

PERMISSION IN PRINCIPLE **DRAFT DECISION NOTICE**



WOKINGHAM
BOROUGH COUNCIL

Expiry Date: 28 July 2026

Application Number: 261486

Location: 1 Ilbury Close, Shinfield, Wokingham, RG2 9DE

Proposal: Permission in principle application for the proposed construction of 2 dwellings on land adjacent to 1 Ilbury Close.

Recommendation: Approve

Conditions and/or Reasons

1. Permission in Principle is granted for residential development comprising the erection of 2 dwellings on land at 1 Ilbury Close, Shinfield, within the site edged red on the Location Plan (1:1250 scale) contained within drawing no. KICR PL-101, received by the Local Planning Authority on 23/06/2026.

Informatives

1. The Local Planning Authority has acted positively and proactively in determining this application by assessing the proposal against all material considerations, including planning policies and any representations that may have been received and subsequently determining to grant planning permission in accordance with the presumption in favour of sustainable development as set out in the NPPF.

2. For the avoidance of doubt, the Permission in Principle hereby granted relates only to the location of the site as shown on the Location Plan (1:1250 scale) and to the amount of development specified in Condition 1 above. The Block Plan (1:200 scale) shown on drawing no. KICR PL-101 is indicative only, was submitted for illustrative purposes, and does not form part of the Permission in Principle approval.

Recommendation and conditions/reasons agreed:

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

Date: 22/07/26

REMEMBER - The earliest date for a decision on this application is: **18 July 2026**