

PLANNING REF : 252782
PROPERTY ADDRESS : 73
: The Hawthorns, Charvil, Berkshire
: RG10 9TT
SUBMITTED BY : Mr Graeme Walker
DATE SUBMITTED : 11/12/2025

COMMENTS:

I wish to object to planning application 252782 in the strongest possible terms as a local resident who currently enjoys the amenities of Nature Reserve and surrounding country park. Having observed first the unauthorised construction of the tanks and then temporary period of operation it was clear that this development was not appropriate in any way.

It appears that having failed with one application there is now a concerted effort with this second application and again it must be stopped - it is a totally unsuitable and unjustified change of use and development.

I believe that the development should be rejected on the following grounds:

1. Environmental Risk

The proposed change of use to an oil storage facility must present a significant risk of harm to the adjacent watercourses and Loddon and Charvil Nature Reserves. The overall site is already impacted by flooding on a regular basis, sits within the floodplain of the River Loddon and with the impacts of climate change this appears only to be on the increase. The risks of a detrimental environmental incident which would impact not just the local area but also the River Thames downstream must surely outweigh any commercial considerations - this is a wholly inappropriate location for such an operation.

2. Loss of Amenity from Odour & Noise Impacts

As a local resident and dog owner who walks around the Charvil Lakes area daily, it was both obvious and disturbing during the previous period of unauthorised operation that the fuel depot was creating a strong smell of fuel oil etc. which was noticeable over a wide area. Surely the operation of such a facility on an ongoing basis would represent a significant loss of valuable amenity for Twyford and Charvil residents who regularly use the area.

There is also the noise impact from the proposed extended hours of operation - this is right in the middle of two residential areas and adjacent to a country park - not an industrial site.

3. Highway Safety

As a local resident I am all too familiar with the risks posed by HGV vehicles accessing and exiting the site. The Old Bath Road from the Charvil end has bends with significantly reduced sightlines and I have seen many near misses and long queues of traffic build up caused by just one HGV manoeuvring or parking inappropriately on the roadside of the site. The proposed volume of HGV movements for this operation is a vast and unwanted increase on what is a local single carriageway route through a predominantly residential area. This road is totally unsuitable for an operation like this.

The route is also heavily used by both pedestrians and cyclists making their way to/from the local railway station and schools, so this massive increase in HGV traffic can only represent a significant increase in risk for these vulnerable user groups.

Conclusion

For the reasons outlined above, I believe that this application 252782 represents wholly inappropriate development, brings unjustified environmental and public safety risks, and will result in significant loss of amenity. The proposal should therefore be refused.