

# Comments for Planning Application 19/05000/HYB

## Application Summary

Application Number: 19/05000/HYB

Address: DSTL Fort Halstead Crow Drive Halstead Sevenoaks KENT TN14 7BU

Proposal: Hybrid application comprising, in outline: development of business space (use classes B1a/b/c) of up to 27,659 sq m GEA; works within the X enclave relating to energetic testing operations, including fencing, access, car parking; development of up to 750 residential dwellings; development of a mixed use village centre (use classes A1/A3/A4/A5/B1a/D1/D2); primary school; change of use of Fort Area and bunkers to Historic Interpretation Centre (use class D1) with workshop space and; associated landscaping, works and infrastructure. In detail: demolition of existing buildings; change of use and works including extension and associated alterations to buildings Q13 and Q14 including landscaping and public realm, and primary and secondary accesses to the site.

Case Officer: Claire Shearing

## Customer Details

Name: Mrs Sue Marquis

Address: 7 The Meadows Halstead Sevenoaks

## Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Dear Sir/Madam

I would like to lodge my concern for the development at Fort Halstead and make you aware that I whole heartedly object to this Halstead and Knockholt are villages that for some reason property developers seem intent on ruining with the overdevelopment of houses. We are very lucky to be surrounded by green belt land that should be preserved at all costs and prevent urban sprawl.

Please note my reasons below:

I feel that the area north of the M25 in the (now to be withdrawn?) Local Plan is being targeted with a disproportionate number of residential developments-no fewer than NINE sites in our little area, entailing destruction of significant areas of the Green Belt. The cumulative impact on the area will needlessly contribute to urban sprawl and severely impact rural communities to their detriment.

Turning specifically to Fort Halstead, the expansion of the proposed development from 450 to 750 properties-alongside the 62 existing residential properties-will dwarf surrounding village

communities, which typically do not exceed 500 residence

The area has hardly any public transport left. Knockholt railway station is a small village station and has very limited parking capacity. Additionally, Sevenoaks Rail Travellers Association has advised that services are already configured for a maximum of 10 coaches while the Kent Route Study shows there is no capacity for any extra trains on the congested local lines into London. Put simply, it's standing room only now and rail can't cope with a potential 750 or more new commuters.

With poor transport links, residents today are forced to rely heavily on cars. If 750 houses are added at Fort Halstead, that will likely see at least 1,500 more cars spilling onto our narrow, rural lanes.