

PLANNING REF : 252257
PROPERTY ADDRESS : Warren House
: Scarletts Lane, Kiln Green, Berkshire
: RG10 9XD
SUBMITTED BY : Mr Simon Chapman
DATE SUBMITTED : 19/02/2026

COMMENTS:

Necessary as the developer's revisions doubtless are, they do nothing to address the serious environmental and landscape objections raised by neighbours to the south and south-east of the site, particularly: - the ridge height of the proposed residences are significantly higher than the buildings they are replacing and disproportionately high compared to similar dwellings in and around Scarletts Lane and Milley

Lane;

- the light emitted from the proposed high dormer and Velux windows and from the proposed internal street lights will pollute the valued dark night sky in the rural hinterland behind the site;

- the proposed emergency "flood relief" footpath extending from the southern end of the site to Scarletts Lane is unnecessary and potentially dangerous. There is no history of flooding at the proposed front entrance to the site so no emergency access/egress footpath is needed. In addition the proposed entrance/exit to the footpath on

Scarletts Lane is in the middle of an extremely busy, dangerous and partially blind crossroads with Milley Lane where there is no footpath. The proposed entrance/egress would not be approved by any road safety regulator, even for occasional/emergency use.

- there is still inadequate screening of these proposed high rise dwellings on the southern and south-eastern sides of the site which look onto open green belt fields and valued landscapes.