

PLANNING REF : 251143
PROPERTY ADDRESS : 2 White Cottages
: Culham Lane, Upper Culham, Berks
: RG10 8NP
SUBMITTED BY : Ms Nicola Gissing
DATE SUBMITTED : 20/06/2025

COMMENTS:

The residents of White cottages have chosen to live here for many years to enjoy being amongst nature and the peace and quiet it offers. From the upstairs windows at the front there are unbroken views of fields and no ambient light. No one objects to horses there are stables nearby which are in keeping with the area. An equestrian centre on the proposed scale would alter this in a very adverse way. It would create noise, it would create artificial light, it would change the skyline , it would create more traffic on an already

dangerous road and it would add a man - made structure to an area of natural beauty. The entrance may be on the main road with instructions not to drive along Culham lane but this cannot be enforced and there will be an increase of traffic. Culham lane becomes dangerous when large vehicles such as horse boxes use it. I have a small car and on many occasions I have been forced up a bank by oncoming larger vehicles and have narrowly missed being hit. There are few passing places and when 2 large vehicles come from opposing directions there is gridlock. Any addition to this problem and more traffic will endanger not only the residents but walkers, cyclists and horse riders who use the lane on a daily basis. The proposed equestrian centre will also create a commercial, man -made enterprise on an area which is historically arable. Polo matches are a sport and noisy and the noise will disturb local residents. The proposed trees along the hedge in front of the cottages will block light coming into the cottages and the view over the fields will no longer be of nature but artificially created.

This proposal gives nothing to the local community it is an exclusive development for its members and would create significant losses for the nearby residents.