

From: [REDACTED]
To: [PlanningPolicy](#)
Subject: Local Plan review 2022-2039
Date: 22 January 2023 18:22:35

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

I'm responding to the proposed Local Plan review consultation for 2022-39.

My name is Sally Ferrier, I live at [REDACTED]
[REDACTED]

My main concern is the Theale area.

“- 40 houses built on Whitehart Meadow - the area of land between the Woodfield Way estate and the M4.
- 60 houses built on the site of the old sewage works, off Blossom Lane
- 1,500 houses built on the Theale side of Thatcham.”

At least 50% of each of these if they are approved MUST be social housing. This is the biggest need in our increasingly unaffordable area. These social and maybe 5% affordable homes shouldn't just be flats either! Just because people can't afford to stay in their village doesn't mean they don't want a garden or basic things many people take for granted. It's a village, they are green and plentiful, NO PLACE for flats. My own social home is a maisonette and gives everyone outside space and a garage and is an ideal fit for the village if inspiration is needed.

My next concerns is the doctors surgery and schools that are very over subscribed as it is. We would need them making larger & an NHS dentist in the area.

Theale already has a bad smell of sewage outside the new Red Lion Flat development on the Englefield road/church street junction. The flats at Leonard court/Elizabeth court already have sewage issues so Theale's entire village will need its sewage waste pipes upgraded and enlarged.

Off the back of this we have already got several hundred houses coming to the village maybe they need to be the “Guinea pig” and in 5 years after they have been built a new review for Theale can take place to see if they can even cope with those?

Kind regards

Sally Ferrier