

From: Jas Chhina <info@jcengsolutions.com>
Sent: 04 October 2026 09:26:07 UTC+01:00
To: "Kellen Hamilton" <Kellen.Hamilton@wokingham.gov.uk>
Subject: Re: FW: 89 Loddon Bridge Road - 261532
Attachments: 89 Loddon Bridge Road, Woodley, Reading, RG5 4AE.pdf

Hi Kellen,

I hope you are well.

Please find attached the requested location plan for your review.

Thank you.

Kind regards,
Jas

On Fri, Oct 2, 2026 at 12:10 PM Kellen Hamilton <Kellen.Hamilton@wokingham.gov.uk> wrote:

Hi Jas,

Thank you for the amended plans. These are satisfactory.

Please may you provide a Location Plan with the updated red line boundary too, at your earliest convenience.

Kind regards,

Kellen Hamilton BA (Hons), MSc
Planning Technical Officer
Wokingham Borough Council
Email: development.control@wokingham.gov.uk

Wokingham Borough - a great place to live, learn, work & grow and a great place to do business

Website: <http://www.wokingham.gov.uk/>

Please submit your application electronically via the Planning Portal website: <https://www.planningportal.co.uk/>. In order to ensure that your application is validated quickly, please check the Council's Local Validation List and ensure all necessary plans, documentation and fee are submitted with your application. The Council has introduced a procedure whereby applications which are still missing plans, documentation or a fee after 28 days will be closed and where a fee has been paid it will be returned. This will not prevent you from resubmitting a fresh application at a later date.

We have provided a <https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions> page to help with understanding the planning process.

From 1st April 2025 a fee will be payable for all invalidated applications that are subsequently returned because validating information is not received within 28 days. Payment will be deducted from the application fee at the rates outlined below and the balance refunded:

- Householder Applications - £50
- Minor Applications - £100
- Major Applications - £200

Private: Information that contains a small amount of sensitive data which is essential to communicate with an individual but doesn't require to be sent via secure methods.

-----Original Message-----

From: Jas Chhina <info@jcengsolutions.com>

Sent: 02 October 2026 10:38

To: Kellen Hamilton <Kellen.Hamilton@wokingham.gov.uk>

Cc: Usha Sannanjanja <usha.bangera@outlook.com>

Subject: Re: FW: [89 Loddon Bridge Road](#) - 261532

WARNING!

This mail is from an external sender - please do not click any links or open any attachments unless you trust this sender, and know the content is safe

For the attention of

WBC, Optalis, WHL, BCSolutions and Councillors

Hi Kellen,

Apologies for the delay.

The client has accepted the conditions. Please find the amended plans attached, which show the updated boundary line for your review.

The client is also happy to agree to the extension of time.

Please let me know if you require any further information or amendments.

Many thanks,

Jas

----- Forwarded message -----

From: Kellen Hamilton <Kellen.Hamilton@wokingham.gov.uk

<<mailto:Kellen.Hamilton@wokingham.gov.uk>> >

Date: Thu, Oct 1, 2026 at 4:23 PM

Subject: RE: FW: [89 Loddon Bridge Road](#) - 261532

To: Jas Chhina <info@jcengsolutions.com> <<mailto:info@jcengsolutions.com>> >

Hi Jas,

Ashley from TM has clarified that:

Generally, the Council would prefer a full-height kerb between two separate vehicle crossovers, and we would not normally allow back-to-back transition kerbs. However, due to the limited space between Nos. 87 and 89, the proposed crossing at No. 89 would effectively be treated as an extension of the existing crossing at No. 87.

The proposed extension would therefore comprise 3.6 m of dropped kerb and one transition/dropper kerb. There is insufficient space between the two properties to provide a full-height kerb between the crossings, meaning that only one transition kerb is required in this instance.

I hope this clarifies the arrangement. Providing a full-height kerb between the two crossings would require the new crossing to be moved further towards the centre of the property, resulting in it being positioned differently from that shown on the current proposed drawing.

Also please confirm acceptance to the EoT.

Many thanks,

Kellen Hamilton BA (Hons), MSc

Planning Technical Officer

Wokingham Borough Council

Email: development.control@wokingham.gov.uk

<<mailto:development.control@wokingham.gov.uk>>

Wokingham Borough - a great place to live, learn, work & grow and a great place to do business

Website: <http://www.wokingham.gov.uk/> <<http://www.wokingham.gov.uk/>>

Please submit your application electronically via the Planning Portal website:

<https://www.planningportal.co.uk/> <<https://www.planningportal.co.uk/>> . In order to ensure that your application is validated quickly, please check the Council's Local Validation List

and ensure all necessary plans, documentation and fee are submitted with your application. The Council has introduced a procedure whereby applications which are still missing plans, documentation or a fee after 28 days will be closed and where a fee has been paid it will be returned. This will not prevent you from resubmitting a fresh application at a later date.

We have provided a <https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> page to help with understanding the planning process.

From 1st April 2025 a fee will be payable for all invalidated applications that are subsequently returned because validating information is not received within 28 days. Payment will be deducted from the application fee at the rates outlined below and the balance refunded:

- Householder Applications - £50
- Minor Applications - £100
- Major Applications - £200

Private: Information that contains a small amount of sensitive data which is essential to communicate with an individual but doesn't require to be sent via secure methods.

-----Original Message-----

From: Jas Chhina <info@jcengsolutions.com> <<mailto:info@jcengsolutions.com>> >

Sent: 30 September 2026 14:42

To: Kellen Hamilton <Kellen.Hamilton@wokingham.gov.uk> <<mailto:Kellen.Hamilton@wokingham.gov.uk>> >

Subject: Re: FW: [89 Loddon Bridge Road](#)

<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> - 261532

Hi Kellen,

Thank you for the update.

I will amend the plan accordingly and respond to the comments.

