

MEMORANDUM

From:	(Name) (Job title)		
Service	WBC CIL	App No:	241855
Address:	400 Regus House, Thames Valley Park Drive, Wokingham, Earley, RG6 1PT.		
Proposal:	Prior approval submission for change of use of the ground, 1st, 2nd and 3rd floors to 62no residential dwellings (use Class C3).		
Type of Development:			
Site Visit Made:	Yes/No		

Summary Of Recommendations

- ☐ No comment
- ☐ No objection
- ☐ No objection subject to conditions (and reasons) **stated below**
- ☐ Request further information before determination as **stated below**
- ☐ Objection due to the reason(s) **stated below**

Comments On Proposal

This development will be liable for CIL as it involves the creation of new dwellings.

The CIL charge will be calculated and measured based on the approved floorplans listed within the decision notice.

The existing floorspace may be eligible for off-set against the proposed. The applicant will be required to evidence that the existing floorspace meets these criteria and has been in lawful use of at least 6 continuous months of the 36 months prior to the date on which planning approval is granted.

CIL form – Notice of Chargeable development will be required prior to the development commencing. All CIL forms can now be completed and submitted through the following link:

[Wokingham Borough Council - CIL Forms \(exacom.co.uk\)](http://Wokingham Borough Council - CIL Forms (exacom.co.uk))

Should you have any queries regarding CIL, please contact.

Developer.contributions@wokingham.gov.uk

Date:	25.07.2024	Signed:	Developer Contributions
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