

EXISTING LAWFUL CERTIFICATE **DRAFT DECISION NOTICE**



WOKINGHAM
BOROUGH COUNCIL

Application Number: 260476

Draft Recommendation: Wokingham Borough Council hereby certify that on 25 February 2026 (being the date of application for this certificate), and subject to any conditions or informatives below, the use/operations/matter described in the First Schedule hereto in respect of the land specified in the Second Schedule hereto, and edged red on the attached plan **would have been lawful** within the meaning of Section 191/192 of the Town and Country Planning Act 1990 (as amended) or section 26H (2) of the Planning (Listed Buildings & Conservation Areas) Act 1990 (as amended), for the following reason(s):

1. Based on the evidence provided and the Local Planning Authority's own information, it is considered to have been demonstrated that the proposal complies with Schedule 2, Part 1, Class E of the General Permitted Development Order.

FIRST SCHEDULE

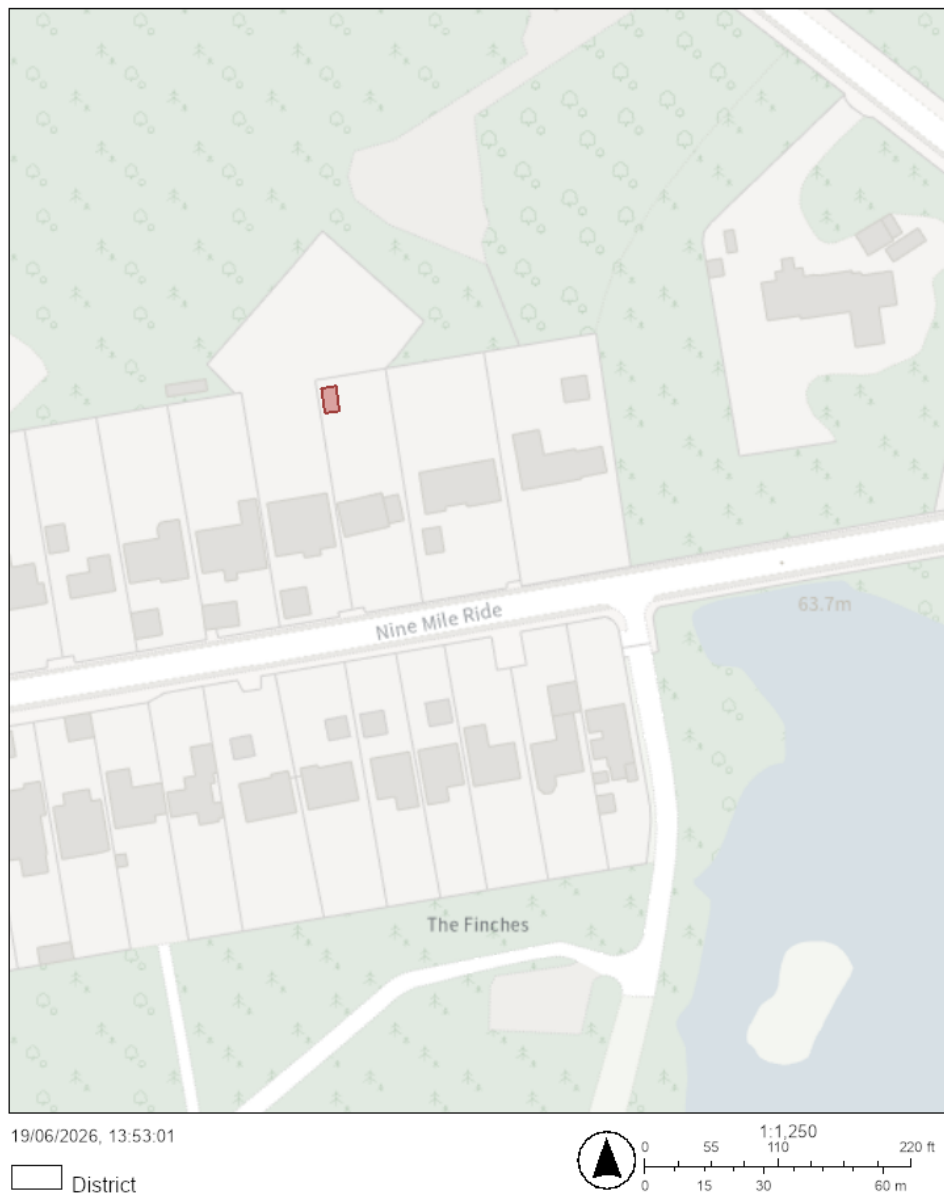
Proposal: Application for a certificate of existing lawful development for the existing outbuilding.

SECOND SCHEDULE

Address: 353 Nine Mile Ride, Finchampstead, Wokingham, RG40 3NH

PLAN

353 Nine Mile Ride, Finchampstead, RG40 3NH



Wokingham Internal
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Recommendation agreed:

Aje

Date: 19/06/26