PLANNING REF : 262443
PROPERTY ADDRESS : 20
: Rochester Avenue, Woodley, Berkshire
: RG5 4NA
SUBMITTED BY : Ms Christine Bailey
DATE SUBMITTED : 07/11/2026

COMMENTS:
I am writing to formally object to the proposed residential development of the land situated at the end of my garden, adjacent to my property at [address].

I have significant concerns about the detrimental impact this development would have on my privacy, quality of life, the character of the neighbourhood and the peaceful enjoyment of my home.

I appreciate the need for housing development where appropriate; however, I believe this particular proposal raises several important concerns:

1. Loss of privacy and residential amenity

The proximity, positioning and height of the proposed houses would result in significant overlooking of my garden and potentially parts of my home. This would fundamentally compromise the privacy I currently enjoy and make my garden feel exposed. I am also concerned that the scale and closeness of the buildings would create an overbearing and oppressive environment, significantly reducing my enjoyment of my property.

2. Impact on neighbourhood character and appearance

The proposed houses appear significantly different in design and appearance from the existing properties in the surrounding neighbourhood. I am concerned that their introduction would be visually out of keeping with the established character of the area and detract from its overall appearance. Any development should be sympathetic to the existing architecture, scale and character of neighbouring properties.

3. Noise and disruption

The construction of a development of this scale would inevitably bring prolonged noise and disruption from machinery, building works, deliveries and heavy vehicles. I am elderly and value the peace and quiet of my home. I also have rescue dogs who are particularly sensitive to loud noises and become distressed by construction activit y. I am therefore concerned about the impact on both my wellbeing and the welfare of my animals. I ask that the council considers the need for appropriate restrictions on construction hours and measures to minimise noise, dust and vibration.

4. Increased traffic and noise from the proposed road and park

The introduction of an additional road and public park, alongside the new housing, will significantly increase activity in what is currently a peaceful residential area. I am concerned about additional traffic, congestion, parking pressures and road safety,

as well as increased noise and footfall from the park, particularly during evenings, weekends and school holidays. The potential for recreational noise, groups gathering and external lighting could further affect the peace and enjoyment of neighbouring properties.

5. Impact on the local environment and infrastructure

I ask that the council fully considers the wider impact of the development, including the potential loss of existing trees, hedgerows and wildlife habitats, surface-water drainage and increased flood
risk, the capacity of existing roads and local infrastructure, and the impact of any proposed external lighting on neighbouring homes and
gardens.

Overall objection

I am concerned that insufficient consideration has been given to the impact this development would have on existing residents. Having enjoyed my home and garden for many years, the prospect of multiple new properties overlooking my garden, alongside an additional road and public park, would fundamentally change my living environment and significantly reduce my privacy, peace and quality of life.

In light of these concerns, I formally object to the proposed development and respectfully request that the council refuse the plann ing application in its current form.

I ask that particular weight is given to the impact on existing residential amenity, loss of privacy, the overbearing nature of the proposed buildings, the effect on the established character of the neighbourhood andthe additional traffic and noise the development would introduce.

I would appreciate written confirmation that my objection has been received and formally recorded against the planning appl
ication.