

PLANNING REF : 253003
PROPERTY ADDRESS : 54 Cirrus Drive
: Shinfield Park
: RG2 9FL
SUBMITTED BY : Mr Mike Whitfield
DATE SUBMITTED : 05/01/2026

COMMENTS:

Item 4, of 'The Informatives' listed on the Planning Approval (for Planning Application 250415) states that "the Applicant is advised to consider the provision of on-site catering facilities in the interests of sustainability". However there is no evidence of this on any of the site plans or documentation submitted under application 253003.

As such, the concerns previously raised by local Resident's remain valid and justified, in relation to the lack of on-site catering facilities acting as a catalyst to force site personnel to undertake additional daily vehicular movements as they travel beyond the site curtilidge to purchase their daily meals and refreshments.

These additional vehicular movements will create an increased impact on the sole egress route from the site, and the traffic flow through the traffic-light controlled junction onto the B3270. The increased number of vehicular movements have not been factored into the previously approved Traffic Plan, meaning that previously approved traffic volumes will now be exceeded, and are therefore now incorrect. This requires a re-calculation to be submitted by the Applicant and subsequent reviewed by WBC Highways team.

The increase in daily vehicular movements will impact Local Resident's of Shinfield Park, as Residents leaving the residential estate are required to Give Way (at the mini-roundabout) to all traffic leaving the Site.

This increase in the number of daily vehicular movements will mean that Residents former concerns were justified and that the Applicant's previously forecasted number of daily vehicular movements will no longer be valid.