



HOUSE OF COMMONS
LONDON SW1A 0AA

Planning Policy Team
Canterbury City Council
14 Rose Lane
Canterbury CT1 2UR

14 May 2026

Dear Canterbury City Council,

Re: Objections to the Draft Canterbury District Local Plan 2045

I write on behalf of many constituents who have contacted me with serious concerns regarding elements of the Draft Canterbury District Local Plan, particularly the proposed developments at Merton Park, Brooklands Farm, and Littlebourne.

While I recognise the need for new housing and the importance of maintaining an up-to-date Local Plan, I do not believe these proposals, in their current form, adequately address the significant infrastructure, environmental, transport and community impacts that would arise from development on this scale.

1. Merton Park Development - Policy C10

I have substantial concerns regarding the proposed allocation at Merton Park. Residents continue to raise legitimate objections about the cumulative impact this development would have on Canterbury's already overstretched transport network, healthcare provision and local services.

The proposed scale of development risks placing intolerable pressure on surrounding roads, particularly key routes into Canterbury city centre, where congestion and air quality issues are already severe. Constituents are unconvinced that the proposed mitigation measures and transport modelling sufficiently reflect existing traffic conditions or future growth pressures.

There is also considerable concern regarding the loss of open land and the long-term implications for landscape character and biodiversity. Additionally, there are widespread concerns that Canterbury will lose our UNESCO heritage status when the much loved viewing points over Merton Park are built over.

I therefore urge the Council to reconsider the scale and suitability of this allocation unless

robust, deliverable infrastructure commitments can be guaranteed in advance of development.

2. Brooklands Farm Development - Policy W4

The proposed Brooklands Farm allocation has generated widespread concern among residents in Whitstable and surrounding communities.

This proposal would result in the substantial loss of agricultural land and open countryside, fundamentally altering the landscape setting between Whitstable and Chestfield. Residents are deeply concerned that the development represents urban sprawl which would permanently erode the distinct identity and separation of local communities.

There are also major unresolved questions regarding transport capacity, particularly along the Thanet Way corridor and local roads already operating under significant strain during peak periods. Constituents remain unconvinced that the infrastructure proposed would be delivered in step with development, rather than retrospectively.

Furthermore, concerns have been raised regarding drainage, flood risk, pressure on GP surgeries and schools, and the impact on local wildlife habitats and biodiversity. I believe the Council should revisit alternative approaches that prioritise brownfield development and infrastructure-led growth before proceeding with a development of this scale on greenfield land.

3. The Hill, Littlebourne Development - Policy R9 & R10

I also wish to register strong objections to the proposed developments at Littlebourne, including allocations on land off The Hill and Court Hill.

Residents have consistently highlighted the unsuitability of these sites due to existing infrastructure limitations, road safety concerns, and the significant impact on the rural character of the village. There is particular concern regarding increased traffic movements along narrow and constrained roads which are already struggling to cope with current demand.

The proposals would also result in the loss of high-quality agricultural land and could adversely affect nearby heritage assets, conservation areas and valued countryside views. Serious concerns additionally remain regarding wastewater infrastructure and the environmental implications for sensitive habitats in the wider Stour catchment area. Residents rightly expect these matters to be fully resolved before any allocation progresses further.

I urge Canterbury City Council to reconsider these allocations and ensure that any future development within the district is genuinely sustainable, infrastructure-led, environmentally responsible and reflective of the views of local communities.

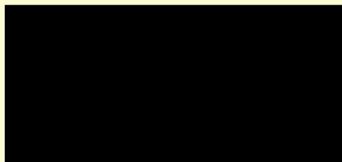
A Local Plan must command public confidence. In its current form, many residents feel these proposals fail to strike the appropriate balance between housing delivery and protection of

the district's environment, infrastructure and quality of life. I am particularly concerned that under-represented groups including residents in social housing, built up areas, or larger housing estates in our villages have their voices heard.

I am not a 'NIMBY' and nor are those worried about the over-development of our busy city. We simply have the right to expect imaginative, sustainable and thoughtful Housing initiatives that enhance our communities rather than making life more difficult, stretch local services even further, or increase traffic to unbearable levels while removing our few precious and important green spaces. The infrastructure in our UNESCO city is unable to provide for thousands more residents who will need to use health services, schools, our transport networks.

I would be grateful if this representation could be formally recorded as part of the consultation process.

Yours faithfully,

A black rectangular box redacting the signature of Rosie Duffield.

Rosie Duffield MP