

MEMORANDUM

From:	Lindsey Abbott Tree and Landscape Officer		
Service	WBC Landscape and Trees	App No:	260399
Address:	87 Bearwood Road, Barkham, Wokingham, RG41 4SL.		
Proposal:	Householder application for proposed erection of single storey rear extension including changes to fenestration.		
Type of Development:	Other Householder		
Site Visit Made:	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 Council's Tree and Landscape Officer has no objections to the proposed rear extension and changes to the fenestration. The proposed footprint of these changes will be in the same location as some of the existing building's footprint as well as some lawn. There is a Woodland TPO (TPO-1684-2019) along western boundary of the Site, but these protected trees will not be impacted by the proposed changes. The Site straddles Coombes Lane and Bearwood Road at its southeast corner. Both roads are proposed but not yet consented as Greenway Routes (Core Strategy 18 / 19 / 20 / 21, Route B, Section 3). Coombes Lane is also a public byway, BARK1. Despite this forthcoming designation, the extension is unlikely to be seen due to the heavily treed boundaries that will limit views into the Site.

Conditions & Reasons (if required)

Date:	12/06/2026	Signed:	L. Abbott
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