

PLANNING REF : 241900
PROPERTY ADDRESS : 5 Sonning Gate
: Sonning, Berkshire
: RG4 6GQ
SUBMITTED BY : Mrs Suzanne Drakeford-Lewis
DATE SUBMITTED : 17/11/2024

COMMENTS:

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I object to the application for the following reasons:

- a) A proposal to "remove the age-related occupancy restriction" is a significant change to the context of the original planning application. I believe that the whole development should be considered at this stage - rather than allowing this change as a "variation".
- b) A Housing Needs Assessment recently prepared for the draft Sonning Neighbourhood Plan indicated there is a latent need for housing for elderly persons in Sonning, so whereas the original plan was resolving a community issue, the revised plan is purely profit making for the developer.
- c) The revised age range being proposed will result in an increase in the number of cars on the development (hence the increase in parking spaces requested). This means even more traffic joining and leaving the A4 road, which is already very congested at peak times.
- d) The additional parking spaces mean a reduction in the green space in the development, which is "high density" and not in keeping with housing in the surrounding area.
- d) When the previous application (220663) was being considered and subsequently approved, various relaxations were given in connection with the Community Infrastructure Levy (CIL). Because the 57 dwellings will no longer be available only to the 'over 60 years old persons', it is considered the CIL should be paid in full by the developer.