

PLANNING REF: 252782

SUBMITTED BY: Helen Turner

PROPERTY ADDRESS:

DATE SUBMITTED: 08.12.2025

COMMENTS:

This development is not appropriate for the proposed site.

Wokingham's own Neighbourhood development plan for Charvil states that: 'Green corridor planning policies should identify, map and safeguard components of local wildlife-rich habitats, and wider ecological networks'... it should 'mitigate any impacts of development on biodiversity'. The green corridor on the map clearly includes this whole area. The proposed development would be counter to these plans and would negatively impact the surrounding area with outflows into the river and damage to the ecosystem. The area around this site regularly floods and development upstream mean that the site itself is more likely to flood in future years.

The Charvil plan also includes an aim to 'reduce traffic flow' and 'connect walking and cycling routes', providing 'adequate pavements to improve pedestrian safety'

The development will negatively impact pedestrian safety. The pavements along the road are narrow with children of all ages using them daily both for school travel and for accessing Twyford (especially young children who I often see scooting along the pavement outside of school hours).

The road is not large enough to allow the safe turning of the proposed vehicles into and out of the site. The proposed volume and size of the vehicles would negatively impact pedestrian and road safety. The road will be more dangerous for all.