

Welcome

We have a lot to look forward to at Kings Hill at the moment, with work on the new school progressing in readiness for opening this September, a new club at the Sports Park starting and others planning a busy season ahead, landscapers preparing for our entries into South and South East in Bloom and some new arrivals on the business park. With longer evenings, warmer weather and blossom and spring flowers out, it's good to see the community enjoying life at Kings Hill.

Andrew Blevins

Managing Director, Liberty Property Trust UK



School update

Construction of Kings Hill's third school – The Valley Invicta Primary School – is underway in readiness for the arrival of the first pupils in September.

Initially the school will be one-form entry, but is scheduled eventually to grow to three-forms of entry.

The new road serving the school, which runs between Gibson Drive and Tower View, is under construction. School access plans include provision for safe drop off points and sufficient parking. There will also be cycle parking.

A strong emphasis on the environment has been included in the design, with landscaping featuring native species and a wildlife habitat area.

There will also be plenty of places for the children to play, with an early years playground, soft and hard play areas, a multi-use games area and two sports pitches.

"Kings Hill has a long list of

community amenities now and we are very much looking forward to the new school opening and providing yet more choice for families here," said Andrew Blevins. "It has been carefully designed to provide an efficient and attractive environment in which children can learn and play."

The Valley Invicta Trust's mission is to: 'provide outstanding care, education and opportunities and encourage pupils to develop a set of values and character qualities, which will help them to grow into confident and



caring young people. This set of values includes respect for themselves and others, self-discipline, integrity, friendliness, courtesy and a sense of community.'



Planning update

Planning Conditions are being finalised with Tonbridge and Malling Borough Council for the next phase of development at Kings Hill in preparation for work starting later this year.

IN THIS ISSUE...



- > Fun on the Hill 2015
- > Woodland classroom
- > Housing demand
- > Cancer centre
- > Archery Club
- > Kings Hill in Bloom



Cycling Club

The Kings Hill Wheelers cycling club is looking for new members. The club meets every Wednesday and Friday at 9.15am at Waitrose car park and is planning to have regular Saturday and Sunday rides during the spring and summer to enable those who work during the week to join in.

The club, which has members of varying age and ability, organises rides through the Kent countryside of varying length – from 30 to 50 miles – and always finishes at Costa Coffee in the Control Tower.

More information from Mike Kirk on 01732 522174

** A team of cyclists, all of whom are current or ex serving Royal Air Force Volunteer Reserve of Air Training Corps staff from Kent Wing ATC, will be stopping off at the Control Tower on Saturday, 23 May at approximately 11.30am – 12.00pm. They are taking part in a gruelling three-day 240 mile cycling challenge to raise money for the Royal Air Force Benevolent Fund, the Brain Tumour Charity and Parkinson's UK. The route from Biggin Hill to Manston takes in all 25 World War II airfields and includes 11,000ft of ascent.*

Woodland classroom

Liberty has set aside an area of woodland so that Discovery School can hold 'woodland classroom' sessions. Organised by Forest Schools the classes enable children to enjoy outdoor activities such as shelter building, carving, and hunting for mini-beasts. They also collect firewood for a campfire on which they can roast marshmallows and cook popcorn.

"Through this informal style of teaching, children gain a better understanding of the natural environment and the seasonal changes that we enjoy in this country and we are delighted to make this area available to them," said estate manager Susan Davies.



Children in the 'woodland classroom'

Kings Hill in Bloom



Blossom and spring flowers around the Silver Ball

After last year's success when Kings Hill won a silver gilt award in the South & South East in Bloom competition, three categories of the award are being entered this year.

"We are entering the Business Landscape, Nature Conservation Area and Town categories this year

to illustrate the variety and scope of the landscaping here," said Liberty's estate manager Susan Davies. "We are very fortunate to have Coblands as our landscapers and they do an excellent job.

We have planted masses of wild flowers again this year, which will benefit bees and other insects.

Last year was the first time Liberty entered the award and the competition judge Mary Ann Winterman said: "It was heartening to learn from the residents we spoke to how much they appreciate the environment in which they live and to hear how friendly they find all of the maintenance and security staff."

Housing demand

Following excellent sales in 2014, the success of Help to Buy and the imminent arrival of a third school, new properties at Kings Hill are fast running out and there will be a gap before more are built.

"Once our current phase of house building is completed there will be a gap until we start development of the next Kings Hill neighbourhood," said estate manager Susan Davies.

"Whilst we aim to provide an even supply of new homes to the market, we are finalising design and phasing of the planning consent which was granted late last year for a further 635 homes and we will then need to put in new infrastructure before we can invite home builders to start construction.



New house-type at Kings Hill

"Realistically, it will be some months before the next phase of housing will be available. So, apart from the remaining properties in the

current phase and a small development of top-end apartments which are yet to be built, availability is dwindling fast."

