

PLANNING REF : 250735
PROPERTY ADDRESS : Arborfield School House
: School Road, Arborfield Cross, Berkshire
: RG2 9NX
SUBMITTED BY : Rev Iain Lingwood
DATE SUBMITTED : 23/04/2025

COMMENTS:

Many comments could be made concerning this application. The most apt is this: that this application shows no substantive difference to the most recent proposal for the site (242421) which was rejected in December 2024.

The proposed application should be rejected for a number of reasons:

- It lies outside of the existing boundary of Arborfield Cross and will erode the green space which separates Arborfield Cross from Barkham Hill
- It lies outside the existing boundary of the settlement of Arborfield Cross and will mark a substantive alteration of the settlement into Greenfield land.
- The settlement offers nothing to the existing village and puts further pressure on local amenities.
- Sustainable travel to and from the site will simply not be possible, as it is too far to walk from Arborfield Green, and an unpleasant cycle. Anyone familiar with the geography of the area will realise that access to facilities in Arborfield Cross is also not easy using Cole Lane.
- All non-local journeys will necessitate non-sustainable travel by private vehicle along School Road past the Coombes School. School Road was closed to through traffic deliberately in order to mitigate safety concerns about traffic levels at school drop-off and pick-up. Increasing the volume of traffic along this route (both during construction and upon completion of the proposed development) would renege on the Council's concern for the safety of the children of the Coombes School and their families.

The bare minimum of alterations to proposal 242421 do not come close to addressing the 20 separate reasons that proposal 242421 was rejected. I strongly urge this proposal to be rejected too.