

PL/2026/04078
Lottage Farm

Development Services
Wilt's Council

For the attention of Audrey Lo

I apologise for not typing this and sending it on line, I do not have that facility at this point in time. I wanted our concerns to be noted.

We have lived on Lottage Road for the past 50 years and have been involved with many village association, and have taken a keen interest in village affairs.

We are concerned about the proposal to build 32 dwellings at Lottage Farm at the end of Lottage Road.

There will be a huge impact on the village which has grown substantially since our arrival.

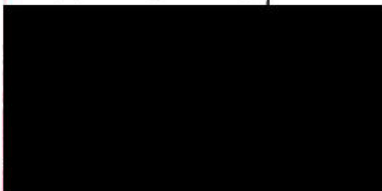
We do understand the need for housing but it has to be responsibly placed. The current proposals seem to be adding to existing problems.

We think 30 plus dwellings is too much for our size village, that a smaller number spread evenly around the village would be a fairer & more sustainable solution. We feel the need has not been fully explored, and has hardly been pushed to our end of the village out of site.

Please see the attached for specific concerns and objections.

Sally & Bob Shepherd

Mrs Mrs Shepherd



Highway Safety

- 1 Through traffic from North Farm to B4192 Not just busy at Harvest time but frequently throughout the year. Large lorries, school buses, tractors and farm machinery. The farm machinery is hugely oversized for the road. We have had numerous occasions when we have had to reverse to allow the oversized tractors etc to pass through, due to cars being parked both sides of the road towards Oxford Street.
- 2 Diverted traffic from the motorway causes gridlock in the centre, which happens frequently
- 3 There is congestion in the village regularly for parking, for access to the Co-op and Post Office. There are only a couple of blue badge parking spaces in the Square, which sadly are filled many times with vehicles not displaying the blue badge. This is of concern to me as a blue badge holder, and I am not the only one. This makes shopping locally very difficult.
- 4 The square is now becoming a car park and on a daily basis there is not enough room for emergency vehicles to get through, especially fire engines. This has happened since the Barnes Yard development. Add another 30+ cars to this and it will make life very difficult indeed

Highway Safety

5. At the best of times Lottage Road is a rat run for traffic entering and leaving the village, an added problem being that most people do not observe the speed limit.

As far as we can tell the only entrance and exit for the development is the apex of a bend, with restricted visibility, where traffic is travelling at 50/60 miles and even more, which means traffic is over the limit when passing the corner house at the end of Lottage Rd and Chandlers Lane. We experience this all the time.

6. There is only one substantial pavement on Lottage Road for pedestrians and the road is becoming a car park, with all the parked cars, noticeably 40-50 cars parked between Chandlers Lane and Oxford Street. This causes traffic flow problems which will be made worse with the addition of 30 plus cars, going to the shops and passing through to the end of Lottage Rd.

Drainage and Flooding

- 1 In the winter Lottage Rd often becomes susceptible to excess water running down from the fields at North Farm, culminating in a large area of standing water at the entrance to Kandahar.
We often have deposits of sewage on the road at these times.
2. During Winter/Spring when the excess rain on the fields at North Farm meet the rising springs the water flows down towards the village rising over the swollen ditcher. This causes many problems, including flooding for the current residents at the end of Lottage Rd, and the addition of 30+ extra dwellings will only aggravate the situation.
- 3 There are further problems during this period with the placement of Thames Water's pump in the centre of the village (which takes up a large part of the parking) discharging excess water into the brook (Boorne). The extra houses and all their waste water will affect this operation.
- 4 Are the sewers up to coping with the extra dwellings, they do not seem adequate for the purpose now.
5. Replacing fields with broad standing seems to be a backward step.

Design appearance

- 1 Building 32 dwellings on the proposed plot will mean building up the hill behind Cottage Farm.

Our concern is the effect on the village skyline, light & noise pollution.

Light affecting the current residents and noise travelling over the houses towards the village, from the dwellings up the hill.

There will be change and disturbance to the wildlife in the area.

During the day, Birds, small mammals insects etc

During the evening and night, Bats, Owls, Deer, Foxes, small mammals.

All the above regularly sighted.

Village amenities

Can the school cope with an influx of children

32 dwellings could mean 32 children, more if families have 2 or more children.

Even going on an average of $\frac{2}{3}$ of households with only 1 child mean 20 children which equates to 1 class.

If more children 2 classes

The school has already moved a class into another building outside the main school building. Another class, where would they go?

If the school can't take them it means more cars on the road through the village at busy times to access other schools in the vicinity.

How will all these people affect the Doctor's surgery?