

PLANNING REF : 242066
PROPERTY ADDRESS : Longmoor House
: Flat 18 Norton Road, Wokingham, Berkshire
: RG40 2BD
SUBMITTED BY : Ms Nina Stubban
DATE SUBMITTED : 16/11/2024

COMMENTS:

I strongly object to the proposal to completely change the appearance of the existing Ascot House by raising and modifying the roof and erecting an extension in order to fit in another 10 flats on top of the 24 flats that were added when the building was converted from a quiet office building to a busy resident house a couple of years ago.

The proposed redesign will change the look and feel of the small housing around Ascot House and we will lose the cozy and safe feel of our neighbourhood that was already stretched to its limits with the recent repurposing of the building.

At the moment, Kendrick Close is a fairly quiet road. We, including my own children, could safely cross the road before the first 24 flats were added. The additional amount of cars following this plan will further increase the risk of crossing this road. I urge you to put in some safety measures, especially for our kids and elderly to stay safe, like for example a zebra crossing. The general traffic situation around here is already bad and it is hard to exit Norton Road safely. This will be even worse with another 10 flats added.

Currently my flat is not much overlooked, but with this plan a whole side of my flat (my living room, a bedroom and the balcony) will be completely overlooked by many of the new flats (in addition to some of the other flats they added last time). The proposed extension will not only ruin my view and take away a lot of the natural light for me and my neighbours, including the sunset, and add on the number of people who will disrupt the privacy of our properties, it will also disturb the quietness and add pollution to our air.

This will also greatly affect the residents of the existing Ascot House, other properties of Kendrick Close, as well as properties on Carey Road and other properties in Norton Road, and this rather unpleasant looking patchwork building will even be visible and disturb the view from roads further away like Denmark Street and even Elm's Field with its recreation ground. This will have a negative affect on the character of the area with mainly two and three storey buildings that are consistent with what you find in the town centre and will make the area less appealing.

There will be even more people in Ascot House overlooking adjacent roads and neighbouring properties, including private gardens and the communal area of Longmoor House that has been secluded and private in the past. Adding this massive extension to a house that is already a massive house in the neighbourhood next to small buildings with a few resident families in each is disrupting the overall feel of the area and I am concerned that all these flats will make it feel crowded and put a lot of strain on this part of town where we already have had a lot of new builds with the same type of flats. A quick search for flats for sale shows that there are quite a few on

offer in the town centre already. Is this really what the town need? More of the same? As far as I can see, there are no affordable homes included in the plan, so it only adds an option to the wealthier among us.

There will be more people coming and going, including their cars and I fear there will be more cars parked illegal in nearby roads as there cannot be enough parking spaces for everyone in the new house luding their guests. My own allocated car park space is often misused by people who are just popping into town or visiting the other houses/flats in the neighbourhood and this misuse will certainly escalate with more flats in Ascot House. These cars will come with more pollution and noise to an area where this already is an issue.

With regard to the bin store, we have seen an increase in the number of rats, squirrels and foxes since the Ascot House was converted to flats. I have found a dead rat outside my entrance, a lot more squirrels than before live in the trees outside of Longmoor House and I am constant removing fox poo from the communal area. Another 10 flats will increase this nuisance furthermore.

I am completely opposed to this development for the reasons given above and can only urge you to visit the site, consider the community, the overall look and feel of the neighbourhood and the safety of this part of town.

With regards,
Nina Stubban