

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 04/05/2024 3:29 PM from [REDACTED]

Application Summary

Address:	7 The Turnstones Gravesend Kent DA12 5QD
Proposal:	Demolition of existing 4 bed bungalow and double garage. Erection of two semi-detached four bed two storey houses with single garages.
Case Officer:	Mrs Lisa Fisher

[Click for further information](#)

Customer Details

Name:	[REDACTED]
Email:	[REDACTED]
Address:	[REDACTED] The Turnstones Gravesend Kent

Comments Details

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

Reasons for comment:

Comments:	Attn of: The Planning Manager (Development Management) Planning & Regeneration Services Gravesham Borough Council Gravesend Kent 4th May 2024 Re: Objection submissions in respect of Planning Application 20240056 - No 7 The Turnstones, Gravesend DA12 5QD I cannot believe that once again this application rears its head after so many unsuccessful attempts to get planning consent. My previous detailed objections submitted on the portal on 10th February 2024 still apply in full and I would like to cover some additional points as follows: The only change being made to the "amended" plan being moving back the boundary at the front and thereby reducing the garden space at the rear. Therefore, all the objections previously apply as there has been no substantial change at all to the planning application. Reviewing the plans again raises another serious issue in regard the existing trees within and around the property. The Design and Access Statement is misleading is so much as the mature tree lined screening to the North East and South East boundaries. The trees on the Northern boundary are actually on public land and those on the Eastern boundary are in the garden of a property lower down on the site. There are none shown within the curtilage of the property which is incorrect. There are many mature and very tall trees withing the property boundaries. Noe of these seem to appear on the plans submitted. The Block Plan is supposed to show the position of all existing trees (and any proposed) on the site and on adjacent land. In addition, I believe a Tree Survey & Report is required for applications that propose any development affecting trees. If this had
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been carried out it would reflect the true picture of many long-standing trees that exist within and around the property boundary that would have to be destroyed to build the proposed properties. Removal of such trees would also impact the stability of the land which has been known to be unstable for many years.

Another consideration in respect of the existing tree canopy is the well-established wildlife habitat that they support. As I understand it as part of the Core Plan the council promotes the importance of preventing adverse impacts on birds and habitats and any new development should protect and where opportunities arise enhance biodiversity. It is my belief that the majority of trees both on public land surrounding the plot and within the curtilage of the existing property will have to be removed to facilitate the development, as there is severely limited space for the proposed demolition and building works to be carried out at such a scale on this small plot of land.

This brings me onto the build process where it seems certain that foundation piling would be required on such unstable land. The vibration and noise to all neighbours in the close and the one below would be unbearable and no doubt cracking and movement in adjacent properties would be a very high risk. This would create an unacceptable impact on the health and wellbeing of people living in the neighbourhood. The mix of people living in the Turnstones is quite wide from young families with babies and young children, through to elderly people in the 70's & 80's. The effect on residents quality of life would be immeasurable should such a development be allowed to take place in such a small enclosed residential area.

Yours faithfully,

[REDACTED]
[REDACTED] The Turnstones
Gravesend
DA12 5QD

Tel: [REDACTED]

Kind regards