

PLANNING REF : 243099
PROPERTY ADDRESS : The Spinney
: Church Lane, Arborfield, Berkshire
: RG2 9JB
SUBMITTED BY : June Mann
DATE SUBMITTED : 10/01/2025

COMMENTS:

The main issue regarding this proposed development is flooding, as all the fields experience insufficient drainage of the retained water. The water treatment plant on the Reading Road, Arborfield has no spare

capacity, in fact the overload is a negative figure in excess of 15,000 units according to the LPU Regulation 19 document prepared by WBC and covers an amber warning. The area has been subject to flooding in past years and further concreting over the land will only make matters worse. Will the proposed water storage areas and a pumping facility cater for the excess water? Flooding in Church Lane has

caused a problem which has resulted in the Lane being closed to through traffic.

We consider this application should be rejected unless very careful consideration is given to the past flooding issues.