However, I just wanted to clarify Ashley's comment regarding the proposed dropped kerb. My understanding is that the arrangement would be 0.9 m transition kerb (sloped kerb)+ 3.6 m dropped kerb + 0.9 m transition kerb (sloped kerb),

Could you please confirm whether this is correct, or whether Ashley is referring to a different arrangement?

Many thanks,

Jas

On Wed, Sep 30, 2026 at 1:45 PM Kellen Hamilton <Kellen.Hamilton@wokingham.gov.uk> <<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>> > wrote:

Hi Jas,

Hope you're well.

I have received comments regarding your latest revision of the Visibility Splay Plan. The Highways Officer views the plan to be acceptable except for the red line boundary. I agree that this amendment is required, as per validation standards:

"The application site should be edged clearly with a single unbroken and continuous red outline on the plan. This should include all land necessary to carry out the proposed development (e.g. land required for access to the site from a public highway, visibility splays, landscaping, car parking and open areas around buildings)."

In line with this, please may you amend the plan accordingly.

It is also required you amend the Location and Block Plan drawings so that they reflect this red line boundary incorporating the proposed access and visibility splay. I have attached a yellow marked/annotated screenshot of the Visibility Splay Plan indicating where the red line should be extended to.

Further to this, it is crucial that you supply amended proposed plans and elevations (including the Block Plan) to reflect the layout/development of your most recently revised Visibility Splay Plan for consistency.

Next, I have received the conditions and informative required for this development. Please may you confirm acceptance to these. They are as followed,

1. CG3 - VISIBILITY SPLAYS (APPROVED): Prior to first use of the new vehicular access hereby approved, it shall be formed and provided with visibility splays shown on the approved drawing number PP-362-RG-03. The land within the visibility splays shall be cleared of any obstruction exceeding 0.6 metres in height and maintained clear of any obstruction exceeding 0.6 metres in height at all times.

2. CG4 - VISIBILITY SPLAYS FOR PRIVATE DRIVES - The dwelling/building shall not be occupied until visibility splays of 2.0 metres by 2.0 metres, have been provided at the intersection of the driveway and the adjacent footway. The visibility splays shall thereafter be kept free of all obstructions to visibility above a height of 0.6 metres.

3. CG7 - ACCESS BEFORE OCCUPATION: No proposed access shall be brought into

use until it has been implemented in full compliance with the approved plans.

4. CH2 - STOPPING UP ACCESS: The existing vehicular access(es) to the site shall be stopped up and abandoned, and the footway and/or verge crossings shall be re-instated within one month of the completion of the new access(es) in accordance with details to be submitted to and approved in writing by the local planning authority.

5. I22 - ACCESS CONSTRUCTION: The Head of Highways at the Council Offices, Shute End, Wokingham [0118 9746000] should be contacted for the approval of the access construction details before any work is carried out within the highway (including verges and footways). This planning permission does NOT authorise the construction of such an access or works.

Once you supply the amended plans and confirm agreement to the proposed conditions/informative, this application should hopefully be ready for approval. That being said, to allow sufficient time for the submission and assessment of any amended plans, the Council hereby requests an extension of time in accordance with Article 34(2)(c) of the Town and Country Planning (Development Management Procedure) (England) Order 2015 until 19th October 2026. Please confirm acceptance to the Extension of Time.

Summary of requirements:

1. Amend the Visibility Splay Plan to revise the red-line application boundary to include all land required for the proposed access and visibility splays, as indicated on the annotated plan.

2. Amend the Location Plan to accurately reflect the revised red-line boundary.

3. Amend the Block Plan to accurately reflect the revised red-line boundary and latest access/visibility splay arrangement.

4. Amend the proposed plans and elevations to ensure they are consistent with the proposal layout shown on the latest revised Visibility Splay Plan.

5. Submit all amended drawings for review.

6. Confirm acceptance of the proposed planning conditions/informative, including CG3, CG4, CG7, CH2 and I22.

7. Confirm acceptance of the Council's Extension of Time to 19 October 2026.

Any questions, let me know and I will be happy to assist further.

Kind regards,

Kellen Hamilton BA (Hons), MSc
Planning Technical Officer
Wokingham Borough Council

Email: development.control@wokingham.gov.uk

<<mailto:development.control@wokingham.gov.uk>> <<mailto:development.control@wokingham.gov.uk>>
<<mailto:development.control@wokingham.gov.uk>>

Wokingham Borough - a great place to live, learn, work & grow and a great place to do business

Website: <http://www.wokingham.gov.uk/>

<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> >

Please submit your application electronically via the Planning Portal website:

<https://www.planningportal.co.uk/>

<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>

<<https://www.planningportal.co.uk/>> > . In order to ensure that your application is validated quickly, please check the Council's Local Validation List and ensure all necessary plans, documentation and fee are submitted with your application. The Council has introduced a procedure whereby applications which are still missing plans, documentation or a fee after 28 days will be closed and where a fee has been paid it will be returned. This will not prevent you from resubmitting a fresh application at a later date.

We have provided a <https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > page to help with understanding the planning process.

From 1st April 2025 a fee will be payable for all invalidated applications that are subsequently returned because validating information is not received within 28 days. Payment will be deducted from the application fee at the rates outlined below and the balance refunded:

- Householder Applications - £50
- Minor Applications - £100
- Major Applications - £200

Private: Information that contains a small amount of sensitive data which is essential to communicate with an individual but doesn't require to be sent via secure methods.

-----Original Message-----

From: Kellen Hamilton

Sent: 28 September 2026 16:40

To: 'Jas Chhina' <info@jcengsolutions.com>

<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>

<<mailto:info@jcengsolutions.com>> > >

Subject: RE: FW: [89 Loddon Bridge Road](#)

<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <

<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>

<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>

> - 261532

Hi Jas,

I have forwarded your visibility splay plan onto the Highways Officer and sought confirmation for the required conditions.

I will let you know as soon as I have heard back with any possible amendments and conditions.

