

Date: 7 August 2026
Application: 260039



WOKINGHAM
BOROUGH COUNCIL

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Dear Mr Gary Du Preez

**SUBMISSION OF DETAILS TO COMPLY WITH CONDITIONS OF PLANNING
PERMISSION 181194**

Application Number: 260039

Applicant Name: Mr Gary Du Preez, Vistry Thames Valley

Site Address: Finchwood Park, Sheerlands Road, Arborfield, Wokingham, RG40 4QY

Proposal: Application for submission of details to comply with the following conditions of planning approval O/2014/2179 (140764) as varied by 181194 dated 14.11.2018. Condition 29 relates to badgers, 32 to detailed design of roads, 33 to construction accesses, 55 to lighting.

A list of the agreed details for the conditions being discharged is set out below. In summary:

- Acceptable details have been submitted in relation to conditions 29 and 33. These conditions are discharged in accordance with the approved details.
- Acceptable details have **not yet been submitted** in relation to conditions 32 (detailed road design) and 55 (lighting). **These conditions are not discharged**. It is understood that, once updated technical highway and lighting plans are available, fresh DoC applications will be submitted in respect to these conditions.

Yours sincerely

Development Delivery Manager

Condition	Plan Number/Report Details	Date Received	Comments
Condition No. 29 (Badgers)	Badger Survey Report and Badger Protection [CONFIDENTIAL]	12 January 2026	The condition is discharged in accordance with the approved details.
Condition No. 32 (Road design)	n/a	12 January 2026	This condition is not discharged. It is understood that, once available, updated highway technical / s.38 plans will be submitted under a fresh DoC application for consideration in parallel with Reserved Matters landscaping conditions.
Condition No.33 (Construction Access)	Con 43 Appendix G Site Construction Traffic Route 7527-PL1004I-Parcel 13 construction access Vehicle Tracking Layout - Sheet 4 12m Rigid Truck Email from applicant dated 12.05.26 clarifying arrangements for maximum 12m rigid lorry to service the P13 site.	12 January 2026 31 March 2026 12 May 2026	The condition is discharged in accordance with the approved details.
Condition No. 55 (Lighting)	n/a	12 January 2026	This condition is not discharged. It is understood that, once available, updated highway technical / s.38 plans (including street lighting) will be submitted under a fresh DoC application for consideration in parallel with Reserved Matters landscaping conditions.