

PLANNING APPLICATION NO: 23/01552/REG3FOUR HOUSES
CORNER CARAVAN SITE – STRATEFIELD MORTIMER

SULHAMSTEAD PARISH COUNCIL **OBJECTS** TO THIS
APPLICATION ON THE FOLLOWING GROUNDS:

1 The Parish Council considers that due process has not been followed.

Page 4 of the Design and Access Statement clearly says there will be Pre-Application Consultations:

- 1 - with the Local Community, and
- 2 - with Residents

Neither of these have taken place and the Parish Council is of the opinion that this application should not be progressed until such consultations have taken place.

2 There appears to be some confusion over the number of people that will be resident on the site, and how that will be impacted by the Aldermaston DEPZ.

The Joint Emergency Planning Comment says 'Having reviewed the information and taking into account the facts that the site previously had permissions in place for a greater number of pitches, and the site is accounted for in the AWE off site emergency plan, we do not object'

However, the application is actually for an increased number of pitches to those that were on the site before it was cleared. There were 18 pitches x 4 people per van = 72 people.

Now there are 17 double pitches which could equate to 136 people (17 x 2 pitches = 34, and 34 pitches with 4 people per pitch (it could be more) = 136) and some pitches are even longer, so could house another van.

3 This is a busy road and safe access to and from the site is critical. The entrance to the site is close to a tight bend in the road, with traffic on that road travelling at at least 60 mph. There appears to be no pedestrian access.

Similar to the DEPZ, it is considered that the response from Highways is based upon incorrect information as it says :

‘as the proposal is to replace the existing 18 pitches with 17, I would not be expecting any increase in traffic generation.’ But clearly there will be a lot more traffic with the potential for at least 34 cars as opposed to 18.

4 Reading Road at the junction with Island Farm Road is a black spot for flooding. Highways have tried to fix this in the past but without success. It is understood that engineers have been engaged but their report on Page 10 states: ‘there are no historical incidents of flooding within proximity to the site’ which is incorrect. The application mentions permeable material but there is still concern that the current flooding options could be exacerbated.