Kind regards,

Kellen Hamilton BA (Hons), MSc
Planning Technical Officer
Wokingham Borough Council

Email: development.control@wokingham.gov.uk

<<mailto:development.control@wokingham.gov.uk>> <<mailto:development.control@wokingham.gov.uk>>
<<mailto:development.control@wokingham.gov.uk>> <<mailto:development.control@wokingham.gov.uk>>

Wokingham Borough - a great place to live, learn, work & grow and a great place to do business

Website: <http://www.wokingham.gov.uk/>

<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>

Please submit your application electronically via the Planning Portal website:

<https://www.planningportal.co.uk/>

<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>

<<https://www.planningportal.co.uk/>> > . In order to ensure that your application is validated quickly, please check the Council's Local Validation List and ensure all necessary plans, documentation and fee are submitted with your application. The Council has introduced a procedure whereby applications which are still missing plans, documentation or a fee after 28 days will be closed and where a fee has been paid it will be returned. This will not prevent you from resubmitting a fresh application at a later date.

We have provided a <https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > page to help with understanding the planning process.

From 1st April 2025 a fee will be payable for all invalidated applications that are subsequently returned because validating information is not received within 28 days. Payment

will be deducted from the application fee at the rates outlined below and the balance refunded:

- Householder Applications - £50
- Minor Applications - £100
- Major Applications - £200

-----Original Message-----

From: Jas Chhina <info@jcengsolutions.com>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > >
Sent: 25 September 2026 12:07
To: Kellen Hamilton <Kellen.Hamilton@wokingham.gov.uk>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> > >
Subject: Re: FW: [89 Loddon Bridge Road](#)
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> - 261532

Hi Kellen,

Thank you for your assistance.

I have amended the drawing accordingly. Please have a look when you have a chance and let me know if you have any further comments or amendments.

Many thanks,

Jas

On Fri, Sep 25, 2026 at 11:31 AM Kellen Hamilton
<Kellen.Hamilton@wokingham.gov.uk>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>>
> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> > > wrote:

Hi Jas,

Okay, thank you for confirming and getting in contact with TM.

The next stage would be to ensure that the Visibility Splay Plan (and any others) is

up to scratch and acceptable. These may include showing that minor amendment that TM advised upon.

Just regarding your visibility splay plan. The assessment is incorrect (i.e. the purple lines), these should be reassessed following the guidance/approximation (will need to be accurately assessed by you) of the red lines, provided by the Highway officer. I have attached this plan for your assistance showing the correct lines.

Once these plans have been received, I'll need to confer with the Highways Officer to establish the relevant conditions and then I'll run them by you (i.e. pre-commencement conditions).

I hope this helps. Any questions, please let me know.

Kind regards,

Kellen Hamilton BA (Hons), MSc
Planning Technical Officer
Wokingham Borough Council

Email: development.control@wokingham.gov.uk

<<mailto:development.control@wokingham.gov.uk>> <<mailto:development.control@wokingham.gov.uk>>
> <<mailto:development.control@wokingham.gov.uk>>
<<mailto:development.control@wokingham.gov.uk>> <<mailto:development.control@wokingham.gov.uk>> > >

Wokingham Borough - a great place to live, learn, work & grow and a great place to do business

Website: <http://www.wokingham.gov.uk/>

<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > >

Please submit your application electronically via the Planning Portal website:

<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> > > . In order to ensure that your application is validated quickly, please check the Council's Local Validation List and ensure all necessary plans, documentation and fee are submitted with your application. The Council has introduced a procedure whereby applications which are still missing plans, documentation or a fee after 28 days will be closed and where a fee has been paid it will be returned. This will not prevent you from resubmitting a fresh application at a later date.

We have provided a <https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > > page to help with understanding the planning process.

From 1st April 2025 a fee will be payable for all invalidated applications that are subsequently returned because validating information is not received within 28 days. Payment will be deducted from the application fee at the rates outlined below and the balance refunded:

- Householder Applications - £50
- Minor Applications - £100
- Major Applications - £200

Private: Information that contains a small amount of sensitive data which is essential to communicate with an individual but doesn't require to be sent via secure methods.

-----Original Message-----

From: Jas Chhina <info@jcengsolutions.com>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > > >

Sent: 24 September 2026 11:27

To: Kellen Hamilton <Kellen.Hamilton@wokingham.gov.uk>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>>
> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> > > >

Subject: Fwd: FW: [89 Loddon Bridge Road](https://www.google.com/maps/search/89+Loddon+Bridge+Road)
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> >

> - 261532

Hi Kellen,

We have received a response from the Traffic Management Team. They are generally happy with the proposal, subject to a minor amendment that can be addressed.

Please let me know if there are any further updates from your end.

Thank you.

Jas Chhina

----- Forwarded message -----

From: Ashley Waite <Ashley.Waite@wokingham.gov.uk

<<mailto:Ashley.Waite@wokingham.gov.uk>> <<mailto:Ashley.Waite@wokingham.gov.uk>
<<mailto:Ashley.Waite@wokingham.gov.uk>> > <<mailto:Ashley.Waite@wokingham.gov.uk>
<<mailto:Ashley.Waite@wokingham.gov.uk>> <<mailto:Ashley.Waite@wokingham.gov.uk>
<<mailto:Ashley.Waite@wokingham.gov.uk>> > > <<mailto:Ashley.Waite@wokingham.gov.uk>
<<mailto:Ashley.Waite@wokingham.gov.uk>> <<mailto:Ashley.Waite@wokingham.gov.uk>
<<mailto:Ashley.Waite@wokingham.gov.uk>> > <<mailto:Ashley.Waite@wokingham.gov.uk>
<<mailto:Ashley.Waite@wokingham.gov.uk>> <<mailto:Ashley.Waite@wokingham.gov.uk>
<<mailto:Ashley.Waite@wokingham.gov.uk>> > > >

Date: Wed, Sep 23, 2026 at 9:52 AM

Subject: RE: FW: [89 Loddon Bridge Road](#)

