

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 17/03/2026 7:19 PM from [REDACTED]

Application Summary

Address: The Woodlands 217 Wrotham Road Gravesend Kent

Proposal: Alterations to existing restaurant, including alterations to elevations, additional works to accommodate plant, new corral and bin store, demolition of existing single storey side extension with erection of new single storey side extension, minor external work to existing parking bays, creation of patio and other associated work.

Case Officer: Mrs Lisa Fisher

[Click for further information](#)

Customer Details

Name: [REDACTED]

Email: [REDACTED]

Address: [REDACTED] Wrotham road Gravesend

Comments Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Reasons for comment:

Comments: I am writing as a resident of Wrotham Road , directly opposite the proposed development, to formally object to the planning application at the former Beefeater site.

This is an established residential area.

Severe impact of Noise and Disturbance (Entrance and Patio)

The proposal to move the main entrance and install a patio area directly facing my home is a significant threat to my residential amenity.

Unlike a sit-down restaurant, a McDonald's attracts high-frequency, "stop-start" traffic.

The noise from customers congregating at the entrance, people using the patio, and car doors slamming late into the evening will be constant.

This will make it impossible to have windows open or enjoy peace in my own home, especially during the summer months.

Also the noise from delivery vehicles for such a high turnover fast food outlet getting very frequent deliveries.

Constant Noise from Extraction and Plant Equipment

The plans for industrial-scale extraction fans and a plant room are a major concern.

Living this close, the noise and vibration from these units will be audible inside my property and add to the already polluted air.

Hi-traffic from increased activity will undermine the Council's statutory duty to improve air quality in an area that has failed to meet legal limits of Nitrogen Oxide for 21 years.

There is already pavement parking directly outside making the entrance a blind spot and could lead to illegal parking.

I am worried about the constant smell of cooking fat and grease being blown toward my bedroom windows, which is a health and hygiene concern, I suffer with severe asthma and I'm concerned that this will exacerbate my symptoms & cause attacks.

Highway Safety and "Delivery Hub" Chaos

I note from the plans they will have less parking provided when more vehicles will be using the carpark, especially delivery bikes & mopeds, I expect delivery mopeds and vans and customers to block the road and pavements while waiting for orders, making it difficult and dangerous for me to enter or leave my own property.

The volume of traffic generated by a delivery-focused business is entirely inappropriate for a residential street so close to St George's CE School and Woodlands Park, my concern is the many many children that walk to the park and the 100s of children that walk past the development every day to school, during these hours the road is gridlocked and it's going to be dangerous especially with children congregating and jostling,

I fail to see how this is a class e restaurant when the plans clearly show how geared up they are for delivery operations with McDelivery counters and a separate McDelivery area, is this not Sui Generis?

Operational intensity is a concern. It is clear from the plans, with the size of the kitchen compared to the seating area, that the site is planned for high delivery frequency, customer turnaround and waste output, all of which contribute to increased traffic and noise.

Litter and Anti-Social Behaviour

Living opposite a high-turnover fast-food outlet inevitably leads to an increase in litter, pests, and people loitering. This will diminish the character of our environment and make it a less safe and clean place to live!

This development prioritises a high-intensity commercial operation over the basic right of residents to live in a quiet, clean, and safe environment. I urge the Council to protect Woodlands Park, our homes, schools and refuse this application.

Kind regards