

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 20/12/2024 3:04 PM from [REDACTED]

Application Summary

Address:	Land South Of Pear Tree Lane Pear Tree Lane Shorne Gravesend Kent
Proposal:	Change of use of the land for the stationing of 2 static homes, 2 touring caravans and shared day room for Gypsy / Traveller occupation. Associated hard and soft landscaping.
Case Officer:	Ms Amanda Cue

[Click for further information](#)

Customer Details

Name:	[REDACTED]
Email:	[REDACTED]
Address:	[REDACTED] The Ridgeway, Shorne, Gravesend, Kent

Comments Details

Commenter Type:	Neighbour
Stance:	Customer objects to the Planning Application

Reasons for comment:

Comments:	I strongly object to the application that seeks to put dwellings on land in the Green Belt on a plot where previous applications have been refused. A 'Planning Statement' has been submitted by the applicant, and paragraph 6.4 recognises that the site is located in the Green Belt and as such '... consideration needs to be given as to whether the proposal would comprise appropriate development or not.' The document notes that the National Planning Policy Framework states that inappropriate development is, by definition, harmful to the Green Belt and should not be approved except in very special circumstances ('VSC's'). Paragraph 6.6 argues that whilst the proposal would not comprise an exception to inappropriate development within the Green Belt, it would not have a substantial impact on openness. In support of this argument, the applicant notes that the proposed mobiles, touring caravans and day room are by their nature low profile resulting in a limited amount of mass and bulk. That argument is of course a matter of opinion, and it can equally be argued that the inclusion of five dwellings on a small plot would represent a significant mass and bulk. The applicant then states that '...there are a number of other Gypsy and Traveller sites within the immediate vicinity and that therefore ... the proposal would not appear as a significant encroachment within the Green Belt.' This is an entirely false argument in that there are no other such sites within the immediate vicinity. Further, the applicant adds that 'We consider that there are sufficient very special circumstances to outweigh this limited harm to the openness of the Green Belt.' However, no VSC's are put forward to support this statement, and the applicant comments that these VSC's will be put forward at a later stage. On these grounds, I believe that the applicant has provided insufficient argument to support its application. The proposed development is inappropriate and, by definition, is therefore harmful to the Green Belt, and the application should be refused.
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Kind regards