

PLANNING REF : 252430  
PROPERTY ADDRESS : 19 Foxborough  
: 19 Foxborough, Reading, Berkshire  
: RG7 1RW  
SUBMITTED BY : Mr NIGEL WESTON  
DATE SUBMITTED : 23/11/2025

COMMENTS:

I strongly object to this planning application on several key issues as detailed below.

District Plan

? The site is not in the current draft Local Plan and lies outside the defined village boundary.

? The village has already seen a 43% increase in dwellings. A development of this scale is unsustainable without a major uplift in infrastructure.

Impact on the Community

? The local doctor surgeries are already oversubscribed.

? There are no catchment area primary schools.

? The village is poorly serviced by public transport, with no direct service to Wokingham.

? Routes out of the village are unsuitable for pedestrians and are only safe for experienced cyclists.

Highway Safety

? Trowes Lane, between The Street and the site, fails to meet highway safety standards (NPPD 116), this is a danger to pedestrians, cyclists and horses.

Flood Risk

? Parts of the site are in Flood Zone 2.

? There is already flooding across Part Lane. The risk of flooding will increase due to the runoff from the Cove and Croudace elopments which are adding an additional 133 new houses.

Provision of Services

? Thames Water has categorised the nearby approved site a Red. The concern is there is no adequate water supply, no foul water disposal capacity with no surface water drainage.

In summary I believe the development is inappropriate for this rural location and is detrimental to the character of the village and surrounding countryside.