

THAMESFIELD RETIREMENT VILLAGE, WARGRAVE ROAD, REMENHAM, RG9 2L –SUBMISSION SCHEDULE
APP REF: 243125

1. ORIGINAL SUBMISSION - 6TH DECEMBER 2024

Ref:	Document / Plan	Reference:	Prepared by:	Date
1.1.	Planning Statement	33313513800 A5 P1a	Stantec	6 th December 2024
1.2.	Covering Letter	333101644/A3/CAD	Stantec	6 th December 2024
1.3.	Planning application form	-	-	6 th December 2024
1.4.	CIL Form	-	-	6 th December 2024
1.5.	Design and Access Statement	2212-R-014 V2	Design Engine	November 2024
1.6.	Landscape and Visual Appraisal and Green Belt Assessment	-	Turley	November 2024
1.7.	Landscape and Visual Appraisal - Appendix 4	-	Turley	-
1.8.	Transport Statement	2208-036/TS/01	Town Planning Associates	November 2024
1.9.	Daylight and Sunlight	19134	GIA	22 nd November 2024
1.10.	Daylight and Sunlight – Impact on neighbouring properties report	19134	GIA	22 nd November 2024
1.11.	Daylight and Sunlight – Impact on neighbouring properties report app	19134	GIA	22 nd November 2024
1.12.	Archaeological Desk Based Assessment	JAC 29203	RPS	September 2023
1.13.	Structural Assessment	222351/SE-DN01	MNP	4 th December 2023

Ref:	Document / Plan	Reference:	Prepared by:	Date
1.14.	Drainage / SuDS Strategy technical note	222351 rev 4	MNP	28th November 2024
1.15.	Built Heritage Statement	JCH01522 v.2	RPS	21 st November 2024
1.16.	Financial Viability Assessment	241121	Newsteer	December 2024
1.17.	Headline drivers of need and assessment of specialist housing requirements	-	Stantec	11 th January 2024
1.18.	Bat Survey Report	ECO02776	RPS	October 2023
1.19.	Preliminary Ecological Appraisal	ECO02776	RPS	November 2024
1.20.	Biodiversity Net Gain Assessment	ECO02776	RPS	November 2024
1.21.	Biodiversity Net Gain Metric (Excel spreadsheet)	-	RPS	-
1.22.	Flood Risk Addendum	-	JBA consulting	November 2024
1.23.	Arboricultural Impact Assessment	JSL4752_770	RPS	December 2024
1.24.	Environmental Noise Survey	REVISION 03	Hoare Lea	13 th November 202
1.25.	Energy and Sustainability Strategy	REVISION 03	Hoare Lea	21 st November 2024

Ref:	Document / Plan	Reference:	Prepared by:	Date
1.26.	Outline Soft Landscape Specification	-	Turley	November 2024
1.27.	Plant Schedule	RETH3002_07	Turley	August 2023
1.28.	Landscape Strategy	Rev C	Turley	November 2024
1.29.	Statement of Community Engagement	-	Camargue	November 2024
1.30.	Site Location Plan	2212-P-001	Design Engine	August 2023
1.31.	Existing Site Plan	2212-P-002	Design Engine	August 2023
1.32.	Existing Plans - Basement Floor	2212-P-010	Design Engine	August 2023
1.33.	Existing Plans - Ground Floor	2212-P-011	Design Engine	August 2023
1.34.	Existing Plans - First Floor	2212-P-012	Design Engine	August 2023
1.35.	Existing Plans - Second Floor	2212-P-013	Design Engine	August 2023
1.36.	Existing Plans - Roof Plan	2212-P-014	Design Engine	August 2023
1.37.	Existing Site Section AA	2212-P-020	Design Engine	August 2023
1.38.	Existing Site Section BB	2212-P-021	Design Engine	August 2023
1.39.	Existing South Elevations	2212-P-030	Design Engine	August 2023
1.40.	Existing East and West Elevations	2212-P-031	Design Engine	August 2023
1.41.	Existing North Elevation	2212-P-032	Design Engine	August 2023

