



WOKINGHAM
BOROUGH COUNCIL

S38 CERTIFICATE OF TECHNICAL ACCEPTANCE

Agreement Ref: #1153

Development: Finchampstead Park, Parcel 4 & 5 (Phase 5)

Developer: Cala Homes (Thames)

Design Consultant: JNP Group

Date: 7th March 2026

The design covered by the following drawings and information is considered technically acceptable to the Council:

00382-1103-C-ADP	P06	Section 38 Legal Plan (Sheet 1)
00382-1104-C-ADP	P05	Section 38 Legal Plan (Sheet 2)
00382-1002-C-LOC	P02	Location Plan
00382-1105-C-GEO	C07	Highway Geometry Plan (Sheet 1)
00382-1106-C-GEO	C05	Highway Geometry Plan (Sheet 2)
00382-1107-C-LIN	C05	Lining and Signing Plan (Sheet 1)
00382-1108-C-LIN	C04	Lining and Signing Plan (Sheet 2)
00382-1109-C-AFP	C06	Adoptable External Finishes Plan (Sheet 1)
00382-1110-C-AFP	C07	Adoptable External Finishes Plan (Sheet 2)
00382-1111-C-AFP	C08	Adoptable External Finishes Plan (Sheet 3)
00382-1112-C-AFP	C10	Adoptable External Finishes Plan (Sheet 4)
00382-1113-C-AFP	C06	Adoptable External Finishes Plan (Sheet 5)
00382-1114-C-AFP	C08	Adoptable External Finishes Plan (Sheet 6)
00382-1115-C-AFP	C06	Adoptable External Finishes Plan (Sheet 7)
00382-1116-C-AFP	C08	Adoptable External Finishes Plan (Sheet 8)
00382-1117-C-SPA	P03	Refuse Vehicle Swept Path Analysis (Sheet 1)
00382-1118-C-SPA	P03	Refuse Vehicle Swept Path Analysis (Sheet 2)
00382-1122-C-AFP	P02	Overland Flood Routing Plan
00382-1122-C-RSL	C04	Road and Drainage Long Section (Sheet 1)
00382-1122-C-RSL	C05	Road and Drainage Long Section (Sheet 2)
00382-1122-C-RSL	C04	Road and Drainage Long Section (Sheet 3)
00382-1125-C-DET	C03	Construction Detail (Sheet 1)
00382-1126-C-DET	C03	Construction Detail (Sheet 2)
00382-1127-C-DET	C06	Construction Detail (Sheet 3)
00382-1128-C-DET	C02	Construction Detail (Sheet 4)
00382-1165-C-DRA	C01	Drainage Blanket Outfall Layout (Sheet 1)
00382-1166-C-DRA	C01	Drainage Blanket Outfall Layout (Sheet 2)
X380-4&5-E-SP-01	K	Electric Layout (Sheet 1)
X380-4&5-E-SP-02	K	Electric Layout (Sheet 2)
X380-4&5-FND-01	BC	Fibre Layout (Sheet 4 & 5)
X380-4-FND-01	BC	Fibre Layout (Sheet 4)
X380-4-5-W-01	K	Water Layout
WLC1253-1300-001	R6	Street Lighting (Sheet 1)
WLC1253-1300-002	R6	Street Lighting (Sheet 2)
WLC1253-DCR-001	R0	Street Lighting Design Considerations
WLC1253-LC-AC-001	R5	Street Lighting Area Calculations
WLC1253-RA	R0	Street Lighting Risk Assessment