

PLANNING REF : 250959
PROPERTY ADDRESS : 2 Kilowna Close
: Charvil, Reading, Berkshire
: RG10 9QU
SUBMITTED BY : Mr Leon Joshi
DATE SUBMITTED : 04/06/2025

COMMENTS:

Formal Objection to Planning Application 250959
Redevelopment of the Former Princes Bros Site for Fuel Storage and Distribution

To Whom It May Concern,

I am writing to strongly object to Planning Application 250959, which proposes the redevelopment of the former Princes Bros site for the

storage and distribution of fuel oil by Speedy Fuels. While I acknowledge the need for industrial development, this proposal presents serious and unacceptable risks to our rural community. Key Objections

1. Destruction of Rural Character

This proposal is entirely incompatible with the rural nature of the surrounding area. Introducing a fuel tank farm and a fleet of heavy goods vehicles (HGVs) will industrialize what is currently a peaceful, green environment. This will undermine the rural character that residents cherish.

2. Traffic Congestion and Road Safety Risks

The expected traffic increase up to 59 articulated lorries and 73 cars/vans per weekday will overwhelm local roads, particularly through Charvil and toward the A4. These roads are not designed to accommodate such high volumes of HGVs, creating severe risks of congestion, road damage, and compromised safety.

3. Threat to Children's Safety

Many children in the area walk or cycle to school, crossing the already hazardous Old Bath Road. The surge in HGV traffic will greatly escalate the risk to young pedestrians, especially during peak school hours. The safety of our children must be an absolute priority in any planning decision.

4. Environmental and Health Dangers

The storage and distribution of fuel oil pose inherent environmental risks, including soil and water contamination, air pollution, and noise disruption. The proximity of this facility to residential areas exposes residents to harmful emissions, which could have long-term health implications.

5. Fire and Explosion Hazards

Fuel storage sites carry significant fire risks. Locating such a facility close to homes and natural areas is deeply concerning, especially given the increasing frequency of extreme weather events, which could heighten fire hazards.

6. Unacceptable Operational Hours

The proposed operating hours starting as early as 5 AM and extending into weekends and bank holidays will severely disrupt residents' daily lives. Early morning and weekend operations will bring unnecessary noise and disturbance, eroding the peace and quiet expected in a rural setting.

7. Lack of Meaningful Community Consultation

Considering the scale and impact of this project, more extensive community engagement should have occurred. Many residents remain

unaware of the full implications of this development, raising concerns about transparency and fair representation in the decision-making process.

Conclusion

Given the serious risks posed to road safety, environmental health, fire safety, and the rural character of our community, I urge Wokingham Borough Council to reject this application. Approving this proposal would have devastating consequences for local residents and irreversibly alter the character of our village.

Thank you for your time and careful consideration of this objection.