

Tom Hawkes

From: Consultations
To: Alan Baldock
Subject: RE: Draft Local Plan N32 Land at Rattington Street, Chartham

From: Jeremy Kennett [REDACTED]
Sent: 17 October 2025 16:26
To: [REDACTED]
Subject: Draft Local Plan N32 Land at Rattington Street, Chartham

--Email From External Account--

Please see below my responses to the Draft Plan for this piece of land, adjacent to a property we own and lived in for 24 years at [REDACTED]

This location provides a natural green barrier between existing built residential areas of Chartham, and enhances the generally open feel of the village. Building on this land would remove a large part of the remaining green space, regardless of the suggested mitigations in the draft plan, would have an adverse affect on wildlife, and would remove a productive arable field which has been in continuous use for crops since we first moved there is 1994, and way before.

Once built, the road infrastructure, including narrow roads, a railway level crossing close to the A28 junction, and nearby existing properties, would not be able to cope with the additional traffic which would not just be residents, but deliveries and services such as waste collections. Proposed access points into the development area are in places where the roads are narrow and do not have the capacity or safety to take the amount of vehicles this would introduce.

Chartham has one primary school which is already operating at or near capacity, and having to take pupils as overspill from areas such as Wincheap which do not have sufficient place available. This too puts additional pressure on the roads, in particular Shalmsford Street at peak times. Junctions in and out of the village onto the A28 are difficult and dangerous, and have a poor accident record.

There are few retail facilities in the village, and the two doctors surgeries are already heavily subscribed with patients from the surrounding areas. There is a poor bus service that does not operate outside working hours, approx 7am to 6pm, and now does not serve Ashford on a route through the village itself.

The railway station, whilst within walking distance, only has one stopping train per hour in each direction for most of the day, and has no parking provision for anyone who may need it.

My sister still lives in Chartham, and all of the above issues would impact on her quality of life too.

Mr Jeremy Kennett
[REDACTED]

