

DISCHARGE S106 OBLIGATION
DRAFT DECISION NOTICE



WOKINGHAM
BOROUGH COUNCIL

Expiry Date: 24 July 2026

Application Number: 250974

Location: Sonning Golf Club, Duffield Road, Woodley, RG4 6GJ

Proposal: Application to modify a Section 106 Planning Obligation to modify the requirements for the on-site affordable housing in the Section 106 Agreement dated 19.06.2017 relating to planning consent 161529 approved on 02.07.2018 (as allowed by appeal APP/X0360/W/17/3167142) and planning consent 200951 dated 16.12.2020.

Recommendation: Approve

Conditions and/or Reasons

1. The modification is to replace the on and off-site affordable housing obligations detailed in Schedule 1 of the s106 agreement of planning permission 161529 (supplemented by a deed of variation in relation to permission ref. 200951) with a late stage viability review mechanism. This is following the scheme demonstrating it would not be viable to provide the policy compliant affordable housing as required by the obligation. The variation is agreed and therefore acceptable.

Informatives

1. This Deed of Variation should be read in conjunction with the S106 agreement and deed of variation associated with permissions refs. 161529 and 200951.

Recommendation and conditions/reasons agreed:

A handwritten signature in purple ink, appearing to be 'Aje'.

Date: 20/07/26

REMEMBER - The earliest date for a decision on this application is: **30 May 2025**