

MEMORANDUM

From:	Connor Clark PROW & Capital Projects Officer		
Service	WBC Public Rights Of Way	App No:	251310
Address:	Land at Blackcroft Farm, Reading Road, Arborfield.		
Proposal:	Screening Opinion application for an Environmental Impact Assessment for the proposed residential development comprising of Retirement village comprising 200 specialist homes, including a community leisure complex and a care home; erection of 450 residential dwellings including 40% affordable homes; local centre; expansion of Blackcroft Farm Industrial Estate; primary vehicular access onto Reading Road, consisting of a new 4-arm roundabout junction; landscaped public open space, and Sustainable Urban Drainage System and wildlife enhancements.		
Type of Development:			
Site Visit Made:	No		

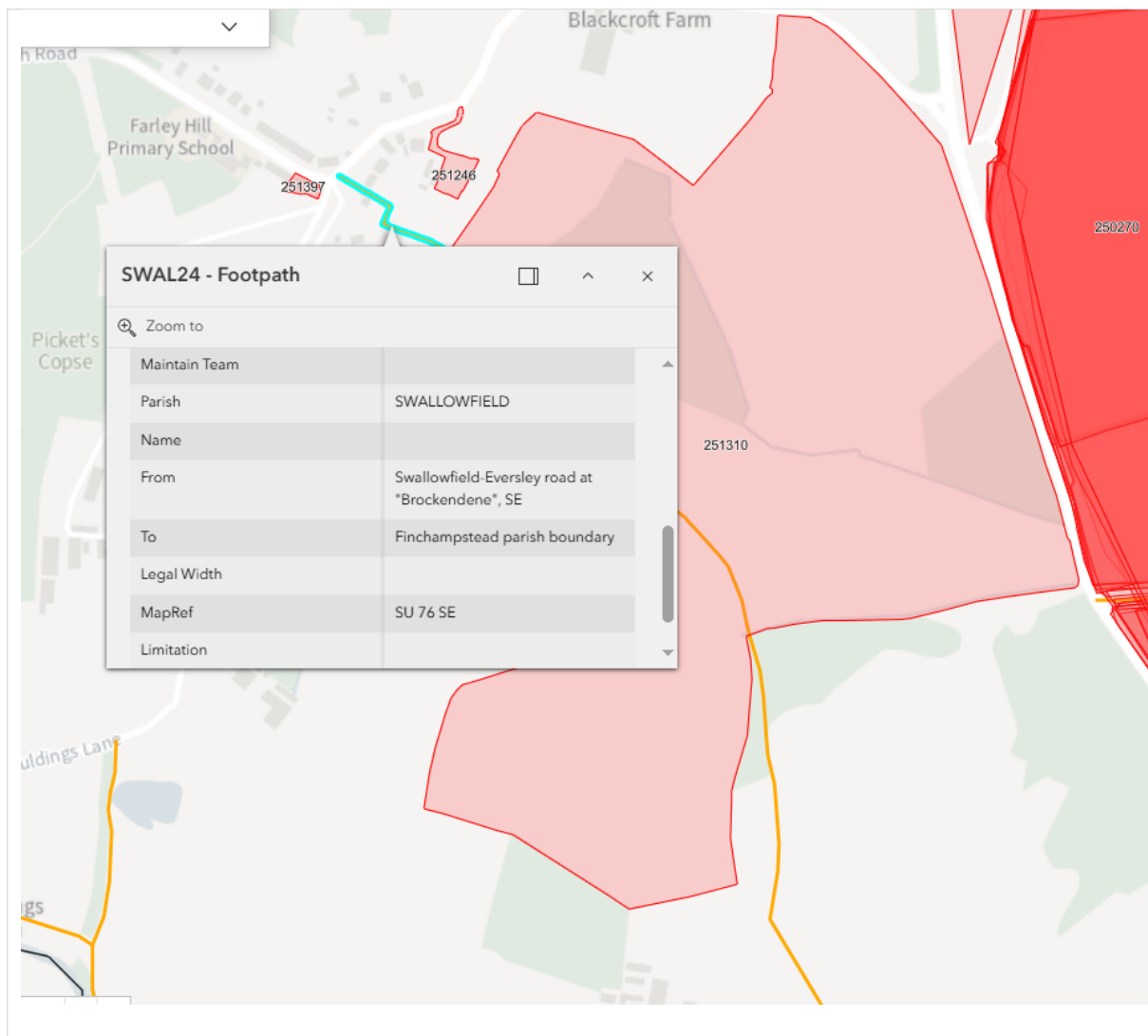
Summary Of Recommendations

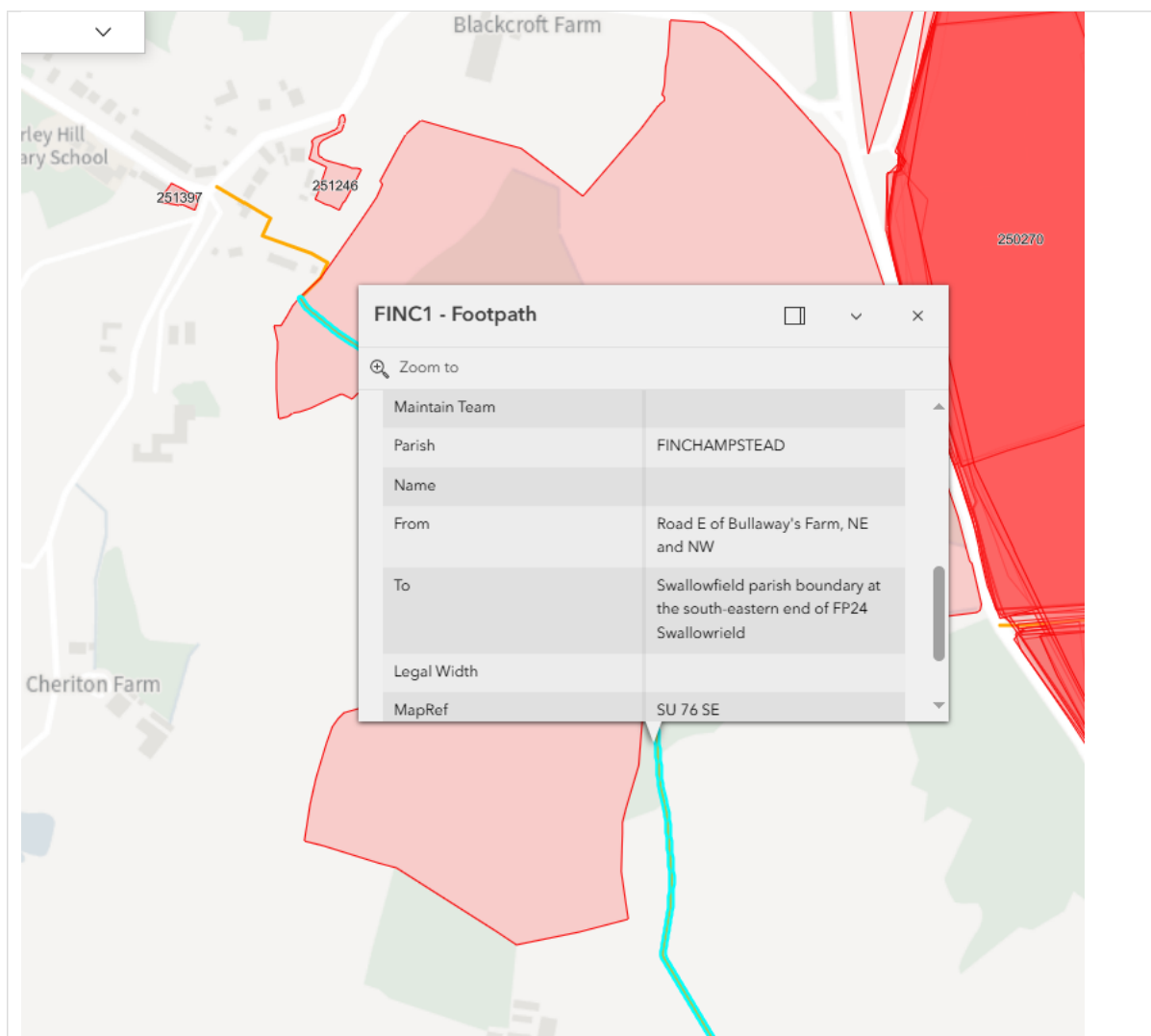
- ☐ No comment
- ☐ No objection
- ☐ No objection subject to conditions (and reasons) **stated below**
- ☐ Request further information before determination as **stated below**
- ☐ Objection due to the reason(s) **stated below**

Comments On Proposal

WBC have 2 Public Rights of Way that fall within the boundary.

FINC1 and SWAL24





Conditions & Reasons (if required)

Please use this section to detail any conditions that are required to make this development acceptable in planning terms. All conditions should be accompanied by reasons.

Date :	18/06/25	Signed :	C.Clark
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