

PLANNING REF : 250517
PROPERTY ADDRESS : Hunters Way
:
: RG7 1HW
SUBMITTED BY : Mr Ben Mitchell
DATE SUBMITTED : 10/04/2025

COMMENTS:

Dear Sir/Madam,

I am writing to formally object to the planning application. After careful consideration, I believe this development poses several significant concerns that could adversely affect our community and environment.

Detailed Emergency Planning Zones (DEPZ) around Atomic Weapons Establishment (AWE)

The proposed site is located within the Detailed Emergency Planning Zones (DEPZ) around the Burghfield Atomic Weapons Establishment (AWE). Adding this number of extra people within this zone will strain the emergency plan and services, putting these new residents and the existing community at risk. The effects of radiation on the body are determined by three factors: time, distance, and shielding. Increasing the population in this area will affect evacuation times, exacerbating the risk of radiation exposure.

Flooding Risks

The proposed site is located in an area with a known history of flooding. Developing this land would increase the impermeable surface area, exacerbating flood risks for both the new estate and surrounding properties. The current flood mitigation measures outlined in the application are inadequate to address these heightened risks. These fields absorb around 51,394.51 to 102,789.02 litres per hour per acre of rainwater. This natural absorption will be lost if the development proceeds, creating a significant flood risk for the surrounding areas.

Environmental Issues

The development would result in the destruction of vital green spaces and habitats, negatively impacting local wildlife and biodiversity. The removal of trees and vegetation will contribute to the loss of natural habitats and increase carbon emissions, undermining our community's environmental sustainability goals.

Traffic Congestion

The addition of 420 housing units will significantly increase traffic in the area. The existing road infrastructure is not designed to handle such a substantial rise in vehicular movement, leading to congestion, longer commute times, and increased risk of accidents. This will not only inconvenience residents but also pose safety hazards, as we have already seen an increase in accidents around the one-stop area due to congestion.

Community Impact

The proposed development will place a considerable strain on local public services, including schools, healthcare facilities, and emergency services. The influx of new residents will exacerbate

existing pressures on these services, potentially reducing their quality and accessibility for current residents. As seen in other developments around the area, promises of building schools and footpaths have not been fulfilled or have taken an unacceptable amount of time (over three years).

Pollution Concerns

The construction and subsequent occupation of the housing estate will lead to increased levels of air and noise pollution. During construction, dust and emissions will affect air quality, while post-construction, the rise in traffic will contribute to higher levels of exhaust emissions, impacting public health and the environment. This will increase air pollution rates in the area and affect young children's lungs, potentially leading to conditions like asthma, similar to the case of Ella Kissi-Debrah, whose asthma attack was exacerbated by air pollution.

In light of these concerns, I urge the planning committee to reject this application. The proposed development is not suitable for the location and would have detrimental effects on our community and environment.

Yours sincerely,
Ben Mitchell