

PLANNING REF : 261059
PROPERTY ADDRESS : 42 Venning Road
: Arborfield, Please Select
: RG2 9LU
SUBMITTED BY : Mr Robert Linin
DATE SUBMITTED : 06/06/2026

COMMENTS:

I object to this development.

I cannot see what benefit an additional 660 properties will bring to the area other the money it will generate for already wealthy developers and the WBC by way of taxes. If it were guaranteed that those generated taxes would be ploughed back in to the local area then it might have been a bit easier to swallow however, the lack of infrastructure improvement provided by the taxes already generated from the new homes it already has, shows that this is not what happens. It took 8 years to get Sainsbury's. Where is the village centre? No pub/restaurant in a reasonable distance that doesn't

require a car to get to.

The roadways are already insufficient to take the additional traffic there already is. A conservative estimate of 1000 additional cars will only add to that pressure. As others have said in their comments LCR is not a roadway that was intended for the additional traffic that it has been forced to take by the closure of School Road (a good closure though to keep HGVs away from a primary school). This development would require a lot HGVs, mobile cranes, vans etc to use the road for access.

I am not suitably qualified to speak on the ecological impact of this development however, anyone with eyes can see that the removal of such a large chunk of green space can only be detrimental to wildlife habitats.

In my opinion, Arborfield has been hammered over the last 10 years with new housing developments with plenty already passed for planning and in progress. Arborfield is supposed to be a village. It is in very real danger of becoming a town sized area with village infrastructure. I urge WBC to reject this application.