

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 08/08/2024 2:01 PM from [REDACTED]

Application Summary

Address: Walnut Hill Nursery Walnut Hill Road Gravesend Kent DA13 9HL

Proposal: Application to determine if prior approval is required for a proposed; conversion of a building to a commercial use Class E, of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) - Schedule 2, Part 3, Class R.

Case Officer: Mrs Katherine Parkin

[Click for further information](#)

Customer Details

Name: [REDACTED]

Email: [REDACTED]

Address: [REDACTED] Arcadia Rd Istead Rise Gravesend

Comments Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Reasons for comment:

Comments: It has come to our attention that an application has been made for an Operator Licence to operate out of Walnut Hill Rd, Istead Rise. This is for 14 goods vehicles or 22 HGVs depending on which source you use. Given the recent further enquiry to change the use of the buildings on the site to commercial use Class E we would like to reiterate the following objections.

As residents of Istead Rise we would like to note our objection to the plans for the site for the following reasons:

The lane from Istead Rise to the former Walnut Hill Nursery site is a single lane country road, as are the two roads leading away from the site. There are no passing places and any vehicle using the road would be stuck if confronted with a large goods vehicle/HGV.

Walnut Hill Rd is a popular lane used by walkers, cyclists and horse riders as well as cars. This is not a straight lane with clear views, rather a windy steep hill, and it is easy to imagine being confronted by a large vehicle round a corner and the obvious danger this would encompass.

Even if they could drive through the lane without oncoming traffic, they would inevitably have to drive through residential areas using roads unsuitable for such large vehicles.

Driving via the Istead Rise route would presumably run into difficulty due to the proximity of the primary school and the parking that attracts at each end of the day.

Trying to exit directly onto the Wrotham Rd via Nash Road would experience the same difficulty with oncoming traffic, and as anyone that has tried to leave this lane can attest, it is a blind corner that often makes it difficult for a car to turn onto Wrotham Rd safely; imagine an HGV attempting this.

Recent video footage circulating on local sites has revealed several instances of cars being confronted with a lane-wide vehicle that is unable to give way and

assumes car drivers will reverse to a suitable point. One example even showed the driver or a car having to reverse onto the Wrotham Rd to allow the lorry to exit, an extremely dangerous manoeuvre, a totally unacceptable situation for residents who should be able to use local roads safely.

We hope that common sense and a concern for safety of local residents will be a primary thought when considering whether to approve any planning applications.

Kind regards