This site comprised some 650 acres of land located about 2 miles from Junction 5 of the M20 Motorway in the ownership of Kent County Council. As a precursor to the Authority determining the most appropriate way to secure the site’s redevelopment, the Council’s Land and Property Department, assisted by external consultants, prepared a series of master plan options and feasibility studies.

Martin Stevens was a member of a dedicated “Urban Design Team” that prepared alternative land use studies, urban design frameworks, environmental impact analyses, infrastructure ceiling and “trigger” models, phasing plans, programmes and financial appraisals.

KCC entered into a joint venture with Rouse Kent Limited and the site is now a thriving business and residential community, complete with schools, golf course, retail, education and leisure facilities.

Note:
This assignment was undertaken by Kent County Council’s Land and Property Department as developer / landowner. Martin Stevens was a member of the project team that delivered the assignment as a KCC employee.