

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 15/03/2026 12:52 PM from Dr Yasser El Miedany.

Application Summary

Address:	Land North Of Camer Road Meopham Gravesend Kent
Proposal:	Outline planning application for up to 725 dwellings (Use Class C3), a new two-form entry primary school (Use Class F1), a Local Centre (up to 500sqm of Class E floorspace), the provision of Public Open Space including sport and recreation facilities alongside associated access, landscaping, parking, and infrastructure; with all matters reserved except for access.
Case Officer:	Mrs Katherine Parkin

[Click for further information](#)

Customer Details

Name:	
Email:	
Address:	Blenheim Close. Meopham Meopham, Gravesend

Comments Details

Commenter Type:	Member of the Public
Stance:	Customer objects to the Planning Application
Reasons for comment:	
Comments:	Dear Planning Officer,

I am writing to formally object to the proposed development at Norwood Lane/Camer Road, Meopham. As a resident of Meopham, for over 20-years I believe this proposal represents an overdevelopment of the site and would have a detrimental impact on the village's character and infrastructure. My objections are based on the following material considerations:

1. Impact on Village Character and Density

Meopham is characterized by its rural "linear" village feel and low-density housing. The inclusion of three-storey apartment blocks and high-density semi-detached units is entirely out of keeping with the prevailing local vernacular.

Scale and Massing: Three-storey buildings would be overly dominant in this landscape, creating a sense of "urban creep" that erodes the rural buffer between Gravesend and the North Downs.

Precedent: This type of high-density housing is more suited to urban centers like Ebbsfleet or Gravesend, not a semi-rural village.

2. Pressure on Local Infrastructure

Meopham's infrastructure is already at a breaking point.

Education and Healthcare: Local primary schools and the Meopham Medical Centre are operating at or over capacity. This proposal does not appear to provide sufficient Section 106 contributions to mitigate the strain these new residents would place on essential services.

Utilities: There are already concerns regarding the local drainage and water pressure, which are common concerns in rural Kentish developments.

3. Highways Safety and Traffic Volume

The A227 (Wrotham Road) is already a highly congested artery, particularly during school "drop-off" hours.

Traffic Generation: The addition of 725 homes will significantly increase vehicle movements onto an already strained road network.

Parking: High-density apartments often result in overspill parking on narrow village lanes, creating hazards for pedestrians and emergency service access.

4. Encroachment on Green Belt / Green Space

This site serves as a vital green lung for the village. Developing this land would result in the permanent loss of biodiversity and contradicts the National Planning Policy Framework (NPPF) regarding the protection of the Green Belt and the "separation" of rural settlements.

5. Residential Amenity

The height of the proposed three-storey buildings will lead to a significant loss of privacy (overlooking) and overshadowing for the neighboring properties. This is contrary to the right of existing residents to enjoy their homes without undue intrusion.

Conclusion

For the reasons stated above, I urge the Planning Department and the Planning Committee to refuse this application. This proposal prioritizes developer profit over the long-term sustainability and character of Meopham village.

I look forward to being notified of the date for the Planning Committee meeting regarding this matter.

Kind regards