

From: [REDACTED]
To: [PlanningPolicy](#)
Subject: WBC LPR Regulation 19 Objection
Date: 03 March 2023 07:15:29

This is an EXTERNAL EMAIL. STOP. THINK before you CLICK links or OPEN attachments.

Dear Sirs,

I object to the proposal to build up to 2,500 homes on the greenfield area now known as the proposed Thatcham NW on the following grounds:

Transport

Thatcham's infrastructure in the area will not be able to cope (the A4, Floral Way, Level Crossing), and public transport provisions in the area are unlikely to impact on the usage of cars in what is largely a rural area where cars enable one to get from A to B easily,

The site of the proposed exit on Harts Hill is not clear from the plans and there is no modelling on the use of this exit and impact.

Much of the using the Harts Hill exit will travel through Upper Bucklebury towards Cold Ash via Burdens Heath. In both cases, traveling through villages (with no pavements in some areas) and going past Primary Schools (Bucklebury Primary and St Finian's) which is likely to create safety issues, especially with the lack of provision for parent parking at drop off at St Finian's resulting in the need to overtake with little site of the oncoming traffic.

The increased traffic will also inevitably negatively impact Area of Outstanding Natural Beauty and footfall on Bucklebury Common, see below.

The Plan does nothing to explain how the infrastructure will cope, advise how safety in the areas stated will be addressed or justify the impact on the villages which is adjoins.

Environment

The development is on greenfield site which cannot be positive for the environment. rather than developed land and is adjacent to Bucklebury common, home to a variety of wildlife and protected woodland. The development will result in additional traffic driving though an area of outstanding natural beauty and result in additional foot fall on the common which will be detrimental to the fragile ecosystems. I understand that the management vision of Bucklebury Common is focused on not increasing human pressure on the common, but with the homes so near this is a natural consequence, for which I am unable to see any way of mitigating.

The proposed plan is unsound and needs further consideration and ultimately withdrawal. While I appreciate the need to build new homes, the proposed site is unsuitable. Smaller developments in multiple locations would seem more suitable to prevent transport and environmental issues in one concentrated area.

Healthcare

The local healthcare facilities are already overstretched without further footfall from new residents. Given the financial and resourcing issues faced by GP practices nationally our

area is highly unlikely to be allocated another site. I understand that the local practices have not been consulted about the impact on their services which confirms that there is no evidence to support sufficient resourcing and therefore viable primary care healthcare facilities for residents (existing or new).

Please reconsider and withdraw the plan.

Yours faithfully,

A large black rectangular redaction box covering the signature and name of the sender.