<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> >
> - 261532

To: Jas Chhina <info@jcengsolutions.com

<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>
<<mailto:info@jcengsolutions.com>> > > <<mailto:info@jcengsolutions.com>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>
<<mailto:info@jcengsolutions.com>> > > >

Cc: Kellen Hamilton <Kellen.Hamilton@wokingham.gov.uk

<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>>

> <<mailto:Kellen.Hamilton@wokingham.gov.uk>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
> <<mailto:Kellen.Hamilton@wokingham.gov.uk>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
> <<mailto:Kellen.Hamilton@wokingham.gov.uk>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
> > >

Hi Jas,

The Council is happy with the proposal, provided that the existing access is stopped up and reinstated to full-height kerbs. Having reviewed the drawings, I note that there is a standard full-height kerb between the proposed crossover and the neighbouring dropped kerb. Given the available space, it appears that some of the existing dropped kerbs would need to be incorporated into the proposal. This is particularly relevant if the proposed 3.6 m width applies only to the dropped kerb section, with 0.9 m transition kerbs provided on either side.

We can give permission in principle for the proposal, however, you will need to submit an application via our website to progress to the next stage.

Apply for a dropped kerb <<https://www.wokingham.gov.uk/roads/apply-dropped-kerb>> <<https://www.wokingham.gov.uk/roads/apply-dropped-kerb>>
<<https://www.wokingham.gov.uk/roads/apply-dropped-kerb>>
> <<https://www.wokingham.gov.uk/roads/apply-dropped-kerb>>
<<https://www.wokingham.gov.uk/roads/apply-dropped-kerb>> <<https://www.wokingham.gov.uk/roads/apply-dropped-kerb>>
<<https://www.wokingham.gov.uk/roads/apply-dropped-kerb>> > >

If you have any further questions, please submit them through our Highways General Enquiry service, where your enquiry will be formally logged.

<http://www.wokingham.gov.uk/HGE>
<<http://www.wokingham.gov.uk/HGE>> <<http://www.wokingham.gov.uk/HGE>>
<<http://www.wokingham.gov.uk/HGE>> > <<http://www.wokingham.gov.uk/HGE>>
<<http://www.wokingham.gov.uk/HGE>> <<http://www.wokingham.gov.uk/HGE>>
<<http://www.wokingham.gov.uk/HGE>> > > <<http://www.wokingham.gov.uk/HGE>>
<<http://www.wokingham.gov.uk/HGE>> <<http://www.wokingham.gov.uk/HGE>>
<<http://www.wokingham.gov.uk/HGE>> > <<http://www.wokingham.gov.uk/HGE>>
<<http://www.wokingham.gov.uk/HGE>> <<http://www.wokingham.gov.uk/HGE>>
<<http://www.wokingham.gov.uk/HGE>> > >

Regards

Ashley

Private: Information that contains a small amount of sensitive data which is essential to communicate with an individual but doesn't require to be sent via secure methods.

From: Jas Chhina <info@jcengsolutions.com>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > > > >

Sent: 22 September 2026 09:00

To: Ashley Waite <Ashley.Waite@wokingham.gov.uk>
<<mailto:Ashley.Waite@wokingham.gov.uk>> <<mailto:Ashley.Waite@wokingham.gov.uk>>
<<mailto:Ashley.Waite@wokingham.gov.uk>> > <<mailto:Ashley.Waite@wokingham.gov.uk>>
<<mailto:Ashley.Waite@wokingham.gov.uk>> <<mailto:Ashley.Waite@wokingham.gov.uk>>
<<mailto:Ashley.Waite@wokingham.gov.uk>> > > <<mailto:Ashley.Waite@wokingham.gov.uk>>
<<mailto:Ashley.Waite@wokingham.gov.uk>> <<mailto:Ashley.Waite@wokingham.gov.uk>>
<<mailto:Ashley.Waite@wokingham.gov.uk>> > <<mailto:Ashley.Waite@wokingham.gov.uk>>
<<mailto:Ashley.Waite@wokingham.gov.uk>> <<mailto:Ashley.Waite@wokingham.gov.uk>>
<<mailto:Ashley.Waite@wokingham.gov.uk>> > > > >

Subject: Fwd: FW: [89 Loddon Bridge Road](#)
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> >
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <

<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> >
> > - 261532

You don't often get email from info@jcengsolutions.com
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>
<<mailto:info@jcengsolutions.com>> > > <<mailto:info@jcengsolutions.com>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>
<<mailto:info@jcengsolutions.com>> > > > . Learn why this is important
<<https://aka.ms/LearnAboutSenderIdentification>>

Hi Ashley,

Could you please advise on the proposed dropped kerb relocation for [89 Loddon Bridge Road](#)
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> >
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> >
> > (Planning Ref: 261532)?

We are proposing a relocated/new dropped kerb adjacent to No. 87. As part of this proposal, the existing dropped kerb serving No. 89 will be permanently stopped up and

reinstated to a full-height kerb to match the adjacent highway alignment.

Please find attached the existing and proposed plans showing the layout. Could you please confirm if this proposed arrangement and the reinstatement of the existing dropped kerb would be acceptable from a Traffic Management perspective?

Kind regards,

Jas Chhina

On Thu, Sep 10, 2026 at 4:41 PM Kellen Hamilton

<Kellen.Hamilton@wokingham.gov.uk
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk
k <mailto:Kellen.Hamilton@wokingham.gov.uk>
> <mailto:Kellen.Hamilton@wokingham.gov.uk
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk
k <mailto:Kellen.Hamilton@wokingham.gov.uk> >
> <mailto:Kellen.Hamilton@wokingham.gov.uk
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk
k <mailto:Kellen.Hamilton@wokingham.gov.uk>
> <mailto:Kellen.Hamilton@wokingham.gov.uk
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk
k <mailto:Kellen.Hamilton@wokingham.gov.uk> > > > wrote:

Hi Jas,

Would next Tuesday at 10:00am work for you?

