

## Alexander Gunyon

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**From:** Mick Dunlop [REDACTED]  
**Sent:** 01 June 2024 11:49  
**To:** Consultations  
**Subject:** Proposed Brooklands Farm Development

**Categories:** Blue category

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### --Email From External Account--

Dear Sir or Madam,

I strongly object to policies W3 and W4(Brooklands Farm) of the draft local plan to 2040 for the following reasons.

#### 1. LOSS OF AN AREA OF HIGH LANDSCAPE VALUE.

At present we have wonderful views over the farmland and countryside as we come down Radfall Hill, I live in Broomfield Gate at the top of the hill.

CCC's Landscape Character Assessment 2020 recommended that CCC should reinforce the open rural setting south of Whitstable and resist development in the A299 New Thanet Way corridor!

#### 2. THIS IS NOT A SUSTAINABLE PLACE TO BUILD A LARGE DEVELOPMENT.

From which if like the majority of South Chestfield, more people would be commuting to Canterbury than any other destination, almost all of them by car!

As it is now, I sometimes have to wait up to 3 minutes just to get out of my road!!

Canterbury is bad enough for traffic now, think what it will be like if this development is allowed to go ahead!

#### 3. INCREASED FLOOD RISK.

In one week in April I had to turn my car around 3 times because of flood water between the bottom of Radfall Hill and the junction of Southstreet!! This is now, what on earth would it be like if this development is allowed to go ahead!

We would be losing all the natural soakaways of the fields to acres of concrete and tarmac!

The Swalecliffe Brook will flood, Chestfield road will flood, Grasmere road will flood adjacent to Blackberry Way made much worse with the Grasmere Pastures Development, just imagine how much worse this will be with 1400 new homes!!

#### 4. INCREASED SEWAGE RISK

The local sewage works at Swalecliffe can't cope at the moment with raw sewage being pumped into the sea, which is disgusting, just imagine how much worse that's going to be with 1400 new homes!!

#### 5. NOISE AND AIR POLLUTION

The noise and air pollution is bad now, with the New Thanet Way carving it's way through our countryside, please, please just imagine how much worse that's going to be with 1400 new homes!!

#### 6. CCC NEEDS TO RECOGNISE THAT HOUSING DEVELOPMENTS AFFECT THE COASTAL TOWNS MUCH MORE SEVERELY THAN CANTERBURY

Canterbury can expand in all directions, Whitstable can only expand southwards, as it is constrained by marshland to the west and by Herne Bay to the east. What little countryside that remains within easy walking distance of Whitstable and Chestfield is needed for residents recreation and we'll be as well as to preserve the last vestiges of the natural setting of this tourist destination town.

Therefore, the farmland between the Blean woodland and the existing urban edge of Whitstable should be given statutory protection.

7. FOR THE REASONS LISTED ABOVE, THE PROPOSALS WOULD BE UNSUSTAINABLE AND WOULD CONTRAVENE PARAGRAPHS 135C, 168, 173, 180a, 180b, 180d and 191b OF THE GOVERNMENTS NATIONAL PLANNING POLICY FRAMEWORK.

8. I OBJECT STRONGLY TO POLICIES W3 AND W4 BROOKLANDS FARM DEVELOPMENT

Yours very sincerely

Mick Dunlop

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