

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 20/01/2026 10:37 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] Bracondale Avenue Gravesend

Comments Details

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

Reasons for comment:

Comments:	Madam, I wish to formally object to the above planning application. The proposed development is located within the Green Belt, and I do not believe that sufficient very special circumstances have been demonstrated to justify inappropriate development in this protected area. The site is also in close proximity to a local school. Traffic and parking conditions in this area are already poor, particularly at school drop-off and pick-up times. Any additional traffic generated by this development would exacerbate existing congestion and create increased risks to pedestrian safety, especially for children. Furthermore, the scale and design of the proposal are not in keeping with surrounding properties and appear disproportionate when compared to neighbouring dwellings. The development would result in overdevelopment of the site, leading to overcrowding and harm to the character and appearance of the area. For these reasons, I respectfully request that planning permission is refused.
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Kind regards