

PLANNING REF : 250517
PROPERTY ADDRESS : 6
: Magill Close, Spencer's Wood, Berkshire
: RG7 1BW
SUBMITTED BY : Ms Sobia Ali
DATE SUBMITTED : 04/04/2025

COMMENTS:

The proposal to build a huge development consisting of hundreds of houses and other developments, is not in keeping with the character of the area . Being a village not only will the construction be a huge over build and strain on the existing infrastructure. Non of the sewers, water, electric or internet services are able to cope. Any small bit of weather creates power outages and floods. This development is not in keeping with the village charector nor the environment. Not only will it create overcrowding, huge demands, traffic gridlock, parking mayhem, issue with doctors and pharmacies, already unable to cope (already unable to get appointments within the same week). Road infrastructure will not be able to cope especially not in rush hour. This quiet village has already had big development in the locality over several years, and can no way take more. There are plenty of open spaces on the way to Mortimer and beyond that can be considered but no more in this area. This area is not suitable for more, nor fit for such further demand. The impact to environment will be devastating, not only wildlife habitats, but the bridal path that runs adjacent to Montgomery and magill close connecting to Hyde end road is lined with oak trees and trees with preservation interests. The land in this is area is mixture of clay, a development of this size will impact on soil movement, vibrations from constructions likely to cause land slip and moments underground due to the soil make up, already the banks along the bridal path are moving and this sort of development will cause land slip. The provisions of the wildlife and countryside act 1981 take effort, this development will cause significant disturbance to wildlife and protected species which have formed habituates over this vast field and lands, bridal paths, and have lived there undisturbed for many years. This application is therefore in non compliance with planning policies from the above. The field in question also as an indication of floor risk over it, this could then result in flooding, this size of a development will force water and rain to collect in other rates, causing issues of flooding. The noise from construction, dirt and debris will cause impact to people and environment for a very long time during the construction phase. The development will also I look my balcony which is right next to the bridal path at fist floor level, I will have no privacy which I am able to enjoy currently. This huge development should be rejected.