



Nick Chancellor
Development Delivery Manager,
Wokingham Borough Council,
Civic Offices, Shute End,
Wokingham,
RG40 1BN

16th June 2025

Dear Nick,

Parcel 8, Hogwood Farm, Finchampstead, RG40 4QY

Application for approval of Reserved Matters pursuant to Outline Planning Consent O/2014/2179 (as varied by 181194, dated 14/11/2018). The Reserved Matters comprise details of 40. No dwellings, associated internal access roads, parking and landscaping. Details of access, appearance, landscaping, layout and scale to be considered.

I am pleased to enclose for your consideration details pursuant to the planning conditions attached to the Reserved Matters application of the approved development at Hogwood Farm, Finchampstead.

Planning drawings and layouts

PLN-8-1101	Site Layout	C	15/12/2023	Thrive Architects
PLN-8-1102	Boundary and Dwelling Materials Layout	B	20/12/2023	Thrive Architects
PLN-8-1103	Storey Heights Plan	B	20/12/2023	Thrive Architects
PLN-8-1104	Affordable Housing Plan	C	20/12/2023	Thrive Architects
PLN-8-1105	Location Plan	A	06/04/2023	Thrive Architects
PLN-8-1106	Cycle Storage Plan	B	20/12/2023	Thrive Architects
PLN-8-1107	Fire Access Plan	B	20/12/2023	Thrive Architects
PLN-8-1108	Parking Allocation Plan	B	20/12/2023	Thrive Architects
PLN-8-1109	Refuse Storage and Collection Plan	B	20/12/2023	Thrive Architects
PLN-8-1110	Unit Type Plan	B	20/12/2023	Thrive Architects
PLN-8-1150	Street Elevations	A	06/04/2023	Thrive Architects

House Types, Flat Blocks and Ancillary Floorplans and Elevations

PLN-8-2101	House Type: Cookham Floor Plans and Elevations	A	06/04/2023	Thrive Architects
PLN-8-2102	House Type: Foxglove Floor Plans and Elevations	A	06/04/2023	Thrive Architects
PLN-8-2103	House Type: Foxglove (Wide) Floor Plans and Elevations	A	06/04/2023	Thrive Architects



PLN-8-2104	Housetype: Frampton Floor Plans and Elevations	A	06/04/2023	Thrive Architects
PLN-8-2105	House Type: Hertford Floor Plans and Elevations - Option One	A	06/04/2023	Thrive Architects
PLN-8-2106	House Type: Hertford Floor Plans and Elevations - Option Two	A	06/04/2023	Thrive Architects
PLN-8-2107	House Type: Langstone Floor Plans and Elevations	A	06/04/2023	Thrive Architects
PLN-8-2108	House Type: Portmore Elevations	A	06/04/2023	Thrive Architects
PLN-8-2109	House Type: SH52 Floor Plans and Elevations	A	06/04/2023	Thrive Architects
PLN-8-2110	House Type: SH55 Floor Plans and Elevations	A	06/04/2023	Thrive Architects
PLN-8-2111	House Type: Wychwood Floor Plans and Elevations - Option One	A	06/04/2023	Thrive Architects
PLN-8-2112	House Type: Wychwood Floor Plans and Elevations - Option Two	A	06/04/2023	Thrive Architects
PLN-8-2208	House Type: Portmore Floor Plans	A	06/04/2023	Thrive Architects
PLN-8-3000	Flat Block: SB32 Floor Plans and Elevations	A	05/04/2023	Thrive Architects
PLN-8-3100	Flat Block: SB42 Floor Plans and Elevations	A	05/04/2023	Thrive Architects
PLN-8-3700	Bin and Cycle Stores Floor Plans and Elevations	A	06/04/2023	Thrive Architects
PLN-8-3701	Single and Twin Garages Floor Plans and Elevations	A	06/04/2023	Thrive Architects

