

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 21/11/2025 11:50 AM from [REDACTED]

Application Summary

Address:	19 The Fairway Gravesend Kent DA11 7LN
Proposal:	Application for a Proposed Lawful Development Certificate; Change of use from a dwellinghouse to a children's residential care home.
Case Officer:	Ms Amanda Cue

[Click for further information](#)

Customer Details

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

Comments Details

Commenter Type:	Neighbour
Stance:	Customer objects to the Planning Application
Reasons for comment:	
Comments:	re-planning application 2025 0947

I strongly oppose the application for a proposed lawful development certificate, change of use from a dwelling house to a children's residential care home at 19 The fairway Gravesend Kent DA11 7LN.

Lawful development certificate(LDC) which he proposes falls under class C3(b). Class C3(b) law under the town and country planning act allows up to 6 people live in as a single household.

Having multiple and changeable occupants does not meet the requirement of a single household re-children's care homes it has been determined that children cannot form a single household in the context of C3(b) and therefore generally falls under C2(residential institutions).

Staffing arrangements, the nature of care and the residency of the carers are material changes. If carers provide 24 hour shift base care but do not reside at the property as part of the household it does not meet C3.(b) definition..

Intensification of use Even if within the same use class a significant intensification of use(e.g. increased vehicle movements, Noise, number of staff constitutes to a material change of use requiring full planning application and thus a refusal of a lawful development certificate.

Article 4 direction cancels permitted development rights for a specific property or area meaning full planning permission is mandatory for work that would normally be permitted.

On an unlawful note, the planning committee should give extreme consideration to the residence of the fairway with regards to the difficulty in parking an extra nuisance of noise. Many of us I've lived in this road for a number of years we are not just neighbours but friends as well who help and look out for each other, we are a community,attempting to change a residential house to our children's care home which is also against the covenants of our deeds which state that these

houses must not be used for anything other than a private dwelling, this would include number [redacted] as well would start to diminish that.

Thank you I hope you come to a conclusion of a positive outcome for the residences of the fairway.

Kind regards