

PLANNING REF : 241567
PROPERTY ADDRESS : 12 Woodmoor
:
: RG40 3TT
SUBMITTED BY : Debbie Logan
DATE SUBMITTED : 31/07/2024

COMMENTS:

I object to it. The developers have clearly not lived or really understood the rural nature of this plot. This proposed development lies on the berkshire hampshire border. This is particularly relevant for school allocations and entrances. Primary school: The 1 available primary school within the 'village part of finchampstead is small and has limited availability this year, other more recent years, & especially when my kids were growing up it has always been full. Additionally , whilst a good school, it is a Church of England school which may well limit its suitability and the provision of choice for any parent within this new development. My neighbours who have chosen alternative school provision have used both Nine Mile Ride and Gorse ride schools, but neither of these can be reached by safe walking or cycling routes within a reasonable amount of time for a working parent or family. I would estimate an hour to walk to school via the church footpaths over the hill to any alternative school in the other part of Finchampstead. It is not a suitable cycle route . The footpath would not be safe or suitable for anyone requiring a pushchair or chair, and is very isolated along it's route. As a responsible mother i would not have let my child walk such a route alone. Again showing how difficult to get to school without the use of a car. When you arrived you would not find parking to let your kids out safely due to the large amount of parents who use these two schools from the nearer area, again making the time to get to school, and work unworkable from this proposed location.

Playschool: The playschool, though, lovely is not a full time nursery, so does not provide affordable support for working parents. Instead, the nearest nurseries are within the neighbouring county of hampshire, or the local town of wokingham, or village of crowthorne. All of these such facilities cannot be reached by either foot or bike or non existent bus services, due to the distance, and the fact that the location of this plot is at the edge of the village and footpaths do not link the other area of Finchampstead not to mention the busy traffic pinch points of the old memorial junction on to jubilee road.

Secondary school: Bohunt the cycle route for pupils does not extend to the village resident. A car is required. There is not a route to this school from the Village part of Finchampstead. Even Yateley high school, (Hampshire) which has a 6th form, does not have a safe route to be accessed, plus it is over the county border and therefore changes the entrance requirements. .

Food: there is nothing in easy reach. Despite the developers suggestion.: when the village shop at the old petrol station had to close, the Greyhound pub was given a shop status. This does not provide the

requirements of a weekly family shop. It is expensive and has a 'posh, costly and unrealistic food assortment to be considered as a local useful amenity shop. As a regular dog walker of the area, I often met an elderly villager, walking the church footpath to the co-op store to buy his weekly groceries. As the route incorporates a steep hill, he could not carry a weekly shop, so he had to make several visits or beg lifts from neighbours or local people willing to assist him in seeing his plight. The proposed site does not have easy access to local shops, Waitrose, Yateley, and the Co-op at the twin roundabouts are the nearest supermarket, and neither provide a cost choice of most people meeting the sustainable housing requirement.

Other vital amenities: Dentists, and doctors surgery, cannot be reached without a car due to there being no footpath to reach them, the roads are unlit (due to the rural nature of this part of Finchampstead Village), and the alternative 'footpath via the church has already been described as an unsuitable alternative. There is no bus service, and any proposed bus service would not be sustainable due to the number of car owners and home demographics in the immediate area. All the elderly residents in Woodmoor, who could-not drive, relied upon a local volunteer group in Crowthorne which extended a service to them.

Lighting: the proposed development, is proposing lighting. This will affect the rural and quieter nature of the area, which all residents of Woodmoor, and the Village, have enjoyed for many years, and ,many of the newer house owners have really appreciated and sort when buying properties in this area.

Aesthetics and mental health: 40 dwellings with 70% affordable housing. I have lived in woodmoor for 25 years. In that time the area proposed has been pony field for the majority of that time and more recently an open fenced grass field. I have viewed, Foxes, barn owls, Kites, buzzards, Cormorants, swans, heron,s, black headed gulls, monk jack deer, and badgers and bats, both from my home and as I have walked along the footpath, which links long water road to cricket

hill. In Recent years, especially, in the spring i have started to hear skylarks, demonstrating the rural nature of the location - the new development threatens to take that away from us. As a working mother, juggling the stresses of school, work, and childcare the mental release provided by this calm quiet walk has been profound over the years of raising our family. I object to the development as you remove this calmness and animal diversity from this area, pushing the areas of relaxation further in time away from our houses. Time to relax, as any mother or father will agree, is a very important

commodity in a high pressured working area. No one can afford any housing without a job these days.

Bats: a recent one night, bat survey showed, Serotine, Pipistrel and common nocturnal bats, these can all be seen dancing and living in the area proposed.

The application suggests contributions for funding for services and infrastructure. The very nature of the location of this site means the cost to improve and upgrade to current standards amenities like electrics, water, sewage outlets, as a rural location at the edge of the village boundary these have already been pushed to their

limits with developments like Burnmoor, and electricity demands as many houses swap from gas to electric as part of the recent ukraine war effect,. any further costs to upgrade, will undoubtedly, not be met by this developer as they will exceed the nominal amount proposed by modern developments. The local council has already enough demands on their finances without having to upgrade such large costs.