

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 1:51 PM 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] Haven Close Istead Rise Gravesend

Comments Details

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

Reasons for comment:

Comments:	I write to inform you of my strong objection to the prosed housing development at Downs Road Istead Rise. There is a determined and persistent effort by developers for the purpose of profit alone to expand wherever possible the boundaries of Istead Rise. As a resident I look to Gravesham BC Planning Dept. to consider the negative, wider effects of the 'dumping' of a shed load of dwellings on farmland/green belt not least of which is the loss of natural habitats and catastrophic effects on wildlife. The negative effects on the residents of Istead Rise and beyond will certainly outweigh any rights of the Developer to make profit without consideration of those negative consequences. Istead Rise particularly will come under intense pressure from an increase in residents (e.g. 2-4 persons per household conservative estimate would put at 300 - 1200 and growing. There will be a massive increase in vehicular traffic (a reasonable expectation will be 2 per dwelling = 300) cast onto roads not designed nor intended for such traffic load. This will inevitably lead to more traffic and congestion at junctions leading in and out of Istead Rise, along the A227 and New Barn Road. Local infrastructure such as hospitals, schools, doctors, dentists, shops etc already under massive pressure, only means that services will need to be drastically reduced per capita in order to cope with a possible 35 % increase in population (upper estimate 1200 added to current 3400 =4600). There will be significant change and harm to the setting and special character of the village.
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The plan doesn't benefit or reflect the needs of local people and if passed will set a certainty of precedent for those that will surely follow.

Kind regards