

PLANNING REF : 242187
PROPERTY ADDRESS : Yew Tree Cottage
: Honey Hill, Wokingham
: RG40 3BG
SUBMITTED BY : Mr Max Reynolds
DATE SUBMITTED : 11/09/2026

COMMENTS:

I object to this planning application due to the significant impact it would have on the local area, particularly in relation to urban sprawl, biodiversity and the existing gap between Wokingham and Bracknell.

The continued expansion associated with the South Wokingham development is already placing considerable pressure on the surrounding landscape. This proposal would further contribute to urban sprawl and would risk eroding the remaining separation between Wokingham and Bracknell. The existing gap between the settlements is becoming increasingly narrow, and further development in this location would contribute to the loss of the area's rural character and distinct settlement boundaries.

I am also concerned that the local area does not currently have sufficient amenities and infrastructure to support further development of this scale. In particular, there appears to be a lack of adequate local shops, educational facilities and public transport connections to provide a sustainable level of provision for an expanded settlement.

Furthermore, the proposal would have a detrimental impact on local biodiversity and the surrounding natural environment. This is particularly concerning given the cumulative impact of the ongoing South Wokingham expansion, which has already resulted in significant changes to the local landscape and habitats. Further development would place additional pressure on existing wildlife and ecological networks.

For these reasons, I believe the proposal represents inappropriate further expansion of development into the surrounding countryside and would cause unacceptable harm to the local landscape, settlement separation, biodiversity and infrastructure. I therefore respectfully request that the application is refused and that alternative locations, better able to accommodate development without these impacts, are considered.