

PLANNING REF : 260287
PROPERTY ADDRESS : Penrose Avenue
:
: RG5 3PA
SUBMITTED BY : Mr Peter Marsh
DATE SUBMITTED : 16/03/2026

COMMENTS:

RE: Letter of Support - Planning Application, Land to the Rear of 16 and 17 Arnside Close, Twyford, RG10 9BS

Planning Application Number: 260287

Dear Planning Officer,

I am writing to express my support for the above planning application. I hope my experience of living in Arnside Close for over 23 years is of some use to you in considering this application, as I feel I am well placed to comment on the area and the piece of land in question.

I lived at Arnside Close for a long period of time, having only relocated a few years ago. During my time there, I got to know the close and its surroundings very well, and I have a genuine fondness for the area and the community there.

The piece of land to the rear of numbers 16 and 17 has, for as long as I can remember, sat unused. In all my years living in the close, I never saw it put to any productive use, and it always seemed to me like a wasted opportunity given how well-connected and pleasant the surrounding area is. I think a well-designed new home on this plot is a sensible and welcome use of the space.

I am aware that flooding can sometimes be raised as a concern with applications like this, and I want to be clear that in over two decades of living in Arnside Close, I never once experienced or witnessed any flooding, either in the close itself or on the land at the rear. To the best of my knowledge, it has never been an issue in the time I was there, and I do not believe it should be a reason to object to this proposal.

Twyford is a lovely village with good transport links and a strong sense of community. A single new detached home in this location would, in my view, fit in well with the character of the surrounding streets and would not have any negative impact on the neighbours or the area more generally. The fact that the proposal includes its own parking and access is reassuring and shows that thought has gone into the practicalities.

I would also mention, for what it is worth, that I understand a similar application for a new detached dwelling was approved not far away at 2 Longfield Road, Twyford in March 2024. That gives me confidence that the Council recognises the merits of modest residential development of this kind in the area.

I genuinely hope this application is approved. Having known this piece of land for so many years, I think it is a great opportunity to bring a new home to a spot that has long been sitting idle, and I have no doubt it would be a positive addition to the close.

