

Date: 19 August 2025
Application: 251844



**WOKINGHAM
BOROUGH COUNCIL**

WBC Highways

Development Management &
Compliance

P.O. Box 157

Shute End, Wokingham

Berkshire, RG40 1BN

Tel: (0118) 974 6000

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Dear WBC Highways,

Variation/Removal of Condition Consultation

Application Number: 251844

Applicant: Mrs Rupinder Sood

Site Address: 216B Nine Mile Ride, Finchampstead, Wokingham, RG40 3QD

Parish: Invalid code

Grid Reference: Easting - 479992, Northing - 164856

Type of Development: Other Householder

Proposal: Application to vary condition 2 and 4 of planning consent 250311 for the Householder application for the proposed erection of a two-storey front extension, single storey side extension, single storey rear extension plus changes to fenestration following demolition of existing garage. Conditions 2 and 4 refers to approved drawings and obscure glazing. The variation is to make minor internal room allocations and alterations and place bathrooms to external walls to allow obscure glazed windows to be added, and minor window changes with 2 no. additional windows at ground floor.

Case Officer: Kieran Neumann

Development Management has received the above application and we require your comments on the proposal using the recommended memorandum below. The documents associated with this are available to view in NEC DM using the application number 251844. Alternatively, public documents are available to view on the Council's planning application search page: [Wokingham Borough Council Online Planning](#).

Please index your response into NEC DM against the application. If you are recommending conditions, you should give a reason with reference to relevant policies. A list of standard conditions can be found on the Z Drive at: [Z:\Standard Planning Conditions](#).

Your observations are required in respect of this application within **10 working days** of the above date or **15 working days** if the development type is classed as a major development.

Yours sincerely,
Development Management & Compliance

MEMORANDUM

From:	JP		
Service	WBC Highways	App No:	251844
Address:	216B Nine Mile Ride, Finchampstead, Wokingham, RG40 3QD.		
Proposal:	Application to vary condition 2 and 4 of planning consent 250311 for the Householder application for the proposed erection of a two-storey front extension, single storey side extension, single storey rear extension plus changes to fenestration following demolition of existing garage. Conditions 2 and 4 refers to approved drawings and obscure glazing. The variation is to make minor internal room allocations and alterations and place bathrooms to external walls to allow obscure glazed windows to be added, and minor window changes with 2 no. additional windows at ground floor.		
Type of Development:	Other Householder		
Site Visit Made:	Yes/No		

Summary Of Recommendations

- ☐ No comment
- ☒ No objection
- ☐ No objection subject to conditions (and reasons) **stated below**
- ☐ Request further information before determination as **stated below**
- ☐ Objection due to the reason(s) **stated below**

Comments On Proposal

The applicant seeks consent for varying conditions 2 and 4 of Planning Application Reference 250311 for minor internal alterations.

The total numbers of habitable rooms remain unchanged and all approved parking spaces are retained. It is therefore expected that there will be no additional demand for car parking and no reduction in parking provisions.

No negative impact on abilities for cycle storage is expected, which is acceptable.

Conditions & Reasons (if required)

Date:	19/8/2025	Signed:	JP
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