

# Comments summary

Dear Sir/Madam,

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

Comments were submitted at 26/11/2025 3:32 PM from [REDACTED]

## Application Summary

Address:	Land At Wrotham Road Meopham Gravesend Kent DA13 0AA
Proposal:	Outline application for the erection of up to 350 residential dwellings , public open space and associated works. Approval is sought for the principal means of vehicular access from Wrotham Road and all other matters are reserved.
Case Officer:	Mrs Katherine Parkin

[Click for further information](#)

## Customer Details

Name:	[REDACTED]
Email:	[REDACTED]
Address:	[REDACTED] Gravesend

## Comments Details

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

Reasons for comment:

Comments: Dear Planning Officer,

I am writing to object to planning application 20250992, which proposes the erection of up to 350 residential dwellings at Land at Wrotham Road, Meopham.

My reasons for objection are as follows:

### 1. Unacceptable increase in traffic and highway safety risks

Wrotham Road already experiences significant congestion, especially at peak commuter times. Introducing up to 350 dwellings would place severe additional pressure on an already constrained road network.

- There is limited capacity for road widening or junction improvements.
- The proposed access point would worsen traffic flow and create safety risks for pedestrians, schoolchildren, and cyclists.
- Meopham railway station is already heavily used, and additional parking/traffic displacement would increase local congestion.

### 2. Overdevelopment of a rural area

The proposal would represent a major change to the character of Meopham, which is a predominantly rural village with limited infrastructure to support such a large and dense development.

The scale (up to 350 homes) is excessive for the village setting and would cause irreversible harm to the semi-rural landscape.

### 3. Insufficient infrastructure to support a development of this size

Local services are already under pressure:

- GP surgeries have long wait times
- Schools in the area are near or at capacity
- Drainage and wastewater systems are limited

No clear demonstration has been provided that these fundamental issues can be addressed.

---

### 4. Loss of green space and biodiversity impacts

The site currently provides ecological value as open land and contributes to the green corridor between settlements. Developing this area would:

- Result in permanent loss of habitat
- Reduce biodiversity
- Increase surface-water run-off and flood risk

There is no convincing mitigation strategy or environmental justification.

---

### 5. Lack of clarity due to "all matters reserved"

Because the application is only outline (with all matters reserved aside from access), the community is being asked to support a scheme without proper detail.

Key details such as layout, building heights, landscaping, density, drainage, and open-space provision remain unknown - making it impossible to fully assess the impacts.

For a scheme of this scale, full details should be provided at this stage.

---

### 6. Conflict with local planning policy

The proposal appears inconsistent with:

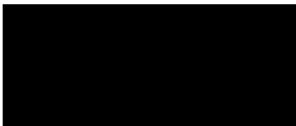
- The Gravesham Local Plan policies aimed at protecting rural character
- Sustainable development principles
- Avoiding coalescence between settlements

The site is not allocated in the adopted Local Plan for major housing development.

---

### Conclusion

For the reasons above - including transport concerns, landscape harm, infrastructure pressures, environmental impact, and insufficient detail - I strongly object to planning application 20250992 and request that the Council refuses the proposal.



---

Kind regards