375	375	

Background notes:

Pupil forecasts 2022 employed from September 2022. Incorporating roll data from Schools Census Autumn 2021. Data from the Health Authority includes pre-school children born up to 31st August 2021. Forecasts use trend data over the previous three years.

Expected pupil product from new developments within the planning area

Where a section 106 agreement has been secured for a development that includes education contributions (indicated by code S106 in brackets), the expected pupil product from that development has been shown as zero. This indicates that the pupil product need arising from the development has been mitigated by the developer.