

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 06/10/2026 3:54 PM from [REDACTED]

Application Summary

Address:	Cobb Tree Court Wrotham Road Meopham Gravesend Kent DA13 0AU
Proposal:	Removal of existing timber shed and erection of a replacement single storey garden building for incidental domestic use, including storage, gym and family recreation space, with associated tree removal and replacement planting.
Case Officer:	Adeoye Lawal

[Click for further information](#)

Customer Details

Name:	[REDACTED]
Email:	[REDACTED]
Address:	[REDACTED] Cricketers Drive Meopham Gravesend Kent

Comments Details

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

Reasons for comment:

Comments:	We have read the new proposal in full. The main issue for us is the height of the roof of the proposed building. The proposed building is shown as 3.0m high, but the neighbouring property in Cricketers Drive is approximately 0.9m lower than the applicant's garden at the location of the boundary. Consequently, the proposed structure would have an effective height of approximately 3.9m when viewed from the neighbouring garden. The combination of the 3.0m ridge height, 2.5m eaves height, substantial 60m² footprint and close 2.2m boundary separation is likely to result in a significant increase in overshadowing and loss of daylight to the neighbouring garden. We would like if the applicant could consider reducing the height of the building and/or lowering the finished floor level so that the development responds appropriately to the significant difference in ground levels. A reduction of approximately 600mm in the finished floor level would materially reduce the height experienced from the neighbouring property. The submitted drawings should clearly demonstrate the existing and proposed ground levels on both sides of the boundary. Given the approximately 0.9m difference in ground levels, assessment of the proposal solely by reference to the
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applicant's ground level does not adequately demonstrate its visual, daylight or overshadowing impact upon the neighbouring property. Thank you

Kind regards