Regarding Point 4, yes, it would be beneficial to include this text on the plans.

We will include a condition requiring the existing access (i.e. the current opening in the fence) to be stopped up. Please note, however, that this condition will not require the reinstatement of the existing dropped kerb.

Traffic Management assess the proposed dropped kerb arrangements through a separate licensing application. I therefore strongly recommended that you contact them directly at traffic.management@wokingham.gov.uk
<mailto:traffic.management@wokingham.gov.uk> <mailto:traffic.management@wokingham.gov.uk
gov.uk <mailto:traffic.management@wokingham.gov.uk>
> <mailto:traffic.management@wokingham.gov.uk
<mailto:traffic.management@wokingham.gov.uk> <mailto:traffic.management@wokingham.gov.uk
gov.uk <mailto:traffic.management@wokingham.gov.uk> >
> <mailto:traffic.management@wokingham.gov.uk

<mailto:traffic.management@wokingham.gov.uk> <mailto:traffic.management@wokingham.gov.uk>
> <mailto:traffic.management@wokingham.gov.uk>
<mailto:traffic.management@wokingham.gov.uk> <mailto:traffic.management@wokingham.gov.uk>
<mailto:traffic.management@wokingham.gov.uk> > > > regarding the reinstatement
of the existing dropped kerb for advice on whether this would be acceptable in their
perspective before we have our meeting next week.

Whilst we may be able to approve the planning application, Traffic Management may subsequently refuse the dropped kerb through their separate licensing assessment.

Once you have spoken to the Traffic Management team, please let me know their response and how you would like to continue.

Many thanks,

Kellen Hamilton BA (Hons), MSc
Planning Technical Officer
Wokingham Borough Council

Email: development.control@wokingham.gov.uk

<mailto:development.control@wokingham.gov.uk> <mailto:development.control@wokingham.gov.uk>
> <mailto:development.control@wokingham.gov.uk>
<mailto:development.control@wokingham.gov.uk> <mailto:development.control@wokingham.gov.uk>
<mailto:development.control@wokingham.gov.uk> <mailto:development.control@wokingham.gov.uk> >
> <mailto:development.control@wokingham.gov.uk>
<mailto:development.control@wokingham.gov.uk> <mailto:development.control@wokingham.gov.uk>
> <mailto:development.control@wokingham.gov.uk>
<mailto:development.control@wokingham.gov.uk> <mailto:development.control@wokingham.gov.uk>
<mailto:development.control@wokingham.gov.uk> <mailto:development.control@wokingham.gov.uk> > > >

Wokingham Borough - a great place to live, learn, work & grow and a great place to do business

Website: <http://www.wokingham.gov.uk/>

<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > > >

Please submit your application electronically via the Planning Portal website: <https://www.planningportal.co.uk/>
[<https://www.planningportal.co.uk/>](https://www.planningportal.co.uk/) [<https://www.planningportal.co.uk/](https://www.planningportal.co.uk/)
[<https://www.planningportal.co.uk/>](https://www.planningportal.co.uk/) > [<https://www.planningportal.co.uk/](https://www.planningportal.co.uk/)
[<https://www.planningportal.co.uk/>](https://www.planningportal.co.uk/) [<https://www.planningportal.co.uk/](https://www.planningportal.co.uk/)
[<https://www.planningportal.co.uk/>](https://www.planningportal.co.uk/) > > [<https://www.planningportal.co.uk/](https://www.planningportal.co.uk/)
[<https://www.planningportal.co.uk/>](https://www.planningportal.co.uk/) [<https://www.planningportal.co.uk/](https://www.planningportal.co.uk/)
[<https://www.planningportal.co.uk/>](https://www.planningportal.co.uk/) > [<https://www.planningportal.co.uk/](https://www.planningportal.co.uk/)
[<https://www.planningportal.co.uk/>](https://www.planningportal.co.uk/) [<https://www.planningportal.co.uk/](https://www.planningportal.co.uk/)
[<https://www.planningportal.co.uk/>](https://www.planningportal.co.uk/) > > > . In order to ensure that your application is validated quickly, please check the Council's Local Validation List and ensure all necessary plans, documentation and fee are submitted with your application. The Council has introduced a procedure whereby applications which are still missing plans, documentation or a fee after 28 days will be closed and where a fee has been paid it will be returned. This will not prevent you from resubmitting a fresh application at a later date.

We have provided a <https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>
[<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>](https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions) [<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions](https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions)
[<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions](https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions)
> [<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions](https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions)
[<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions](https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions)
[<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions](https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions)
[<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions](https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions)
> > > [<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions](https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions)
[<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions](https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions)
[<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions](https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions)
[<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions](https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions)
> > > page to help with understanding the planning process.

From 1st April 2025 a fee will be payable for all invalidated applications that are subsequently returned because validating information is not received within 28 days. Payment will be deducted from the application fee at the rates outlined below and the balance refunded:

- Householder Applications - £50
- Minor Applications - £100

- Major Applications - £200

Private: Information that contains a small amount of sensitive data which is essential to communicate with an individual but doesn't require to be sent via secure methods.

-----Original Message-----

From: Jas Chhina <info@jcengsolutions.com>

<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > > >

Sent: 10 September 2026 14:54

To: Kellen Hamilton <Kellen.Hamilton@wokingham.gov.uk>

<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> >
> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> > > >

Subject: Re: FW: 89 Loddon Bridge Road

<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> >

> > - 261532

Hi Kellen,

I have amended the plans accordingly to the Highways comments.

I was wondering about point 4. The Officer requires that the existing crossover is reinstated for relocation of site access. Without this revision and the updating of the proposal description accordingly, the applicant will not be receiving approval from WBC Traffic Management for the proposed crossover.