Engineering

6860	Finchwood Park Parcel 8 SW Calcs April 2023	-	01/04/2023	Stuart Michael Associates
6860.TN03	Drainage Maintenance & Management Plan Parcel 8	01	Apr-23	Stuart Michael Associates
PLN-8-4001	Planning Layouts_DAR_Levels Parcel 8	D	28/04/2023	Stuart Michael Associates
PLN-8-4002	Planning Layouts_DAR_Saloon Vehicle Tracking Parcel 8	D	28/04/2023	Stuart Michael Associates
PLN-8-4003	Planning Layouts_DAR_Refuse Vehicle Tracking Parcel 8	D	28/04/2023	Stuart Michael Associates
PLN-8-4004	Planning Layouts_DAR_Fire Vehicle Tracking Parcel 8	D	28/04/2023	Stuart Michael Associates
PLN-8-4005	Planning Layouts_DAR_Visibility Splays Parcel 8	D	28/04/2023	Stuart Michael Associates



PLN-8-4010	Planning Layouts_DAR_General Arrangement Parcel 8	D	28/04/2023	Stuart Michael Associates
PLN-8-4014	Planning Layouts_DAR_Drainage Parcel 8	D	28/04/2023	Stuart Michael Associates
PLN-8-4015	Planning Layouts_DAR_Parcel 8 Adoption Agreement Plan	D	28/04/2023	Stuart Michael Associates
6860/TS/P8	Reserved Matters Transport Statement Parcel 8 - TSP8	01	Apr-13	Stuart Michael Associates

Landscaping, Ecology and Arboriculture

4360_775	Tree Survey & Arboricultural Impact Assessment	Rev C	Mar-23	RPS
4360-PLN-8- 7100	Tree Protection and Removal Plan	Rev A	Mar-22	RPS
DFA24013V2	Parcel 8 Condition 23 Hedgerow Mitigation	-	Jan-24	Derek Finnie
DFA24014V2	Parcel 8 Condition 24 Bat Mitigation	-	Jan-24	Derek Finnie
DFA24015V2	Parcel 8 Condition 26 Reptile Strategy	-	Jan-24	Derek Finnie
DFA24016V2	Parcel 8 Condition 28 Eco Permeability	-	Jan-24	Derek Finnie
DFA24017V2	Parcel 8 Condition 30 Non- Native weeds	-	Jan-24	Derek Finnie
4360-PLN-8- 5000	Landscape Strategy	G	Apr-22	RPS
4360-PLN-8- 5003	Softworks	D	Apr-22	RPS
DFA23020	Landscape Ecology Management Plan	-	Apr-23	RPS
4360-PLN-8- 5500	Tree and Shrub Schedule	B	02/05/2023	RPS
4360-PLN-8- 9-6001	Access To SANG Strategy	D	Apr-22	RPS

Miscellaneous

23.1026	Parcel 8 Hogwood - Affordable Housing Need Assessment	04 (Rev. B)	15/01/2024	Boyer
23.1063	Parcel 8 Hogwood - Planning Statement	3	26/02/2024	Boyer
BARR230213	BARR230213 DAS Addendum-01	P5	Dec-23	Thrive Architects
n/a	Condition 51 Water Butts Parcel 8	-	-	BDWSC
n/a	Finchampstead Parcel 8 - Energy and Sustainability Report	1	30/01/2024	Environmental Economics



n/a	Application Form submitted via the Planning Portal (inc. application fee)	-	16/06/2025	BDWSC
n/a	CIL Forms 1 and 10	-	16/06/2025	BDWSC
n/a	Covering Letter	-	16/06/2025	BDWSC

I trust the submission is clear and we look forward to your response. Should you require any further information then please do not hesitate to contact me on 07392 286374 or via email at kristy.king@bdwhomes.co.uk.

Yours sincerely

Kristina King

Assistant Planner

Barratt David Wilson Homes, Southern Counties

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