

PLANNING REF : 242067
PROPERTY ADDRESS : 3 Hogmoor Lane
: Reading
: RG10 0DH
SUBMITTED BY : Mr Jack Osborne
DATE SUBMITTED : 16/09/2024

COMMENTS:

The proposed development is fundamentally incompatible with the rural character and suburban scale of our village. This greenfield site plays a vital role in preserving our community's identity, and its development would cause irreparable harm.

The planning policies in place clearly prohibit development outside the Development Limit, unless specific criteria are met. The proposed development fails to meet any of these conditions. Recent planning appeals have confirmed that large-scale developments of this nature are in direct conflict with current WBC development plan policies.

In the past, Hurst has been explicitly identified as an unsustainable location. This conclusion was reaffirmed in a recent planning appeal for a similar development on this site. The village faces limitations in public transport, road infrastructure, secondary school access, and sewage capacity. Additionally, flooding is a recurring issue.

The developer's proposed sustainability measures are contingent upon third-party approvals and external funding, offering no guarantee of long-term effectiveness