

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 22/09/2025 5:29 PM from [REDACTED]

Application Summary

Address:	Blackthorn Farm Wrotham Road Meopham Gravesend Kent
Proposal:	Outline planning application for up to 100No. residential dwellings (including affordable housing), with all matter reserved except for access and creation of a new access from A227/South Street.
Case Officer:	Ms Amanda Cue

[Click for further information](#)

Customer Details

Name:	[REDACTED]
Email:	[REDACTED]
Address:	[REDACTED] Meopham

Comments Details

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

Reasons for comment:

Comments: We strongly object to the proposed development at Blackthorn farm. The development is especially harmful to the countryside, Culverstone and Meopham villages, surrounding neighbours and to those that need to use the A227.

The site is on Green Belt and residential developments, whether a single dwelling or 100 is inappropriate and must be refused. It would also be an unacceptable urban sprawl impacting the rural and open environment.

The main road suffers from significant congestion and safety implications. Introducing a new road junction on this busy road will lead to more congestion and road injury collisions. Crossing the main road is extremely dangerous due to the volume and speed of vehicles. Proposed drop kerbs on the A227 at Ridley Turning does not help or encourage 99.99% of the people walk or encourage them to use the bus. A better and safer crossing facility is a must!

Access and egress to/from the development needs to be made safer, perhaps if safer turning refuges. A simple priority junction does not achieve that.

With the increase in people using the area, the development should at the very least, seek to improve the A227/Heron Hill junction, especially to improve safety, reduce traffic speeds and improve pedestrian crossing provisions.

The existing local infrastructure can not cope with such a large increases in housing and people. Public transport provision is non-existent which means every household will require private transport meaning high car ownership for each proposed household - probably nearer to 100% of car driver mode share for work journeys (compared to 75% stated in the Travel Plan). The distance to the nearest train station is over 3 miles, too far to walk and provisions for people cycling does not exist and is highly dangerous and therefore would not encourage people to shift away from cars. Furthermore, cycling in the s/b direction is on a continuous incline meaning that it will take well in excess of 20 minutes to cycle from Meopham Station to the site.

The main road is also suspectable to flooding, especially when ever there is heavy rainfall. The development needs to improve surface drainage so that local users are not affected by this.

The Travel Plan is also extremely bias with misleading facts and claims. For example it claims there is a regular bus service but in fact the bus service is infrequent, unreliable, no peak service, last bus between 18:00 - 19:00, no Sunday service, no timetable integration with connections at Meopham station. Train services to London is also very poor, with services to London Victoria only, making sustainable travel options extremely limited.

There are no places to park at the nearby shops in Culverstone Green or Meopham Parade, or outside the three schools - the existing situation is already bad and leads to safety and congestion impacts on the main road. The development would exacerbate this problem because resident rely on car transport, especially if they need to travel to more than one location.

There are no spaces at the dental clinics (even for existing residents who can't register due to lack of space), lack of school places, utilities provision such as drainage, telecoms, electricity, etc are already struggling to cope with current population.

During construction, the environmental impacts on surrounding residents would be horrendous - mud on the road, constant noise, dust and traffic congestion. We would be prisoners within our homes, unable to enjoy our life while this is going on.

The proposals in the Travel plan including a Travel Plan Coordinator will make no material influence that will reduce the impact of the development. This plan are is largely "liaising" with others and the token gesture proposals will not achieve anything that will reduce the impact of 100 dwellings!

Please support the local area by refusing this application.

Kind regards