



Mr Alex Thwaites  
Senior Planning Officer  
Wokingham Borough Council  
Civic Offices  
Shute End  
Wokingham RG40 1 BN

August 4<sup>th</sup> 2016

Dear Alex

**Comments on application reference number 161747 parcels A- G, Sheerlands Rd, Arborfield SDL**

Members of the planning sub-committee met to review and discuss this application covering Parcels A- G. While broadly in agreement with the proposed scheme the following comments were raised:

1. Consider the imposition of a covenant on householders adjacent to the “Dark corridors”, in order to reduce light pollution from the future installation of external lights on properties.
2. The western site boundary with the A327 is a potential area for noise pollution. Although recognised in the Plan, there are no immediate plans to implement any form of mitigation measures. This should be reconsidered and implemented at the outset of development.
3. Provision of high speed broadband to all homes is essential. There does not appear to be any mention of its inclusion and implementation within the Plan. It must be.
4. The plan includes the provision of Allotments. It is unclear which authority will have responsibility for the administration and management. This matter needs urgent resolution so that the new authority may be engaged with the initial plans and set up from the outset.
5. Allotment fencing and gates needs to be deer and rabbit proof.
6. Where the Greenway meets Sheerlands Road, provision of a pedestrian and/or Pegasus crossing should be considered.
7. What plans are there for the provision of solar panels to properties?
8. The loop access between the two Nine Mile Ride Extension access roads should be capable of providing vehicular access albeit via a shared space implementation, in particular for emergency vehicle use.

Yours sincerely

*Gordon Veitch*

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Planning Chair.

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