Ref:	Document / Plan	Reference:	Prepared by:	Date
1.42.	Proposed Site Plan	2212-P-100	Design Engine	August 2023
1.43.	Proposed Plans - Basement Floor	2212-P-200	Design Engine	August 2023
1.44.	Proposed Plans - Ground Floor	2212-P-201	Design Engine	August 2023
1.45.	Proposed Plans - First Floor	2212-P-202	Design Engine	August 2023
1.46.	Proposed Plans Second Floor	2212-P-203	Design Engine	August 2023
1.47.	Proposed Plans - Roof Plan	2212-P-204	Design Engine	August 2023
1.48.	Proposed Site Section AA	2212-P-300	Design Engine	August 2023
1.49.	Proposed Site Section BB	2212-P-301	Design Engine	August 2023
1.50.	Proposed South Elevations	2212-P-350	Design Engine	August 2023
1.51.	Proposed East and West Elevations	2212-P-351	Design Engine	August 2023
1.52.	Proposed North Elevations	2212-P-352	Design Engine	August 2023
1.53.	Illustrative Masterplan - Courtyard and Patio	RETH3002_03 rev B	Turley	December 2023
1.54.	Courtyard & Patio Soft Landscape Plan	RETH3002_04 rev A	Turley	November 2023

Ref:	Document / Plan	Reference:	Prepared by:	Date
1.55	Courtyard & Patio Soft Landscape Plan	RETH3002_05 rev A	Turley	November 2023
1.56.	Car Park – Hard and Soft Landscape Plan	RETH3002_06 rev C	Turley	November 2023

2. RESUBMISSION PACK – 17TH SEPTEMBER 2025

Ref:	Document / Plan:	Reference:	Prepared by:	Date;
2.1.	Site Location Plan	2212-P-001 Rev 01	Design Engine	August 2023
2.2.	Existing Site Plan	2212-P-002 Rev 01	Design Engine	August 2023
2.3.	Existing Plans - Basement Floor	2212-P-010 Rev 01	Design Engine	August 2023
2.4.	Existing Plans - Ground Floor	2212-P-011 Rev 01	Design Engine	August 2023
2.5.	Existing Plans - First Floor	2212-P-012 Rev 01	Design Engine	August 2023
2.6.	Existing Plans - Second Floor	2212-P-013 Rev 01	Design Engine	August 2023
2.7.	Existing Plans – Roof Plan	2212-P-014 Rev 01	Design Engine	August 2023
2.8.	Existing Site Section AA	2212-P-020	Design Engine	August 2023

2.9.	Existing Site Section BB	2212-P-021	Design Engine	August 2023
2.10.	Existing South Elevations	2212-P-030	Design Engine	August 2023
2.11.	Existing East and West Elevations	2212-P-031	Design Engine	August 2023
2.12.	Existing North Elevation	2212-P-032	Design Engine	August 2023
2.13.	Proposed Site Plan	2212-P-100 Rev 02	Design Engine	August 2023
2.14.	Proposed Plans – Basement Floor	2212-P-200 Rev 01	Design Engine	August 2023
2.15.	Proposed Plans – Ground Floor	2212-P-201 Rev 02	Design Engine	August 2023
2.16.	Proposed Plans – First Floor	2212-P-202 Rev 01	Design Engine	August 2023
2.17.	Proposed Plans – Second Floor	2212-P-203 Rev 01	Design Engine	August 2023
2.18.	Proposed Plans – Roof Plan	2212-P-204 Rev 01	Design Engine	August 2023
2.19.	Proposed Site Section AA	2212-P-300 Rev 02	Design Engine	August 2023
2.20.	Proposed Site Section BB	2212-P-301 - 02	Design Engine	August 2023

2.21.	Proposed South Elevations	2212-P-350 Rev 03	Design Engine	August 2023
2.22.	Proposed East and West Elevations	2212-P-351 Rev 03	Design Engine	August 2023
2.23.	Proposed North Elevations	2212-P-352 Rev 03	Design Engine	August 2023
2.24.	Illustrative Masterplan Rev C	RETH3002 Rev C	Turley	September 2025
2.25.	Courtyard and Patio Hard Landscape Plan – 05	RETH3002_05 Rev B	Turley	September 2025
2.26.	Courtyard and Patio Hard Landscape Plan – 04	RETH3002_04 Rev B	Turley	September 2025
2.27.	Car Park - Hard and Soft Landscape Plan	RETH3002_06 Rev D	Turley	September 2025
2.28.	Daylight and Sunlight	19134	GIA	4 th September 2025
2.29.	Daylight and Sunlight – Neighbouring Impacts Report	19134	GIA	1 st September 2025
2.30.	Daylight and Sunlight – Neighbouring Impacts Report appendices	19134	GIA	1 st September 2025
2.31.	Design and Access statement Rev 2	2221-R-014 Rev 02	Design Engine	September 2025