Cancer centre

A state-of-the-art private cancer diagnostic and treatment centre will open at Kings Hill later this year.

Cancer Partners UK is opening the centre in 17 Kings Hill Avenue near David Lloyd and will provide state-of-the-art diagnostic, radiotherapy and chemotherapy suites as well as alternative therapy services for those people requiring oncological treatments. It is scheduled to open in November.

Working with and complementing the services offered by the local NHS Trust, the centre will be focused on delivering early diagnosis and a fast route to treatment for patients with cancerous, benign and some non-cancerous conditions.



Inside a Cancer Partners UK centre

Archery Club

With sponsorship from Liberty, Kings Hill Parish Council set up an archery club in April, which will run each weekend through to September. The sessions are on Saturdays and Sundays at 1.30pm and 2.45pm both days.

"The club is for beginners and we offer archery training for all ages, including less able participants," said KHPC clerk Helen Munro. "The cost is £7.20 for a one hour session and we also offer weekend archery parties on an ad hoc basis. Anyone who would like to sign up should get in touch with the sports manager on sportspark@kingshillparish.gov.uk."

"The community spirit is what makes Kings Hill so special and we are delighted to be able to support this new initiative," said Liberty's managing director Andrew Blevins.

Moving up

UBM Shared Services Ltd is moving from a serviced office in Regus into its own space in 11 Tower View. The company provides services to the UBM Group, a global event-led marketing services and communications company which has 5,000 staff in more than 20 countries. The Kings Hill office employs 34 staff and deals mostly with accounts.

Fit for work

Kent Workplace Challenge is looking for businesses to sign up and help their staff get fitter. The free online tool is easy to use and simply requires staff to log their fitness activities to earn points for prizes. Activities can be anything from a ten minute walk or lunchtime run through to gardening and football at the weekend. www.workplacechallenge.org.uk/kent

London in 45 minutes at 140mph

High speed trains are now stopping at nearby Snodland taking commuters into St Pancras International in 45 minutes at speeds of up to 140mph.

There are three services in the morning between 7am and 8am and three in the evening between 5.15pm and 6.15pm.

“This is a great new service for people at Kings Hill, especially those who need to be in that part of London,” said estate manager Susan Davies. “It cuts the journey time by around 15 minutes and Snodland is only a short 12 minute drive away.”

Office/Retail enquiries:

Caroline Binns
Associate Director,
Marketing & Leasing

t: 01732 870375
e: cbinns@libertyproperty.com

Liberty Property Trust UK
The Control Tower
29 Liberty Square
Kings Hill, West Malling
Kent ME19 4RG

Commercial Property Management Helpdesk:

t: 01732 223420

Homes for sale:

Bellway: 0845 548 3045
Crest Nicholson: 0845 504 8506
Hillreed: 01732 847500

www.kings-hill.com

Dates for your diary

Fun on the Hill 2015



Kevin Blake, Manager of Kings Hill FC under 18's (last season) being presented the Liberty Endeavour Award by Susan Davies

Plans are well underway for this year's Fun on the Hill, which will be on Saturday 16th May. Organised by Kings Hill Football Club, last year's event attracted over 2,000 people and is one of the community's most popular events. This year the dedicated 'Kids Zone' will be bigger than ever – sponsored by Liberty – and there will be plenty of activities for everyone of all ages – not just football fans.

The club is keen to expand its walking football (for both men and women) and its girls' teams, both of which meet on the 3G pitch at the Sports Park on Saturdays at 11am.

Also taking place in May, over the weekend of 30th/31st will be the club's second annual tournament when it will be hosting 108 teams from across the South East at the Sports Park.

Kings Hill Cricket Club

Kings Hill Cricket Club is

holding its annual Club Day on Sunday 30th August when there will be a junior tournament, 20/20 match with the club's sponsors, BBQ and much more. Junior training will be on Friday evenings during the summer, when The Hangar bar will be open to everyone, not just players and members

The club is looking for more members and anyone interested should contact Shaun McMurray on kingshillcc@hotmail.co.uk



Cricket match at Kings Hill

One of the features that sets Kings Hill apart from other developments is the quality and maintenance of the environment, which is the responsibility of the Kings Hill Residential Estate Management Company (KHREMC). It is run by Liberty but has two residents as directors, John West (john@kingshillrentals.com) and Sarah Barker (sarah.barker-khrem@hotmail.co.uk).

Kings Hill Residential Estate Management Company Ltd can be contacted on 01732 870375 or kingshillresidential@libertyproperty.com

Kings Hill Estate Management Company Ltd, which is run on a similar not-for-profit basis to KHREMC, looks after the commercial business park within Kings Hill.

Log on for latest news

Our website www.kings-hill.com has information on all aspects of the development – maps; the masterplan showing the scale of the development; latest news; links to the Kings Hill amenities such as shops, restaurants, surgery etc; public transport timetables and information on matters that affect those living and working at Kings Hill.

