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Tuesday 25th February 2025.

Local Planning Authority (LPA)

Medway Council
Gun Wharf, Dock Road
Chatham
Kent
ME4 4TR

planning.representations@medway.gov.uk

Re: MC/24/2073 (47 Chattenden Lane, Chattenden, Rochester, Kent, ME3 8LE).

Dear Local Planning Authority (LPA),

This is an addendum (1) to my representation concerning planning application **MC/24/2073** (47 Chattenden Lane, Chattenden, Rochester, Kent, ME3 8LE) – *“Change of use of amenity land to residential garden land to facilitate the construction of a part two storey part single storey rear extension and a single storey side extension - demolition of existing side projection”*.

I strongly **object** to this planning application for the reasons explained below.

No assessment has been provided by the applicant showing Chattenden Village Green is surplus to requirements.

The amenity land in question (known as Chattenden Village Green) is recognised as existing open space, a sport and recreation facility (building or land), a playing field and formal play space. The area once included a children’s play park and is a recreational village green with a marked football goal on the western boundary wall. The National Planning Policy Framework (NPPF) states the following:

Paragraph 103: *“Access to a network of high quality open spaces and opportunities for sport and physical activity is important for the health and well-being of communities, and can deliver wider benefits for nature and support efforts to address climate change. Planning policies should be based on robust and up-to-date assessments of the need for open space, sport and recreation facilities (including quantitative or qualitative deficits or surpluses) and opportunities for new provision. Information gained from the assessments should be used to determine what open space, sport and recreational provision is needed, which plans should then seek to accommodate.”*

Paragraph 104: *“Existing open space, sports and recreational buildings and land, including playing fields and formal play spaces, should not be built on unless:*

a) an assessment has been undertaken which has clearly shown the open space, buildings or land to be surplus to requirements; or b) the loss resulting from the proposed development would be replaced by equivalent or better provision in terms of quantity and quality in a suitable location; or c) the development is for alternative sports and recreational provision, the benefits of which clearly outweigh the loss of the current or former use.”

The amenity land (or part of it) in question should not be built on, or removed from public access, without the applicant undertaking an assessment, supported by evidence, clearly showing this space is surplus to requirements, or the applicant plans to replace this space with something equivalent or better. The applicant has not provided an assessment and is not proposing to replace the provision or providing alternative provision.

Therefore, this planning application is contrary to National Planning Policy and should be refused.

Best wishes and kind regards,

Michael Pearce

Councillor Michael Pearce
Independent
Hoo & High Halstow Ward
Medway Council