I have added a note to all drawings; please can you find out if this is acceptable?? "REINSTATE PUBLIC FOOTWAY AND REBUILD FULL-HEIGHT KERB LINE TO MATCH ADJACENT HIGHWAY ALIGNMENT"

I would be available for a short Teams meeting to go through the Visibility Splay Plan details as suggested. Please let me know what dates and times work best for you. (any morning works for me)

Please let me know if any further concerns. thank you

Kind regards,

Jas Chhina

On Thu, Sep 10, 2026 at 2:23 PM Kellen Hamilton

<Kellen.Hamilton@wokingham.gov.uk
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk
k <mailto:Kellen.Hamilton@wokingham.gov.uk>
> <mailto:Kellen.Hamilton@wokingham.gov.uk
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk
k <mailto:Kellen.Hamilton@wokingham.gov.uk> >
> <mailto:Kellen.Hamilton@wokingham.gov.uk
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk
k <mailto:Kellen.Hamilton@wokingham.gov.uk>
> <mailto:Kellen.Hamilton@wokingham.gov.uk
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk
k <mailto:Kellen.Hamilton@wokingham.gov.uk> > >
> <mailto:Kellen.Hamilton@wokingham.gov.uk
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk
k <mailto:Kellen.Hamilton@wokingham.gov.uk>
> <mailto:Kellen.Hamilton@wokingham.gov.uk
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk

[k](mailto:Kellen.Hamilton@wokingham.gov.uk) <mailto:Kellen.Hamilton@wokingham.gov.uk> >
> <mailto:Kellen.Hamilton@wokingham.gov.uk
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk
[k](mailto:Kellen.Hamilton@wokingham.gov.uk) <mailto:Kellen.Hamilton@wokingham.gov.uk>
> <mailto:Kellen.Hamilton@wokingham.gov.uk
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk
[k](mailto:Kellen.Hamilton@wokingham.gov.uk) <mailto:Kellen.Hamilton@wokingham.gov.uk> > > > > wrote:

Apologies, typo regarding the conditions.

I will discuss these with you *once I have discussed them with the
Highways Officer about the specific required details for each condition.

Thanks,

Kellen Hamilton BA (Hons), MSc
Planning Technical Officer
Wokingham Borough Council

Email: development.control@wokingham.gov.uk

<mailto:development.control@wokingham.gov.uk> <mailto:development.control@wokingham.gov.uk>
<mailto:development.control@wokingham.gov.uk> <mailto:development.control@wokingham.gov.uk>
> <mailto:development.control@wokingham.gov.uk
<mailto:development.control@wokingham.gov.uk> <mailto:development.control@wokingham.gov.uk
[m.gov.uk](mailto:development.control@wokingham.gov.uk) <mailto:development.control@wokingham.gov.uk> >
> <mailto:development.control@wokingham.gov.uk
<mailto:development.control@wokingham.gov.uk> <mailto:development.control@wokingham.gov.uk
[m.gov.uk](mailto:development.control@wokingham.gov.uk) <mailto:development.control@wokingham.gov.uk>
> <mailto:development.control@wokingham.gov.uk
<mailto:development.control@wokingham.gov.uk> <mailto:development.control@wokingham.gov.uk
[m.gov.uk](mailto:development.control@wokingham.gov.uk) <mailto:development.control@wokingham.gov.uk> >
> <mailto:development.control@wokingham.gov.uk
<mailto:development.control@wokingham.gov.uk> <mailto:development.control@wokingham.gov.uk
[m.gov.uk](mailto:development.control@wokingham.gov.uk) <mailto:development.control@wokingham.gov.uk>
> <mailto:development.control@wokingham.gov.uk
<mailto:development.control@wokingham.gov.uk> <mailto:development.control@wokingham.gov.uk
[m.gov.uk](mailto:development.control@wokingham.gov.uk) <mailto:development.control@wokingham.gov.uk>
> <mailto:development.control@wokingham.gov.uk
<mailto:development.control@wokingham.gov.uk> <mailto:development.control@wokingham.gov.uk
[m.gov.uk](mailto:development.control@wokingham.gov.uk) <mailto:development.control@wokingham.gov.uk> > > > >

Wokingham Borough - a great place to live, learn, work & grow and
a great place to do business

Website: <http://www.wokingham.gov.uk/>

<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > > >

Please submit your application electronically via the Planning Portal

website: <https://www.planningportal.co.uk/>

<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> > > <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> > > <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> > > <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> > > >

. In order to ensure that your application is validated quickly, please check the Council's Local Validation List and ensure all necessary plans, documentation and fee are submitted with your application. The Council has introduced a procedure whereby applications which are still missing plans, documentation or a fee after 28 days will be closed and where a fee has been paid it will be returned. This will not prevent you from resubmitting a fresh application at a later date.

We have provided a

<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions> <<https://www.wokingham.gov.uk/planning/applying-planning->

[permission/frequently-asked-questions](https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions)> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > > > page to help with understanding the planning process.

From 1st April 2025 a fee will be payable for all invalidated applications that are subsequently returned because validating information is not received

within 28 days. Payment will be deducted from the application fee at the rates outlined below and the balance refunded:

- Householder Applications - £50
- Minor Applications - £100
- Major Applications - £200

Private: Information that contains a small amount of sensitive data which is essential to communicate with an individual but doesn't require to be sent via secure methods.

-----Original Message-----

From: Kellen Hamilton

Sent: 10 September 2026 14:20

To: 'Jas Chhina' <info@jcengsolutions.com>

<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > > > >

Subject: RE: [89 Loddon Bridge Road](#)

<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>

<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> >
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> >
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> >
> > > - 261532

Good afternoon Jas,

Thank you for your patience.

I've had some internal discussions with the Highways Officer for this. I would like to organise a short Teams meeting (sharing my screen) to go through what exactly we need for the Visibility Splay Plan. Once this has been submitted, the application should be able to proceed with relevant conditions/informative required (I will discuss these with you once the text is included). Please may you let me know your availability.

