

PLANNING REF : 242066
PROPERTY ADDRESS : 5 Carey Road
: 5 Carey Road, Wokingham, Berkshire
: RG40 2NP
SUBMITTED BY : Mr Kieran Best
DATE SUBMITTED : 17/11/2024

COMMENTS:

I am writing to object to the above-referenced planning application on the grounds of the adverse impact it would have on my family, property, and the local community. Below, I outline my specific concerns:

1. Overlooking and Loss of Privacy

The proposed development would cause significant overlooking into the rear garden and back bedrooms of my home on Carey Road. These rooms are used as children's bedrooms, and the intrusion into our privacy is unacceptable. The elevated position and proximity to Ascot House means that these spaces, previously private, will now be exposed to overlooking from new residents.

2. Parking and Highway Safety

The development includes insufficient on-site parking provision. With already not enough spaces provided for the current number of units, if this goes ahead there will inevitably be additional overspill parking on surrounding streets, exacerbating existing parking challenges on Carey Road and other nearby roads. As a resident, I have already observed severe congestion and challenges parking close to my home. The additional demand will negatively impact highway safety and accessibility, particularly for emergency services, larger vehicles and refuse collection.

3. Increased Traffic and Noise Pollution

The development would contribute to an increase in local traffic volumes. Carey Road and its surrounding areas are already under pressure, and the additional vehicles from this development will result in further congestion, increased emissions, and noise pollution. This is inconsistent with sustainable urban planning principles and will degrade the quality of life for existing residents.

4. Noise and Disruption from Construction Activities

The prolonged construction phase of this development will cause significant noise, dust, and disruption. As a parent of young children, I am particularly concerned about the impact on their well-being and ability to rest. Additionally, there has been no clear proposal from the applicant regarding mitigation measures to minimize construction-related disturbances for local residents.

Request for Action

I kindly request the planning officers to:

1. Visit the site to assess the potential overlooking impact and its implications for residents' privacy.
2. Re-evaluate the adequacy of parking provisions and traffic assessments.
3. Ensure mitigation plans are in place for construction-related disturbances.

Given these concerns, I urge the planning committee to reject this

application.