

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 28/09/2026 2:04 PM from [REDACTED] Anonymous Resident.

Application Summary

Address:	Unit F Hardys Corner 2 Vale Road Northfleet Gravesend Kent DA11 8BZ
Proposal:	Change of use of part of existing industrial site (B2) to Hand Car Wash Facility (Sui Generis).
Case Officer:	Mrs Alison Webster

[Click for further information](#)

Customer Details

Name:	[REDACTED] Anonymous Resident
Email:	[REDACTED]
Address:	Vale Road Northfleet

Comments Details

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

Reasons for comment:

Comments: I wish to formally object to this planning application for the proposed hand car wash.

My objection relates both to the proposed use and, importantly, to the accuracy and reliability of the information submitted in support of the application. The application appears to rely upon inaccurate, misleading and/or materially out-of-date information and photographic evidence which does not properly represent the current circumstances of the site and its surroundings.

Previous Planning Application

There has previously been a planning application relating to the proposed hand car wash at this location. The concerns and factual circumstances identified in connection with that application remain relevant and have not been resolved by this new application.

The submission of a new planning application does not, in itself, change the underlying facts or circumstances of the site. Unless there has been a genuine and material change which addresses the previous concerns, those issues remain applicable and should continue to form part of the assessment.

The new application does not solve, remove or materially change the issues raised previously. The same fundamental circumstances remain.

The Council should therefore consider this application alongside the full planning history and previous information, rather than treating it as an entirely new set of circumstances.

Inaccurate and Out-of-Date Information

I am particularly concerned that photographs and/or supporting information submitted with the application appear to be historical, out of date or otherwise not representative of the current situation.

Planning decisions should be based on an accurate understanding of the site and its surroundings. Where old photographs or inaccurate descriptions are used to support the proposal, this risks giving the Local Planning Authority, consultees and members of the public a misleading impression of the actual circumstances.

I therefore request that the Council carefully verifies:

Whether the photographs accurately represent the site and surrounding area at the time of the application.

Whether any photographs or evidence are historical or materially out of date.

Whether the description of the existing site and its use is factually accurate.

Whether information differs materially from that submitted with the previous application.

Whether the current application genuinely addresses the concerns previously identified.

Whether any material information has been omitted or presented in a misleading manner.

Any information found to be materially inaccurate, misleading or out of date should not be relied upon when determining the application.

Continuing Planning Concerns

My objection is not based solely on the deficiencies in the current application documentation. The substantive concerns associated with the previous application remain.

There has been no apparent material change sufficient to resolve those concerns. Simply submitting a revised or new application cannot make the previous issues disappear or alter the physical circumstances of the site.

The Council should therefore establish whether there has actually been any material change and, if not, ensure that the previous concerns remain fully considered.

The proposal should be assessed against the current, factual circumstances of the site, its planning history and all relevant evidence.

Request to the Local Planning Authority

I respectfully request that the Local Planning Authority:

Treat this as a formal objection to the application.

Verify the accuracy of all photographs, plans and supporting information.

Identify and disregard any materially inaccurate, misleading or out-of-date information.

Compare the current application with the previous planning application and its supporting evidence.

Establish whether there has been any genuine material change in circumstances.

Give full consideration to the previous concerns where those circumstances remain unchanged.

Assess the proposal based on the current condition of the site and its surroundings.

Ensure that the previous issues are not treated as resolved simply because a new application has been submitted.

Conclusion

I strongly object to the proposed hand car wash.

The current application does not, in my view, adequately address the issues arising from the previous planning application, and the underlying facts and circumstances remain substantially unchanged.

A new planning application cannot, by itself, change the underlying facts or resolve previously identified planning concerns.

I therefore ask the Council to assess this proposal against the true current circumstances of the site, the complete planning history and accurate supporting information, rather than relying on historical, inaccurate or misleading documentation.

Kind regards