

Comments summary

Dear Sir/Madam,

Planning Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 22/01/2026 10:55 AM from [REDACTED]

Application Summary

Address:	Land At Rose Farm Downs Road Istead Rise Gravesend Kent
Proposal:	Outline planning application for the demolition of 64 Downs Road and erection of up to 154No. residential dwellings (including affordable housing), with all matters reserved except for access. Creation of a new access from Downs Road.
Case Officer:	Adeoye Lawal

[Click for further information](#)

Customer Details

Name:	[REDACTED]
Email:	[REDACTED]
Address:	[REDACTED] Worcester Close Istead Rise Istead Rise

Comments Details

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

Reasons for comment:

Comments:	1) These are not affordable houses to the local people which means they will be brought by people outside of the area putting more pressure on local schools, doctors and hospitals. 2) The local doctors have confirmed they are already full despite Esquire saying there is capacity for more patients, thus making it even harder for local people to access the services. 3) The one local hospital, Darenth Valley Hospital, is also struggling to meet the need of locals and are already posting online asking patients to try and avoid using the A & E services. 4) There is not a reliable bus service despite Esquire saying there is. The buses do not run of an evening and the ones that run through the day are irregular, often not turning up or breaking down. This means that people buying the new properties will need to use their cars to get anywhere putting extra traffic on roads that are already suffering long queues. 5) The parking along Downs Road is very bad already especially at school drop off and pick up times and with the one access road right next to the school this will cause even more chaos and more likely to end up with children attending the
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school being put in danger.

6) The land is almost completely green belt with a small portion being grey belt, despite Esquire claiming it is all grey belt.

7) Parts of Downs Road are already subject to flooding which will be worsened by the new build as the water will have no arable land to soak up the excess water.

Kind regards