



Clerk: Mrs. M Bradshaw MIA

9 Primrose Lane, Winnersh, Wokingham, Berks, RG41 5UR.

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24th January 2022

Mr I Bellinger,
Wokingham Borough Council,
Shute End,
Wokingham,
Berks. RG40 1BN.

Dear Mr Bellinger,

**Re: Wokingham Borough Council (WBC) Local Plan Update –
Consultation regarding sites:
5HU030, Land North West of Hogmoor Lane, Hurst;
5HU002, Land adjacent to Whistley Green Cottage, Whistley Green, Hurst; and
5HU051, Land North of London Road and East of A329m.**

St Nicholas Hurst Parish Council has considered all information presented to it with regards to the allocation of the above three sites for housing.

The Parish Council concludes that it favours the allocation of 45 houses at site 5HU051. It does not support the building of 12 homes at site 5HU030 and 3 homes at site 5HU002. It asks whether there is potential to reallocate these 15 homes to site 5HU051 so increasing the build from 45 to a maximum of 60.

The Parish Council's concerns, regarding site 5HU030, largely relate to flooding on the A321 and the positioning of four large oak trees on the borders of the area, understood to be approximately 400 years old. These concerns have already been outlined to you in our correspondence of the 4th August 2021. We would also like to reiterate and incorporate by reference, to the extent applicable to 5HU030, the general comments which formed the basis of the Parish Council's objections to the development at Broadcommon Lane (No: 213378), which was recently rejected by WBC.

With respect to site 5HU002, the Parish Council has previously objected in April 2019 to an application at this site (No:190862). WBC has refused planning permission on this site on two prior occasions and so has an inspector on appeal. In our view many of the reasons for refusing permission still apply to that site and we again reiterate the general comments that formed part of the Parish Council's objection to the development at Broadcommon Lane referred to above.

Yours sincerely,

Mrs Maria Bradshaw

Mrs Maria Bradshaw,
Clerk to St Nicholas Hurst Parish Council.

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