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Sent: 16 May 2026 22:50
To: Consultations
Cc: Mike Sole
Subject: Objection to Draft Local Plan - SLAA062

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RE: SLAA062 Land Adjacent to Valley Road, Barham

I am writing with my objections to the above plan for 24 houses to be built as part of the draft Canterbury Local plan in the village of Barham.

My objections are as follows:

The village of Barham is located in the national landscape and it is a beautiful area which is characterised by the rolling hills of the downs heading out towards Elham.

The proposed development of 24 houses will impact the character of the village as it is on land adjacent to the Village Green and is close to the main road through the village. The land which is currently largely agricultural land, although there is a development of housing being built on former abandoned agricultural buildings at the top of the site next to Simpsons Vineyard. The view as you drive through the village will be compromised.

The planned development will increase traffic in the village due to the distance from the nearby towns of Canterbury, Folkestone and Dover. There is a limited bus service which passes through village from Folkestone to Canterbury (& Canterbury to Folkestone) roughly once an hour from just before 8am to about 6.30pm Monday to Saturday. You need to have a car living out in Barham. Canterbury City Council is looking to increase the use of walking or public transport to reduce the traffic in Canterbury and has had radical proposals in the past and are considering changes for future. Therefore if you wish to have less car usage why would you propose a development in an area where running a car is essential, public transport is limited and walking is not feasible. The increased traffic in the village will increase pollution from vehicle use which will negatively impact the villagers who live here, the local environment and the wildlife.

The development will increase the volume of cars on the surrounding roads of Church Lane which is narrow and the proposed road that will be built through the land. The traffic using the new access road will be turning onto Valley Road, close the village primary school. The road currently has on street parking which reduces the width of the main road particularly at school times.

The biggest issue to me is that the proposed development area is an area at risk of flooding and the proposed houses will be at risk of flooding which will increase their insurance premiums. The Nailbourne has flowed the last three years to my knowledge and in 2024 and this year required flood defences. The loss of the land to development will increase the risk of flooding in periods of wet weather. The houses and associated roads will reduce the land which can absorb the water. Also as it is on a steep incline the excess water will run down hill into the river bed. The river was very high this winter and i recall in spring 2024 that it was close to bursting its banks towards Kingston.

During times of the Nailbourne flowing there will also be more water entering the river from increased run off along the area of development due to the loss of land to housing. This will increase the river flow downstream and will increase risk of flooding near Church Lane and out towards Out Elmsted, Kingston and Bridge. The development would increase pollutants being washed downhill into the riverbed due to the increased number of vehicles and human activity. Consideration needs to be given to protecting the Nailbourne as it is a chalk stream which are rare in the UK.

The proposed development will bring an increase in population to the Village. Will the local school be able to accommodate an increase in population? If not families would have to travel to other areas to take their children to school, This will also

increase the volume of car journeys and ultimately pollution. Also when children move to Secondary School they have to travel to the nearby towns of Canterbury, Folkestone or Dover.
Bartham has no GP services, the nearest surgeries are Hawkinge & Elham and Bridge, will these surgeries have capacity to take on more patients and also they are not local and would require travel.
There is a lack of entertainment in the Village for secondary school age children. The buses do not run in the evening so would need to travel to nearby towns. This impacts on parents to provide transport and ultimately when they reach 17 needing to learn to drive and use a car.

I would also question is there a need for more houses in Barham. There are a number of houses for sale near where I live in the Village, several of these have been for sale for at least a year or more. Also Barham Court Development at the top Church Lane and borders this proposed development is underway which will add to the number of available properties.

The Canterbury area has had a considerable development over the last few years and continues to expand outwards swallowing up the beautiful Kent countryside changing the area for ever. We need to save our countryside where possible so future generations can enjoy being outdoors, seeing native wildlife. Kent is in danger of being renamed the "concrete jungle of England" rather than the "Garden of England". House building should be focused in areas with good transport links especially when councils and Government want to reduce the reliance on cars and promote walking, cycling and public transport.

Kind Regards

Mrs Teresa Barrett

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