

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 26/01/2026 4:15 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] Flowerhill Way Istead Rise Kent

Comments Details

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

Reasons for comment:

Comments:	Creation of a new access and exit from Downs Road to accommodate 154 new houses will create a very busy junction next to Istead Rise School. The peak times for the school is from 8:15 to 3:15 but not forgetting after school clubs. This will be potentially peak times for people leaving for work and returning to the large cul-de-sac estate. The amount of cars that Esquires are giving car parking spaces to is 363. This is a massive amount of vehicles to navigate the junction. This will mean that Down Road will be busier than ever, again increasing the risk to Children who can currently walk to school on that side of the road. This route will no longer be safe and pushes all the children on the opposite side of the road. Pollution is going to be a massive issue and not only an environmental matter but a major issue for our Government and our local Councils. Pollutions harms our children - creates life long conditions, can kill. The children currently go to school where the air is of good quality but this build will undermine that and the new proposed estate will be continually generating harmful pollutants into the air. In addition to this, the site will have to be prepared and cleared - burning of trees, then the construction will have many HGV's, many movements of vehicles across the site. There will be dust from construction, emissions from machinery. Then there will be the volume of traffic entering and exiting the new entrance and exit. This is going to be living hell for children who already have lung conditions. children must receive full-time education, although they do not have to attend school. It will be a disadvantage to them to have to remove themselves from Istead Rise due to lung conditions or any other medical conditions which has
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become exacerbated by pollution caused directly by the building works. Children may become hospitalized due to the prolonged exposure and other children may develop symptoms. Local authorities have a statutory duty of care to safeguard and promote the welfare of children in their area. This legal responsibility, reinforced by the children Act 2004 and other legislation, requires councils to ensure suitable education, address Special Education Needs (SEND) and protect children from harm. Gravesham Borough Council will be aware of the Children's Act 2004. Sanctioning this proposed build being aware that children WILL be exposed to levels of pollution and poor air quality will breach their responsibility in protecting children.

Kind regards