

Andrew Dolinski

34 Martineau Lane, Hurst, Berkshire, RG10 0 SF

15 September 2025

Guy Davies
Inspector
HM Planning Inspectorate

Appeal reference: APP/X0360/W/3364304
Land between Lodge Road and Tape Lane, Hurst, RG10 0EG

Dear Mr Davies

On the 8 August 2025 I submitted to the Planning Inspectorate a formal complaint against the appellant citing that the appellant had breached the fundamental rights of Interested Parties, contrary to section 16 of "The Procedural Guide".

Unfortunately, I have not as yet had the courtesy of a response.

You will recall that I initially expressed a concern, in my letters dated 27 and 30 May 2025, that the appellant would seek to use the Inquiry to "evolve" their scheme, contrary to section 16 of "The Procedural Guide" and "The Wheatcoft Principles".

When adjourning the Inquiry, you gave Interested Parties the opportunity to comment on new evidence, submitted by the appellant on 18 August 2025. The deadline to do so was set as 2 September 2025. A number of Interested Parties duly complied with your instructions.

It is therefore concerning that, with less than a week before the Inquiry resumes, the appellant should be allowed to continue to submit new documents and evidence, none of which Interested Parties will have an opportunity to comment upon.

How many times do I need to say that the appellant is breaching the fundamental rights of Interested Parties? Does the "Procedural Guide" not apply to the appellant?

I ask that you disregard **all** documents and evidence submitted by the appellant after 2 September 2025, and that you suitably admonish them for doing so.

However, if you should be minded to accept the new documents and evidence submitted by the appellant, I exert my right to be given time to review them and to provide you with my written representations, as is my fundamental right in accordance with the 'Procedural Guide'.

In particular documents CD5.15 and CD5.16 are of significance, not least the appellant's new, yet un-scrutinised proposal to carry out a "Flood Plain Compensation" directly behind

and adjacent to my property. To comment on such a proposal I will need time to liaise with my neighbours, the Lead Local Flood Authority, the Environment Agency and potentially a professional flood management specialist. This would take some weeks.

Are you prepared to adjourn the Inquiry for a further period of time, or will you apply the provisions of the 'Procedural Guide' and disregard the new 'time barred' documents and evidence? The 'Procedural Guide' was written to prevent the never ending cycle of new documents and evidence being submitted. It should be adhered to.

I look forward to receiving your considered response to my valid complaint of 8 August 2025 and the matters raised in this letter.

Yours sincerely,

Andrew Dolinski