

PLANNING REF : 253071
PROPERTY ADDRESS : 1 Canberra Lake Way
: Charvil
: RG10 9DH
SUBMITTED BY : Mr Steve Kettley
DATE SUBMITTED : 18/01/2026

COMMENTS:

I object to planning application 253071 submitted by Bellway Homes for the following reasons:

1. The landscaped green buffer zone has been removed which adversely affects privacy, light and quality of life for adjoining occupiers in Canberra Lake Way.
2. Affordable housing is concentrated in one area, rather than distributed throughout the development as required by local policy.
3. The pedestrian crossing on Park Lane has been removed which was a condition of the original outline permission.
4. With the increase in expected occupancy from Bellway's design, additional car movements from the proposed development will cause even further congestion and pollution on Charvil's narrow roads, particularly Park Lane.
5. There is insufficient parking in the Bellway layout which is likely to cause an overspill of parking from the new development into Canberra Lake Way and Park Lane.

I strongly urge Wokingham Borough Council to reject this application or at least require a revised layout.