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**[Draft] Re: Draft Canterbury District Local Plan : Focused Consultation September 2025**

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From

To

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**From:** [REDACTED]**Sent:** Tuesday, October 14, 2025 8:20 PM**To:** Consultations <Consultations@canterbury.gov.uk>**Subject:** Draft Canterbury District Local Plan : Focused Consultation September 2025**--Email From External Account--**

[REDACTED]

Dear Canterbury City Council

**Proposed Policy N20**

Further to your publication of the above, I have the following comments and observations concerning the proposed new draft site allocation under Policy N20 "Land east of Chestfield Road" as follows:

1. I understand that the proposed development includes 150 dwellings and it will be on "greenfield land".
2. The development will be on the opposite side of Chestfield Road to the proposed development at Brooklands Farm (Policy W4) which includes 1350 dwellings, also on "greenfield land".
3. I am concerned that this new draft site will exacerbate the adverse environmental effects of the proposed Brooklands Farm development on Chestfield. These include the short term effects of construction activities both from the development site traffic noise and pollution, and in the longer term, the effects of development traffic and redistributed network traffic using Chestfield Road. In addition, and most likely before it is fully populated, the development site itself will increase pressure on Chestfield's existing infrastructure such as medical services, education, wastewater and surface water drainage, potable water supply among other services.
4. Should the proposed A299 east off and east on slip roads be approved, constructed and opened then it is conceivable that this could be a catalyst for further development in the greenfield areas local to the proposed A299 junction beyond the developments proposed under Policies W4 and N20. The question also arises concerning the coalescence of the Herne Bay and Whitstable communities, potentially adversely affecting the Green Gap between them under Policy DS19.

Regards

C Brown