Just as a reminder. WBC Traffic Management may have separate requirements which mean the development may not be acceptable. For instance, given the existing crossover at the neighbouring unit ([No. 87 Loddon Bridge Road](#))
<<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>> <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>> <
> <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>> <
> <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>> <

e=g
 <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>> <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
 <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
 > <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
 <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
 > <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
 <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
 > > >
 > <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
 <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
 > <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
 <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
 > <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
 <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
 > <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
 <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
 > <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
 <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
 > <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
 <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
 > <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
 <<https://www.google.com/maps/search/No.+87+Loddon+Bridge+Road?entry=gmail&source=g>>
 > > > >) has 6 droppers (i.e. 5.4m wide), the Traffic Management team will unlikely accept further widening of the existing crossover for the relocated vehicular access in form of a shared dropped crossing.

Please refer to the WBC information at this weblink (under the heading Visibility): <https://www.wokingham.gov.uk/roads/apply-dropped-kerb/dropped-kerb->

[illegible]

Many thanks,

Kellen Hamilton BA (Hons), MSc
Planning Technical Officer
Wokingham Borough Council
Email: development.control@wokingham.gov.uk

website: <https://www.planningportal.co.uk/>

<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> > > <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> > > <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> > > > . In order to ensure that your application is

validated quickly, please check the Council's Local Validation List and ensure all necessary plans, documentation and fee are submitted with your application. The Council has introduced a procedure whereby applications which are still missing plans, documentation or a fee after 28 days will be closed and where a fee has been paid it will be returned. This will not prevent you from resubmitting a fresh application at a later date.

We have provided a

<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>>
<<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>>
<<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> >
> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>>
<<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>>
<<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > >

> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > > > page to help with understanding the planning process.

From 1st April 2025 a fee will be payable for all invalidated applications that are subsequently returned because validating information is not received within 28 days. Payment will be deducted from the application fee at the rates outlined below and the balance refunded:

- Householder Applications - £50
- Minor Applications - £100
- Major Applications - £200

-----Original Message-----

From: Jas Chhina <info@jcengsolutions.com>
 <<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
 <<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
 <<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
 <<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
 <<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
 <<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
 <<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
 <<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
 <<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>

<mailto:info@jcengsolutions.com> > <mailto:info@jcengsolutions.com>
<mailto:info@jcengsolutions.com> <mailto:info@jcengsolutions.com>
<mailto:info@jcengsolutions.com> > <mailto:info@jcengsolutions.com>
<mailto:info@jcengsolutions.com> <mailto:info@jcengsolutions.com>
<mailto:info@jcengsolutions.com> > > > >

Sent: 09 September 2026 10:52

To: Kellen Hamilton <Kellen.Hamilton@wokingham.gov.uk

[illegible]

Subject: Re: 89 Loddon Bridge Road

<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> >

>
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> >
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> >
> > > - 261532

Hi Kellen,

Thank you for the update.

Please let me know as soon as you hear back from the Highways Officer, and I will update the plans accordingly.

Kind regards,

Jas Chhina

On Mon, Sep 7, 2026 at 2:12 PM Kellen Hamilton

<Kellen.Hamilton@wokingham.gov.uk> <<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>> <
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>> <
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> > >
> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>

<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk>
> <mailto:Kellen.Hamilton@wokingham.gov.uk>
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk>
<mailto:Kellen.Hamilton@wokingham.gov.uk> >
> <mailto:Kellen.Hamilton@wokingham.gov.uk>
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk>
<mailto:Kellen.Hamilton@wokingham.gov.uk> >
> <mailto:Kellen.Hamilton@wokingham.gov.uk>
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk>
<mailto:Kellen.Hamilton@wokingham.gov.uk> > >
> <mailto:Kellen.Hamilton@wokingham.gov.uk>
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk>
<mailto:Kellen.Hamilton@wokingham.gov.uk> >
> <mailto:Kellen.Hamilton@wokingham.gov.uk>
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk>
<mailto:Kellen.Hamilton@wokingham.gov.uk> >
> <mailto:Kellen.Hamilton@wokingham.gov.uk>
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk>
<mailto:Kellen.Hamilton@wokingham.gov.uk> > >
> <mailto:Kellen.Hamilton@wokingham.gov.uk>
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk>
<mailto:Kellen.Hamilton@wokingham.gov.uk> >
> <mailto:Kellen.Hamilton@wokingham.gov.uk>
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk>
<mailto:Kellen.Hamilton@wokingham.gov.uk> >
> <mailto:Kellen.Hamilton@wokingham.gov.uk>
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk>
<mailto:Kellen.Hamilton@wokingham.gov.uk> > > > > wrote:

Hi Jas,

Thank you for your query.

I have sent an email to the Highways Officer regarding this. I'll let you know as soon as I hear back.

Kind regards,

Email: development.control@wokingham.gov.uk

[illegible]

<<mailto:development.control@wokingham.gov.uk>> <<mailto:development.control@wokingham.gov.uk>>
> <<mailto:development.control@wokingham.gov.uk>>
<<mailto:development.control@wokingham.gov.uk>> <<mailto:development.control@wokingham.gov.uk>>
<<mailto:development.control@wokingham.gov.uk>> > > > >

Wokingham Borough - a great place to live, learn, work & grow
and a great place to do business

Website: <http://www.wokingham.gov.uk/>

<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>>
<<http://www.wokingham.gov.uk/>> > > > >

Please submit your application electronically via the Planning
Portal website: <https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>

<<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> > > <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> > > > <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> > > <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> > > > <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> > > <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> > > <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>
<<https://www.planningportal.co.uk/>> > > > > . In order to ensure that your application is

validated quickly, please check the Council's Local Validation List and ensure all necessary plans, documentation and fee are submitted with your application. The Council has introduced a procedure whereby applications which are still missing plans, documentation or a fee after 28 days will be closed and where a fee has been paid it will be returned. This will not prevent you from resubmitting a fresh application at a later date.

