

PLANNING REF : 242067
PROPERTY ADDRESS : Little Cottage
: The Street, Hurst, Reading, Gb
: RG10 0DB
SUBMITTED BY : Mrs Catherine Pearce
DATE SUBMITTED : 18/09/2024

COMMENTS:

I wish to object to this application.

The piece of land falls on a greenfield site which is outside the village development limit and as I see it the development does not meet any of the exceptions to develop outside this.

Hurst has seen a number of houses built in recent years and this is already putting pressure on the limited amenities in the village.

The primary school only has an intake of 20 pupils a year and has no way to expand the site any further (especially if this development goes ahead!) and whilst being in catchment for a number of secondary

schools they are all full to capacity. Secondary school children often end up at out catchment schools - there is little to no viable transport options to catchment schools - there are no secondary schools within walking distance and the roads out of the village, in all directions, to all schools are not cycle friendly - meaning children have to be driven to secondary school even if they end up in an in catchment school.

With the infrastructure as it is you cannot live in the village without the use of a vehicle to get to a supermarket, Doctors, Dentist and secondary schools so this puts pressure on the roads, and unfortunately there is a very limited bus service through the village. As such Hurst was assessed as begin unsuitable in the Local plan Update. Although the new application proposes a minibus the costs

for this will be high and will rely on them being able to find a provider. The proposed bus only runs from 7am - 7pm so would be unreliable for getting to the station and commuting into London -not being suitable for early starts and late finishes. As this is only a 16 seater mini bus it is not going to be sufficient to take children to the local schools as they would all need to leave at the same time. The exit from Tape lane onto the main road has poor visibility and this will be a dangerous unction with the extra vehicles using it. I have lived in the village and both my children now attend Piggott school, and I have to drive them every day. My Husband used to work in London and had to drive out of the village and to Wokingham station and I work in Winnersh and have to drive there also. Our Doctors is in Twyford and Dentist in Wokingham - we could not live without 2 cars in the household !

The village has issues with flooding already and the majority of the site in winter is under water for much of the time. As well as flooding the drainage system in the village is already outdated and under a great deal of pressure - with many houses in the village experiencing issues especially at times of heave rainfall. The additional houses may have solutions, but these will put pressure on the current systems and worsen the flooding that already takes place in other places in the village.

The village is designated as one of special character, with the small fields giving way to the larger open fields as you move towards the edge of the village. This also has the advantage of providing a habitat for an array of wildlife. There are endangered species around the village and more than likely on this plot, the village is home to the Great Crested Newts (which I have been lucky

enough to see in the village) as well as hedgehogs, foxes, & deer to name but a few. The verges are also home to endange red flowers such as the British Bluebell.

This piece of land forms a key part of the village make up both visually and for wildlife, and any development on this is site will result in a loss of a key part of the villages landscape character. I also have concerns about the lighting in such developments around the village, we are lucky here not to have street lighting in the village which enables amateur astronomers like myself to be able to see the sky at night much more clearly. If all the developments are allowed to go ahead not only will the beauty of the village go in the daytime but at night also.

It is for all of the outlined reasons I am objecting to this development.