

Our reference: COM573134352

Application number: 2023/2889

Application address: Land Off Anyards Road and Copse Road Cobham Surrey KT11 2LH

Name: Dr Timbrell

Address: 38 Leigh Road, Cobham, Surrey, KT11 2LD

Comment type: You object to the planning application

Date of comment: 31 Dec 2023

Comment: I have significant concerns in relation to the impact on local highway safety and the increase in local traffic and parking pressures that the proposed development would have.

The number of dwellings proposed will lead to a significant increase in local traffic which is already very busy, particularly at peak times, on Anyards and Copse roads. From what I can see, the proposed parking for the dwellings is at the absolute bare minimum that the developer/council can justify. Residents of these dwellings will inevitably bring more traffic than is planned for in this development (eg. some residents will have 2 cars but only 1 allocated space and will attempt to park on local streets). Only a tiny handful of visitors spaces are proposed - is this truly realistic?! People frequently have guests and trades people coming to their homes. There will inevitably be an increase in the pressures on the surrounding roads where there is already incredibly limited parking. I have unfortunately had to contact the police once this year as someone had parked across my driveway preventing exit from my own home!

As a parent of children at Cobham Free School, I am well aware that children are frequently walking to/from school along Anyards and Copse roads. These roads are already incredibly busy with traffic and there are no existing provisions for safe pedestrian crossing. The junction between these two roads is always particularly hazardous. Cobham Free School frequently send communications requesting that children walk/cycle to school or that parents make use of the Anyards Road Recreation Ground car park.

In summary, I am not at all convinced that the true impact on the local traffic, parking or road safety has been seriously considered. The impression is very much that the priority is to build as many dwellings as possible but without taking any due consideration of the other potential downstream impacts. I am very cognisant of the need for more homes but I do not think this development has been properly thought through - particularly in the context of the existing traffic problems that already exist in this specific area of Cobham town.