

High Level Viability Appraisal

To inform the next stage of the production of the Local Plan Review (regulation 19 pre-submission consultation), the site (and the Local Plan Review as a whole) will be required to undergo a high level viability appraisal as detailed in the Planning Practice Guidance. This is one of the areas where assistance is requested as part of this Garden Communities bid.

Recent experience of the Gillingham Southern Extension has highlighted to the Council the need to understand the cost implications of the infrastructure requirements on large scale schemes. Some very broad ideas of infrastructure requirements have been established but not yet costed in detail. These include the need for additional school provision and for a link road as outlined above.

As the project progresses, the Council will continue to monitor all funding opportunities to help deliver the necessary infrastructure to enable high quality development to take place at an accelerated rate.