

PLANNING REF : 241933
PROPERTY ADDRESS : 66 Priest Avenue
: Wokingham, Berkshire
: RG40 2LX
SUBMITTED BY : Mrs Susan Cockroft
DATE SUBMITTED : 13/06/2026

COMMENTS:

As a resident of Wokingham for the past 35 years, I wish to strongly object to this proposed planning application for a number of reasons:

Building a further 850 homes in this currently rural location will further erode the remaining separation between the settlements of Crowthorne, Wokingham and Bracknell.

There are already many new homes planned for south of the railway. These will cause the existing economic infrastructure (ie roads, power and water) as well as the social infrastructure (eg doctors and dentists) to be stretched even further and struggle even more than they are already, so adding a further 850 homes makes no sense at all.

I believe that the traffic impact assumptions are outdated and flawed, and that the current highway design is inadequate. Although the application includes a footway within the development, is there any plan to add pavements beyond the proposed development to the rest of the rather narrow and winding Easthampstead Road for pedestrians to use to walk to town as currently there are no pavements south of Heathlands Road?

I have real reservations about promises for improvements to the junction of Easthampstead Road and Old Wokingham Road. The current design is completely inadequate, with poor visibility and hundreds of accidents have occurred here over the years. Before the Montague Park development was built, I attended a meeting at which we were told that this junction would be improved as part of the works. Yet nothing has happened in the intervening years and I am concerned that unless junction improvements are made before any homes are built, the same will happen again.

The size of the proposed SANG is far too small.