

NON-MATERIAL AMENDMENT **DRAFT DECISION NOTICE**



WOKINGHAM
BOROUGH COUNCIL

Expiry Date: 21 February 2025

Application Number: 250105

Location: Loddon House, Loddon Drive, Wargrave, Wokingham, RG10 8HL

Proposal: Application for non-material amendment to planning consent 232532 to extend the raised terrace to the southwest corner of the new dwelling.

Recommendation: Approve

Conditions and/or Reasons

1. The proposed amendments to condition 2 (approved plans) of planning application 201453 varied by application 232532 are as follows:

- Extension of the south-west raised external decking area.
- Addition of 2no. support posts.

This regularisation is achieved by amending the plans within condition 2 (approved plans) of application 232532 (a variation of 201453) as shown on submitted plans named and numbered:

- 100revH- _Proposed_ Site_ Plan
- 200revF Proposed Ground Level Plan
- 300revD Proposed Section A-A and B-B
- 201revF Proposed Main Floor Plan
- 400revC - Proposed Elevations
- 401revF Proposed North Sectional and South Sectional Elevations.

Which supersede the following plans previously contained within condition 2 (approved plans) of application 232532 (a variation of 201453) as shown on submitted plans named and numbered:

- 100revF- Proposed Site Plan
- 200revE - Proposed Ground Level Plan
- 300revC - Proposed Section A-A and B-B

- 201revE - Proposed Main Floor Plan

- 400revC - Proposed Elevations

- 401revE - Proposed North Sectional and South Sectional Elevation

Reason: With the above in mind, the proposed extension of the south-east raised external decking area including 2no. support posts are not considered to be a material change in the context of the development and are therefore acceptable.

Recommendation and conditions/reasons agreed: *MC*

Date: 18.02.2025

REMEMBER - The earliest date for a decision on this application is: