

Please reply to: Planning
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Our ref.: 25/01099

Planning

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Wokingham District Council (Planning)
Council Offices
Shute End
Wokingham
Berkshire
RG40 1WR

23 October 2025

Dear Sir/Madam

Town and Country Planning Act 1990 (as amended)

Appn. Date: 30 April 2025 **Appn. No.:** 25/01099
Type: Outline
Proposal: Hybrid planning application (part-outline, part-full) for comprehensive mixed-use redevelopment of the site including (1) Outline planning application (with all matters reserved) for one building with a maximum height being 68.9m AOD, on the site for a comprehensive mixed-use redevelopment comprising: Commercial, Business and Service (Class E) up to 11,000sqm (GEA); Flexible Retail, financial and professional services, restaurants and cafes, drinking establishments, hot food takeaways, non-residential institutions and assembly and leisure (Class E / F1 / F2/Sui Generis) up to 850sqm (GEA); Parking and Plant space including basement area up to 1,100sqm (GEA) and (2) Full planning application for the demolition of all existing buildings on site, except Nicholsons House and Brock House, site preparation, construction of three buildings comprising Part 5 / 10 / 10 storeys, 13 storeys, and Part 15 / 20 storeys on a landscaped podium (Class C2/C3), construction of a 17 storey residential building (C3), construction of a 4 storey office building (Class E), the provision of a new public open space, and landscaping and the erection of a multi-storey car park and flexible retail, financial and professional services, restaurant and cafes, drinking establishments, assembly and leisure uses (Class E / F1 / F2/Sui Generis).
Location: Nicholson Centre Nicholsons Walk Maidenhead
Parish/Ward: Maidenhead Unparished/St Marys
Applicant: C/o Agent Areli Developments Limited (Areli) SW1Y 5NQ
Grid Refs.: Easting: 488841 Northing: 181206

Following the deferral of the above item at Committee, the applicants have submitted information confirming and clarifying the points raised at Committee by Members, in a consolidated singular document. This document can be found at <https://www.rbwm.gov.uk/home/planning/find-planning-application>.

This document has been provided by the applicants, given the multitude of documents that have been submitted in the application, to provide an easy summary of the information previously submitted and assist all interested parties in navigating the relevant parts of the application documents.

The information therefore does not comprise new information, but you are being notified as an interested person to be afforded an opportunity to comment on these specific points.

Yours faithfully

Adrien Waite

STDCLN

Adrien Waite
Assistant Director of Planning