

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 24/01/2026 5:27 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 Gravesend

Comments Details

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

Reasons for comment:

Comments:	I object to the proposed development of over 150 dwellings on this site as it represents an inappropriate and unsustainable form of development on greenfield agricultural land. The scale and density of the proposal are out of keeping with the rural character of the area and would result in the permanent loss of countryside. The local road network is not designed to accommodate the significant increase in traffic this development would generate, raising serious highway safety concerns. In addition, existing infrastructure including schools, GP surgeries, drainage and sewerage systems are already under pressure, and there is insufficient evidence that they could support a development of this size. The proposal would also increase surface water runoff, heighten flood risk, and negatively impact local wildlife and biodiversity. Given its location outside defined settlement boundaries and its conflict with both local and national planning policies, this application should be refused
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Kind regards