

Date: 3 April 2025
Application: 250811



**WOKINGHAM
BOROUGH COUNCIL**

WBC Highways

Development Management &
Compliance

P.O. Box 157

Shute End, Wokingham

Berkshire, RG40 1BN

Tel: (0118) 974 6000

Minicom No: (0118) 974 6991

Dear WBC Highways,

Householder Consultation

Application Number: 250811

Applicant: Mr & Mrs Vaid

Site Address: 11 Culloden Way, Wokingham, RG41 3UN

Parish: Wokingham Town

Grid Reference: Easting - 479203, Northing - 168753

Type of Development: Other Householder

Proposal: Householder application for the proposed erection of a front and side extension following the installation of roof lights and changes to fenestration.

Case Officer: Owen Peel

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 250811. 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:	250811
Address:	11 Culloden Way, Wokingham, RG41 3UN.		
Proposal:	Householder application for the proposed erection of a front and side extension following the installation of roof lights and changes to fenestration.		
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 total numbers of habitable rooms will remain unchanged. While parking is also observed adjacent to the proposed porch from the satellite view, there is no dropped crossing and thus it is not considered as part of existing parking provision. The existing driveway and garage will be fully 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:	4/4/2025	Signed:	JP
--------------	----------	----------------	----