

Date: 10 July 2025
Application: 250948



WOKINGHAM
BOROUGH COUNCIL

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Dear Chris Malone,

**SUBMISSION OF DETAILS TO COMPLY WITH CONDITIONS OF PLANNING
PERMISSION 213106 [Appeal Ref: APP/X0360/W/22/3306963]**

Application Number: 250948

Applicant Name: HE2 Reading 1 GP Limited

Site Address: Land at Headley Road East, Woodley, RG5 4SN

Proposal: Application for submission of details to comply with the following conditions of planning consent 213106 (APP/X0360/W/22/3306963) dated 22/12/23. Condition 20 relates to a landscape management plan and condition 27 to a Travel Plan.

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 condition 20, no further information is required to meet the requirements of this condition. However, this condition can only be discharged in full once the landscape management plan has been implemented in accordance with the approved details.
- Insufficient information has been submitted in relation to condition 27. This condition is not discharged. Feedback is provided in the table below.
- Details submitted in relation to condition 17 are being considered under application ref 250550.
- No details have been submitted so far in relation to conditions 14, 15, 19 & 23. These will need to be submitted in accordance with the timescales set out by the condition wording.

Yours sincerely,
Development Management & Compliance

Authorised by:
11 July 2025

Condition	Plan Number/Report Details	Date Received	Comments
Condition No. 20	Document titled 'Landscape Management and Maintenance Plan' Rev.B, PRC Group, ref: Headley Road_11359_12_LANMAIN &MAN	27 June 2025	Consultation has been undertaken with WBC Trees & Landscape, the submitted document meets the requirements of this condition and is acceptable. The condition can only be discharged in full once the management plan has been implemented in accordance with the approved details.
Condition No. 27	Document titled 'Travel Plan', Stunt Consulting, ref: B2106/TP03	16 April 2025	Consultation has been undertaken with WBC Highways and WBC MyJourney, 9.1.3 of the submitted Travel Plan requires further surveys to be carried out including a baseline survey following the first occupation of the site, with results to be submitted to the Council. As the site is not yet occupied, it has been agreed that the Travel Plan will be re-submitted alongside the additional information required. The wording of condition 27 requires the Travel Plan to be submitted within 6 months of the first occupation of any buildings within the development. The submitted information is insufficient and the condition can therefore not be discharged.

