

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 09/05/2025 5:07 PM from [REDACTED]

Application Summary

Address:	Land At Wrotham Road Meopham Gravesend Kent DA13 0AA
Proposal:	Request for a screening opinion in accordance with The Town and Country Planning Act (Environmental Impact Assessment) Regulations 2017 in respect of an EIA Screening Opinion to determine whether two outline planning applications for residential developments, one for up to 350 dwellings and one for up to 120 dwellings, at Meopham, Wrotham Road constitutes EIA development.
Case Officer:	Ms Amanda Cue

[Click for further information](#)

Customer Details

Name:	[REDACTED]
Email:	[REDACTED]
Address:	[REDACTED] Norwood Lane Gravesend

Comments Details

Commenter Type:	Neighbour
Stance:	Customer made comments neither objecting to or supporting the Planning Application
Reasons for comment:	
Comments:	Whilst supporting the need for a screening opinion I strongly object to the contents of Appendix 1 of the applicants letter. It is not correct to say that a development of such size will not have a 'significant effect'. The Appendix gives undue weight to the effect of the development during construction but does not give adequate consideration to the impact of the development once it has been completed and occupied. There will certainly be a significant effect for example in respect of noise and lighting both from the dwellings and also the vehicular traffic the development will generate. There will be a significant impact on heritage assets as the size of the development will impact their setting in the wider context. Agricultural land will be permanently lost and it is not enough to say that some gardens and green spaces will be retained. Overall these two proposals will have a significant effect at many levels and I hope therefore that the developments do not go forward on green belt land

Kind regards