

# Comments for Planning Application PLAN/2020/0568

## Application Summary

Application Number: PLAN/2020/0568

Address: Land To The North And South Of Goldsworth Road Woking Surrey GU21 6JT

Proposal: Demolition of all existing buildings and redevelopment of the site for a phased mixed-use scheme, comprising 965 residential units (Class C3), communal residential and operational spaces, commercial uses (Classes A1/A2/A3/A4/B1/D1/D2) at ground floor and homeless shelter (sui generis) within 5 blocks of varying heights of between 9 and 40 storeys (plus rooftop amenity) to the north and south sides of the site together with soft and hard landscaping including public realm works, highway alterations to Goldsworth Road, car parking, cycle parking, bin storage, ancillary facilities and plant (Environmental Statement submitted).

Case Officer: Brooke Bournague

## Customer Details

Name: Mr Jonathan Mullin

Address: Westholme, Horsell Birch, Horsell Woking, Surrey GU21 4XD

## Comment Details

Commenter Type: Resident (local res.- member of public)

Stance: Customer objects to the Planning Application

Comment Reasons:

- High-over density of development
- Highway reasons - parking
- Impact of development
- Out of Character
- Traffic Volume

Comment: I object to this development.

This proposed development fundamentally changes the centre of Woking and exacerbates an already unpleasant development that seemingly disregards the lessons of 1970s high-rise developments - dangers of ghettoisation through inadequate services provision.

My objections centre on:

Turning Woking further into an ugly high-rise town with proposals to build even higher than current developments.

Introducing a large population into Woking town centre without demonstrated additional services capacity - medical, schooling, essential shops, sewerage etc.

Inadequate parking facilities.

Already inadequate rail service provision for London commuting at rush-hour.

A further decade of disruption in Woking town centre.

Commercial viability post-COVID 19 - from both the reduced demand side (young professionals commuting into London) and the expected economic downturn with regard to both affordability and property valuations (see result of failed systems in Ireland following 2008 economic shock).