

PLANNING REF : 252498  
PROPERTY ADDRESS : 51 Bluebell Meadow  
: Winnersh, Wokingham, Berkshire  
: RG41 5UW  
SUBMITTED BY : Mrs Jackie Jarvis  
DATE SUBMITTED : 24/11/2025

COMMENTS:

The application to develop this scenic and bio-diverse natural spot, separating Winnersh from Arborfield will ruin the area forever. There is no mitigation that deals with the excessive number of cars that will be brought to the area. Junctions for Showcase, from Earley, Woodley, and Mole Road going into Winnersh will become car parks.

Flooding is already a problem, currently this area serves to capture flooding naturally, what will happen is the flood risk will be squeezed up / down to other areas, and we have areas near us that already flood at the drop of a hat.

We suffer already with loss of natural green space, not 'green' space created once the developers leave. That's some ugly, flattened green space with the occasional pond fenced off to stop anyone falling into them. Whatever was pleasing to the eye, a well established natural environment, land that could be productive for farming will be destroyed and no degree of architecting a country park will ever get close to what we have there already.

Our roads are already choked, Wokingham Borough has done it's bit, this is a development on a massive scale, it can't be allowed to ruin such a valuable area.