

Date: 25 September 2024
Application: 242433



**WOKINGHAM
BOROUGH COUNCIL**

WBC Drainage

Development Management &
Compliance

P.O. Box 157

Shute End, Wokingham

Berkshire, RG40 1BN

Tel: (0118) 974 6000

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Dear WBC Drainage,

Variation/Removal of Condition Consultation

Application Number: 242433

Applicant: Outcomes First Group

Site Address: Riseley Business Park, Basingstoke Road, Riseley, Wokingham, RG7 1NW

Parish: Swallowfield

Grid Reference: Easting - 472258, Northing - 163357

Type of Development: Major All other developments

Proposal: Application to vary conditions 2, 3, 4, 5 and 6 of planning consent 240150 for the change of use from office to education use with associated external alterations and its curtilage including provision of a fenced multi use games area. Condition 2 refers to the approved details and the variation is for amendments to parking, the entrance area and fenestration, addition of a bin store and relocation of the MUGA; condition 3 relates to a Parking Management Strategy, 4 to a Travel Plan, 5 to biodiversity enhancements and 6 to landscaping details, and the variation is to change the wording of those conditions following submission of related information.

Case Officer: Kieran Neumann

Development Management has received the above application and we require your comments on the proposal using the recommended memorandum below. The documents associated with this are available to view in NEC DM using the application number 242433. Alternatively, public documents are available to view on the Council's planning application search page: [Wokingham Borough Council Online Planning](#).

Please index your response into NEC DM against the application. If you are recommending conditions, you should give a reason with reference to relevant policies. A list of standard conditions can be found on the Z Drive at: [Z:\Standard Planning Conditions](#).

Your observations are required in respect of this application within **10 working days** of the above date or **15 working days** if the development type is classed as a major development.

Yours sincerely,
Development Management & Compliance

MEMORANDUM

From:	(Name) (Job title)		
Service	WBC Drainage	App No:	242433
Address:	Riseley Business Park, Basingstoke Road, Riseley, Wokingham, RG7 1NW.		
Proposal:	Application to vary conditions 2, 3, 4, 5 and 6 of planning consent 240150 for the change of use from office to education use with associated external alterations and its curtilage including provision of a fenced multi use games area. Condition 2 refers to the approved details and the variation is for amendments to parking, the entrance area and fenestration, addition of a bin store and relocation of the MUGA; condition 3 relates to a Parking Management Strategy, 4 to a Travel Plan, 5 to biodiversity enhancements and 6 to landscaping details, and the variation is to change the wording of those conditions following submission of related information.		
Type of Development:	Major All other developments		
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

Adler King cover letter JB/98552 dated 25/09/2024 does not indicate any changes to drainage.

We would have **no objection** to the variations proposed.

Conditions & Reasons (if required)

Please use this section to detail any conditions that are required to make this development acceptable in planning terms. All conditions should be accompanied by reasons.

Date:	25/09/2024	Signed:	Boniface Ngu
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