

Please post to: Rebecca Harrison, Planning Officer, Civic Centre, Gravesend, Kent DA12 1AU (stamp required)
(or can be left in secure drop box in Reception at Istead Rise Community Centre, Worcester Close, Istead Rise.)

Application Reference: 20260649

Case Officer: Rebecca Harrison

Location: Land North Of The Drove Way, Istead Rise, Gravesend, Kent

Proposal: Development for up to 100 residential dwellings (Class C3), including the formation of new accesses from The Drove Way.

I am: **A Member of the Public:**
(Age 18 or above)

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Neighbour of the site:

☒

My Title & Full Name:

[Redacted]

**My address
& postcode:**

[Redacted]

The Drove Way,
Istead Rise,
Gravesend Kent DA13 9JZ

I wish to **object** to planning application number **20260649** for the reasons stated below:

Please see objective comments attached.

Signed & dated:

[Redacted Signature]

24/8/26

(Deadline for objections: 2/9/26)

Comments continued overleaf

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To: Rebecca Harrison The Planning Authority

Re: Objection to proposed residential development at Land North of The Drove Way, Istead Rise, Gravesend, Kent

Planning Application: 20260649

Dear Sir/Madam.

I am writing to formally object to the proposed development of new homes at Land North of The Drove Way
in Istead Rise

While I appreciate the need for suitable housing, I believe this particular development is inappropriate for a rural village and would have a significant and detrimental impact on the character, infrastructure and environment of the area.

1. Impact on the character of the village

The proposed development would fundamentally alter the rural character of the village. The existing settlement has a distinct character, with open countryside, agricultural land and relatively low-density development contributing to its identity.

A substantial increase in housing would risk creating an urbanised appearance and would represent an unacceptable expansion of the village into the surrounding countryside.

2. Pressure on local infrastructure

I am concerned that the existing infrastructure may not be capable of supporting the additional population generated by the development.

Particular consideration should be given to:

- Existing road capacity and traffic congestion.
- Highway safety, particularly on narrow rural roads.
- Availability of parking.
- Drainage and sewer capacity.
- Water supply.
- Local GP, dental and other healthcare services.
- School places and other community facilities.
- Broadband and other essential infrastructure.

Any approval should be based on clear evidence that existing infrastructure can cope with the additional demand rather than placing further pressure on already limited rural services.

3. Traffic and highway safety

The additional vehicles generated by the proposed homes would increase traffic through the village and place further pressure on existing roads.

Rural roads are often narrow and have limited visibility, footways and passing places. Increased traffic could create a significant safety issue for pedestrians, cyclists, residents and other road users.

The impact of construction traffic should also be considered, particularly during the building phase.

4. Loss of countryside and wildlife habitat

The development would result in the loss of open land and could adversely affect local wildlife and biodiversity.

The surrounding countryside provides an important habitat for birds, mammals, insects and other wildlife. Any loss of hedgerows, mature trees, grassland or other natural features should be carefully assessed.

I would ask the Planning Authority to ensure that a thorough ecological and biodiversity assessment is undertaken before any decision is made.

5. Flooding and drainage

There should also be careful consideration of the potential impact on surface-water drainage and local flooding.

The introduction of additional hard surfaces, roads, driveways and buildings can increase surface-water runoff. The developer should be required to demonstrate that the development would not increase flood risk to existing properties or neighbouring land.

6. Scale of development

The scale of the proposed development appears disproportionate to the size and character of the village.

New housing should be appropriate to the existing settlement rather than resulting in a significant and sudden increase in its size and population.

If housing is considered necessary, I believe any development should be appropriately scaled, carefully designed and located so that it respects the existing village and surrounding countryside.

7. Impact on existing residents

Existing residents should not have to bear an unreasonable loss of privacy, increased noise, traffic, disruption or deterioration in the rural character of their community.

The cumulative impact of the development on neighbouring properties and the wider village should be properly assessed rather than considering the application in isolation.

Conclusion

For the reasons outlined above, I respectfully ask the Planning Authority to **refuse planning permission** for the proposed development.

I believe the proposal would have an unacceptable impact on the rural character of the village, local infrastructure, highway safety, countryside and surrounding environment.

I also ask that the Planning Authority gives full consideration to the views of existing residents and ensures that any future development is genuinely appropriate to the scale and character of the village.

Yours faithfully,

[Redacted Signature]

[Redacted]
The Drove Way, Istead Rise, Gravesend, Kent
27/08/2026