

Gravesham Borough Council
Planning Department
Civic Centre
Windmill Street
Gravesend
Kent
DA12 1AU

20 October 2025

Dear Sir / Madam,

Outline Planning Application – 20250889

Comments for Bucklands Farm, Chalk Road, Higham Kent

Higham Parish Council feel it is in the best interest of parishioners to provide comments in relation to the above outline planning application for 'the demolition of existing buildings and erection up to 40 residential dwellings, public open space and associated works. Approval is sought for the principal means of vehicular access from Chalk Road and all other matters are reserved.'

Our councillors would like to know what percentage of these homes will be 'affordable housing.'

Concerns have been raised by our councillors about the lack of local amenities, including shops, the local doctor surgery is at risk of closure and Higham Primary School is full, all resulting in additional vehicles travelling on already busy roads around the village, if this application was to be approved. There would be increased traffic slowing down, turning and stopping on the Chalk Road, which would affect the safe flow of traffic, together with the emerging vehicles from the proposed development and at the Taylors Lane junction opposite.

Furthermore, there would be a negative impact to existing water supplies and drainage; there is a lack of footpaths, the increase in light pollution and hard standing car parking areas would add to the detriment of the natural landscape and our councillors feel the development would be not conducive to Higham village.

Moreover, the proposed site is prime green belt land and none of the existing land or buildings at Bucklands Farm are redundant or laying idle. Our councillors strongly oppose any development within the green belt area to maintain the openness and natural beauty.

The land for the proposed development is on the edge of a Site of Special Scientific Interest (SSSI), Ramsar site and Special Protection Area. There is an Environment Agency Flood Warning Alert within the vicinity of this proposed development.

Ultimately, granting planning permission for this application would set a precedent to future developments, which would result in further deterioration to the rural character of Higham village.

Please consider our comments when deciding on this planning application.

Yours faithfully



Rachael Martin
Clerk and Responsible Financial Officer
Higham Parish Council