2.32.	Drainage / SuDS Strategy Note	222351 rev 05	MNP	3 rd September 2025
2.33.	Built Heritage Statement	JCH01522 v.3	RPS	September 2025
2.34.	Flood Risk Assessment Addendum – part 1	JX-JBAU-XX-ZZ-RP-HM- 0001-A01-C07- FRA_Addendum	JBA	September 2025
2.35.	Flood Risk Assessment Addendum – part 2	JX-JBAU-XX-ZZ-RP-HM- 0001-A01-C07- FRA_Addendum	JBA	September 2025
2.36.	Flood Risk Assessment Addendum – part 3	JX-JBAU-XX-ZZ-RP-HM- 0001-A01-C07- FRA_Addendum	JBA	September 2025
2.37.	Landscape and Visual Appraisal and Green Belt Assessment	RETH3002	Turley	September 2025
2.38.	LVIA appendix 4 - AVR	-	Turley	9 th September 2025
2.39.	Environmental Noise Survey	REP-1014934-5B-TH- 20250909-Environmental Noise Survey-Rev05	Hoare Lea	9 th September 2025
2.40.	Covering letter	3331001644/A3/LD	Stantec	17 th September 2025

3. FURTHER SUBMISSIONS

Ref:	Document / Plan:	Reference:	Prepared by:	Date;
<i>Submitted to Council 17th January 2025</i>				
3.1.	Existing Site Plan (Now Superseded)	2212-P-002	Design Engine	August 2023
3.2.	Existing Site Plan- First Floor	2212-P-003	Design Engine	August 2023
3.3.	Existing Site Plan- Second Floor	2212-P-004	Design Engine	August 2023
3.4.	Existing Plans – Roof Plan	2212-P-005	Design Engine	August 2023
3.5.	Proposed Site Plan (Now Superseded)	2212-P-100_01	Design Engine	August 2023
3.6.	Proposed Site Plan _First Floor	2212-P-101	Design Engine	August 2023
3.7.	Proposed Site Plan _Second Floor	2212-P-102	Design Engine	August 2023
3.8.	Proposed Site Plan _Roof Plan	2212-P-103	Design Engine	August 2023
<i>Drainage response to Wokingham Borough Council Flood Risk and Drainage Department dated 15th January 2025</i>				
3.9.	MNP letter to Council	RJ/222351	MNP	30th January 2023
3.10.	JBA letter to Council	-	JBA	03 February 2025

<i>Ecology and heritage response to Council – submitted 14th March 2025</i>				
3.11.	Built Heritage response to LPA	BH/25/HER01406/iii	RPS	13th March 2025
3.12.	Ecology response to LPA	-	RPS	-
3.13.	Figure 3.3 - Preliminary Bat Roost Assessment Results	-	RPS	October 2022
<i>Updated Landscape Plans (Amended red line) – submitted 24th September 2025</i>				
3.14.	Courtyard and Patio Hard Landscape Plan	RETH3002_05 Rev B	Turley	September 2025
3.15.	Illustrative Masterplan	RETH3002_03 Rev C	Turley	September 2025
3.16.	Courtyard and Patio Hard Landscape Plan	RETH3002_04 Rev B	Turley	September 2025
3.17.	Courtyard and Patio Hard Landscape Plan	RETH3002_06 Rev D	Turley	September 2025
<i>Revised BNG metric, and plan – Submitted 6th November 2025</i>				
3.18.	Updated Application Form	-	-	-

3.19.	Updated Thamesfield BNG Metric	-	RPS	-
3.20.	BNG assessment	ECO02776	RPS	October 2025
3.21.	UKHab Classification Map – Figure 3.2	ECO02776	RPS	4 th November 2025
3.22.	Post-development Habitats – Figure 2	ECO02776	RPS	29 th September 2025
<i>Landscape Response to WBC trees and landscape – Submitted 13th November 2025</i>				
3.23.	Landscape and Trees technical note	RETH3002	Turley	11 th November 2025
3.24.	Courtyard & Patio Soft Landscape Plan	RETH3002_04 Rev D	Turley	November 2025
3.25.	Plant Schedule	RETH3002_07 Rev A	Turley	November 2025
<i>Updated energy and sustainability Statement – Submitted 27th November 2025</i>				
3.26.	Energy and Sustainability Statement	5524896-HLE-XX-XX-RP-ST-357000 Revision 04	Hoare Lea	5 th September 2025