

PLANNING REF : 252430
PROPERTY ADDRESS : 2 Russell Cottages
: Swallowfield Street, Swallowfield, Berkshire
: RG7 1QW
SUBMITTED BY : Mrs Susan Alcock
DATE SUBMITTED : 17/11/2025

COMMENTS:

I wish to object to the plans submitted by City and Country for the building of 79 homes on Trowles Lane, Ref : 252430.

I was dismayed when Croudace Homes successfully appealed against Wokingham Council's refusal to allow the building of a 81 house development on Trowles Lane last year. I am objecting against this new proposed development for exactly the same reasons, in fact even more so.

To allow this development to proceed will have a profound and lasting impact on the village of Swallowfield. We have poor local transport, there are few job opportunities, we have roads in very poor condition that couldn't cope with the additional traffic.

This area is prone to flooding, the fields across the road from me were regularly flooded last winter. The flooding there is noticeably worse after the building of homes in The Pippins and there have been sewerage issues as well. It is already known that Thames Water has not allocated funding for upgrading the infrastructure in Swallowfield until 2030. The existing ditches in Trowles Lane are vital to protect our homes and I do not think that they will cope with the addition of two new housing developments, Croudace and Cove, even before another development is allowed. There are already flooding issues at the top and bottom of the village, not to mention Part Lane.

The local surgery is already overwhelmed and simply could not cope with the additional number of patients they would be obliged to accept. .

These new developments will attract mostly younger families, there isn't a school in the area, no plans to provide one, and it is simply unacceptable to exacerbate this situation for existing families.

In summary I object very strongly to this planning application.

Susan Alcock 17.11.25