

Our reference: COM574557927

Application number: 2023/2889

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

Name: Mr Walliker

Address: 17 Leigh Road, Cobham, Surrey, KT11 2LF

Comment type: You object to the planning application

Date of comment: 04 Jan 2024

Comment: The proposed development will cause substantial traffic and parking problems. Copse Road and Anyards Road are often gridlocked at peak times making it impossible to enter or leave Leigh Road.

The proposed parking arrangements are totally inadequate for the number of properties. There is insufficient parking for the likely number of new residents and their visitors. Significant parking will be lost due to the demolition of the garages on the site.

The lack of parking will result in much more pressure on parking in nearby roads, such as Leigh Road, where it is already often impossible to find a parking place.

The large scale of the buildings with deep foundations is likely to disturb the flow of groundwater across the site which could result in flooding. We and neighbours in Leigh Road have already had to take special measures to deal with the substantial flow of groundwater from the higher levels near Tartar Road through the ground which is mostly sand with layers of clay.

We note comments from Thames Water who require that measures be taken to minimise discharge of surface water into the sewer. Considering the high level of groundwater in the area it is unlikely that soakaways will be effective so there will be a high risk of flooding.

The height and density of the buildings is not in keeping with the generally low profile of the area.