

From: public.access@gravesham.gov.uk
Sent on: 21 October 2024 17:38:43
To: [REDACTED]
Subject: Comments for Planning Application 20240544

Comments for Planning Application 20240544

Dear Sir/Madam,

You have been sent this email because you or somebody else has submitted a comment on a Planning Application to your local authority using your email address. A summary of your comments is provided below.

Comments were submitted at 21/10/2024 4:37 PM from [REDACTED]

Application Summary

Address:	Land At Cobham House Vineyard Gold Street Cobham Gravesend Kent DA12 3AA
Proposal:	Application to determine if prior approval is required for a proposed; Erection of a winery building and hardstanding for Agricultural or Forestry use of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) - Schedule 2, Part 6.
Case Officer:	Mr Ethan Bonthron

[Click for further information](#)

Customer Details

Name:	[REDACTED]
Email:	[REDACTED]
Address:	[REDACTED] Whitehill Road Meopham DA13 0PA

Comments Details

Commenter Type:	Member of the Public
Stance:	Customer objects to the Planning Application

Reasons for comment:

Comments: This is a huge industrial development and is therefore unsuitable for permitted development. The applicant is misrepresenting the scale and size of the development. There are so many question marks that the only way to properly assess this application would be through a full planning consultation.

Other key points/gaps:
KCC Highways state that there is 'little information' on which to base any highways assessment.
There is no allocation for car parking in the plans.
The NPPF states in para 183 that 'planning permission should be refused for major development.'
Changes to the Levelling Up and Regeneration Act 2023 place a particularly strong duty on local authorities to make decisions that ensure AONBs are conserved and enhanced. This can't be ensured without the scrutiny that a full planning application would give.

Kind regards

