

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 21/01/2026 7:42 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] Downs Road Istead Rise Gravesend

Comments Details

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

Reasons for comment:

Comments: Having been a resident of Istead Rise for over [REDACTED] years, with the last [REDACTED] years on Downs Road, this development cannot be allowed to happen.

I chose Downs Road due to the view up Longwalk with the cows, horses, geese, owls etc and how tranquil it can be. Istead is a village and should remain one

The strain on the current infrastructure is already substantial, whether that is the road network, GP services or local amenities. Adding a further 154 homes will only exacerbate the issues further with increases in traffic, parking, pollution, availability of GP appointments to name but a few.

The construction phase will be a nightmare for those living in Istead Rise, increases in heavy traffic travelling on unsuitable roads through the village, increased construction traffic travelling to and from site, pollution from the construction works through airborne particles as well as waste deposited by the build into the surrounding soils and eco system as well as constant noise pollution from the construction activity.

All of the above activity is located directly adjacent to a Primary School with the only proposed access immediately next door.

Notwithstanding the above, the loss of Green Belt land and the environmental impact should be enough to stop this development. Destroying natural habitat

and creating more urban sprawl should be contrary to any policy decision made by the council especially when there are brownfield sites yet to be developed within the wider community.

In summary, building further housing stock in Istead Rise will completely destroy the village feel, make it unbearably congested for all members of Istead Rise (old or proposed new) and the strain on services will be unsustainable.

Kind regards