

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 01/02/2026 5:27 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] Istead Rise Gravesend

Comments Details

Commenter Type:	Member of the Public
Stance:	Customer objects to the Planning Application

Reasons for comment:

Comments:

I object to this proposal; Istead Rise is a small, friendly community that does not require an influx of extra traffic, noise, building works, people competing for GP appointments, extra need for the local hospitals and associated services and additional children at the local primary school, which is oversubscribed already. All local secondary schools are also regularly oversubscribed, so where would new residents attend?

This area is currently a great view when leaving the village in this direction, looking out across trees, fields, hedges and farmland, which must also be home to a wide range of wildlife and nature. This is valuable green belt land which is continually reducing throughout our county and country. We moved here because of the local environment, land, trees, quiet, etc, not to be a part of an ever increasing sea of houses.

Given that when the A2/M25 junction is congested, the traffic affects us back here in Istead Rise, being used as a short cut for traffic to get to New Barn, Longfield, Hartley etc, this would only worsened with additional traffic already in the village. It is hard enough already to exit from both ends of the village under normal traffic conditions, without extra residents and further vehicles.

Parking along Downs Road already causes slalom like driving around parked cars, which would increase with additional residents and visitors. This also affects pedestrians, as well as drivers/riders, with fewer safer places to cross, for example, children trying to get over to the school.

The local shops are well-utilised and parking for those who need to drive to them is already at its maximum.

I feel for the immediate neighbours to this land who currently have a beautiful, peaceful view and instead will be looked over and lose their natural, green sights.

Kind regards