We have provided a

<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>>

[illegible]

[planning-permission/frequently-asked-questions](https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions)> >
 > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions><<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions><<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions><<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions><<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > >
 > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions><<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions><<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions><<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions><<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions><<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions><<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions><<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions><<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions><<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions><<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > > > > page to help with understanding the planning process.

From 1st April 2025 a fee will be payable for all invalidated applications that are subsequently returned because validating information is not received within 28 days. Payment will be deducted from the application fee at the rates outlined below and the balance refunded:

- Householder Applications - £50
- Minor Applications - £100
- Major Applications - £200

Private: Information that contains a small amount of sensitive data which is essential to communicate with an individual but doesn't require to be sent via secure methods.

-----Original Message-----

From: Jas Chhina <info@jcengsolutions.com>

<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > > > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > > > > >

Sent: 04 September 2026 11:50

To: Kellen Hamilton <Kellen.Hamilton@wokingham.gov.uk>

<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> >
> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>

[illegible]

Subject: Re: 89 Loddon Bridge Road

<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>
 <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
 > <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>
 <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <

[illegible]

<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> >
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> <<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>> <
<<https://www.google.com/maps/search/89+Loddon+Bridge+Road?entry=gmail&source=g>>
> > > > - 261532

Hi Kellen,

Regarding point 4, could you please advise if adding the following note to the drawings would be acceptable to address the highway reinstatement requirement:

"REINSTATE PUBLIC FOOTWAY AND REBUILD FULL-HEIGHT KERB LINE TO MATCH ADJACENT HIGHWAY ALIGNMENT."

Kind regards,

Jas Chhina

On Wed, Sep 2, 2026 at 2:46 PM Kellen Hamilton

<Kellen.Hamilton@wokingham.gov.uk>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> >
<<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>
<<mailto:Kellen.Hamilton@wokingham.gov.uk>> > >
> <<mailto:Kellen.Hamilton@wokingham.gov.uk>>

[illegible]

Kellen Hamilton BA (Hons), MSc

Email: development.control@wokingham.gov.uk

[illegible]

[illegible]

> <<mailto:development.control@wokingham.gov.uk>
<<mailto:development.control@wokingham.gov.uk>> <<mailto:development.control@wokingham.gov.uk>>
> <<mailto:development.control@wokingham.gov.uk>
<<mailto:development.control@wokingham.gov.uk>> <<mailto:development.control@wokingham.gov.uk>>
<<mailto:development.control@wokingham.gov.uk>> > > > > >

Wokingham Borough - a great place to live, learn, work &
grow and a great place to do business

Website: <http://www.wokingham.gov.uk/>

<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> > > <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> > > <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> > > <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> > > <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> > > <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> <<http://www.wokingham.gov.uk/>
<<http://www.wokingham.gov.uk/>> > <<http://www.wokingham.gov.uk/>

Please submit your application electronically via the Planning Portal website: <https://www.planningportal.co.uk/>

<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
 <<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>>
 <<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
 <<https://www.planningportal.co.uk/>> > > <<https://www.planningportal.co.uk/>>
 <<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
 <<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>>
 <<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
 <<https://www.planningportal.co.uk/>> > > <<https://www.planningportal.co.uk/>>
 <<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
 <<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>>
 <<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
 <<https://www.planningportal.co.uk/>> > > <<https://www.planningportal.co.uk/>>
 <<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
 <<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>>

[illegible]

<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> > <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> <<https://www.planningportal.co.uk/>>
<<https://www.planningportal.co.uk/>> > > > > > . In order to ensure that your application is validated quickly, please check the Council's Local Validation List and ensure all necessary plans, documentation and fee are submitted with your application. The Council has introduced a procedure whereby applications which are still missing plans, documentation or a fee after 28 days will be closed and where a fee has been paid it will be returned. This will not prevent you from resubmitting a fresh application at a later date.

We have provided a

<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>>
<<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>>
<<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> >
> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>>
<<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>>
<<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > >
> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>>
<<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>>
<<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> >
> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>>

[illegible]

[illegible]

[illegible]

[questions](https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions)> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> <<https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions>> > > > > > page to help with understanding the planning process.

From 1st April 2025 a fee will be payable for all invalidated applications that are subsequently returned because validating information is not received within 28 days. Payment will be deducted from the application fee at the rates outlined below and the balance refunded:

- Householder Applications - £50
- Minor Applications - £100
- Major Applications - £200

Private: Information that contains a small amount of sensitive data which is essential to communicate with an individual but doesn't require to be sent via secure methods.

-----Original Message-----

From: Jas Chhina <info@jcengsolutions.com>

<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > > <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> <<mailto:info@jcengsolutions.com>>
<<mailto:info@jcengsolutions.com>> > <<mailto:info@jcengsolutions.com>>

[illegible]

Sent: 02 September 2026 12:42

To: Kellen Hamilton

<Kellen.Hamilton@wokingham.gov.uk
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk
[k](mailto:Kellen.Hamilton@wokingham.gov.uk) <mailto:Kellen.Hamilton@wokingham.gov.uk>
> <mailto:Kellen.Hamilton@wokingham.gov.uk
<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk
[k](mailto:Kellen.Hamilton@wokingham.gov.uk) <mailto:Kellen.Hamilton@wokingham.gov.uk> >

[illegible]

<mailto:Kellen.Hamilton@wokingham.gov.uk> <mailto:Kellen.Hamilton@wokingham.gov.uk>
<mailto:Kellen.Hamilton@wokingham.gov.uk> > > <mailto: <mailto:Kellen.Hamilton@wokingham.gov.uk>

DISCLAIMER You should be aware that all e-mails received and sent by this Council are subject to the Freedom of Information Act 2000 and therefore may be disclosed to a third party. (The information contained in this message or any of its attachments may be privileged and confidential and intended for the exclusive use of the addressee). The views expressed may not be official policy but the personal views of the originator. If you are not the addressee any disclosure, reproduction, distribution, other dissemination or use of this communication is strictly prohibited.