

Date: 30 December 2025
Application: 253104



**WOKINGHAM
BOROUGH COUNCIL**

WBC Highways

Development Management &
Compliance

P.O. Box 157

Shute End, Wokingham

Berkshire, RG40 1BN

Tel: (0118) 974 6000

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Dear WBC Highways,

Householder Consultation

Application Number: 253104

Applicant: Ahluwalia

Site Address: Sonning Court, Thames Street, Sonning, Wokingham, RG4 6UR

Parish: Sonning

Grid Reference: Easting - 475769, Northing - 175753

Type of Development: Other Householder

Proposal: Householder application for the proposed three storey rear extension to include 2no. balconies following demolition of existing conservatory plus changes to fenestration.

Case Officer: Claire Moore

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 253104. 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 requested from the case officer.

Your observations are required in respect of this application by **21 January 2026**.

Yours sincerely,
Development Management & Compliance

MEMORANDUM

From:	JP [SW]		
Service:	WBC Highways	App No:	253104
Address:	Sonning Court, Thames Street, Sonning, Wokingham, RG4 6UR.		
Proposal:	Householder application for the proposed three storey rear extension to include 2no. balconies following demolition of existing conservatory plus changes to fenestration.		
Type of Development:	Other Householder		
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

General

This application was considered independent to the application 253103, which was submitted for the same dwelling. The proposed works are for an extension to the property spanning three storeys with associated alterations to the internal layout. This is no net increase in the habitable room of the property.

It is understood that no access alterations are proposed. This is considered acceptable.

Parking

Car parking is to be provided in line with WBC Car Parking Standards and each parking space shall have the minimum dimensions of 5.0m x 2.5m.

It is understood that there are no proposed alterations to the existing car parking arrangements. The proposed extension has not increased the numbers of habitable rooms as the internal layout changes propose to amalgamate some existing rooms. This is considered acceptable.

Cycle Provision

There is no change in cycle parking provision proposed which is acceptable.

Conditions & Reasons (if required)

Date:	14.01.2026	Signed:	JP [SW]
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