



**WOKINGHAM  
BOROUGH COUNCIL**

Wokingham Borough Council  
Planning Services  
PO Box 157, Civic Offices, Shute End  
Wokingham, Berkshire  
RG40 1WR  
email: [development.control@wokingham.gov.uk](mailto:development.control@wokingham.gov.uk)  
Phone: 0118 974 6000

## Application for Removal or Variation of a Condition following Grant of Planning Permission or Listed Building Consent

Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation Areas Act) 1990 (as amended)

### Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

### Site Location

**Disclaimer:** We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

|                |                                               |
|----------------|-----------------------------------------------|
| Number         | <input type="text" value="36"/>               |
| Suffix         | <input type="text"/>                          |
| Property Name  | <input type="text"/>                          |
| Address Line 1 | <input type="text" value="Huntingdon Close"/> |
| Address Line 2 | <input type="text"/>                          |
| Address Line 3 | <input type="text" value="Wokingham"/>        |
| Town/city      | <input type="text" value="Earley"/>           |
| Postcode       | <input type="text" value="RG6 3AB"/>          |

Description of site location must be completed if postcode is not known:

|                                     |                                     |
|-------------------------------------|-------------------------------------|
| Easting (x)                         | Northing (y)                        |
| <input type="text" value="476316"/> | <input type="text" value="170945"/> |

Description

Applicant Details

Name/Company

Title

Mr

First name

Abhijit

Surname

Chaudhari

Company Name

Address

Address line 1

36 Huntingdon Close

Address line 2

Address line 3

Town/City

Earley

County

Wokingham

Country

Postcode

RG6 3AB

Are you an agent acting on behalf of the applicant?

- ☒ Yes
- ☐ No

# Applicant Contact Details

Primary number

Secondary number

Fax number

Email address

## Agent Details

### Name/Company

Title

Mr

First name

Azam

Surname

Ashari

Company Name

Space-Q Studio Ltd

### Address

Address line 1

37 Spring Street

Address line 2

Address line 3

Town/City

London

County

Country

W2 1JA

## Contact Details

Primary number

[REDACTED]

Secondary number

Fax number

Email address

[REDACTED]

## Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Application to vary condition 2 of planning consent 220943 for the proposed part single storey front extension incorporating front porch following demolition of existing front porch, part single part two storey rear extension following demolition of existing sunroom plus changes to fenestration. Condition 2 refers to the approved details and the variation is to increase the depth of the single storey front extension by 0.8m, plus addition of a rear Juliet balcony and changes to fenestration.

Reference number

220943

Date of decision (date must be pre-application submission)

13/05/2022

**Please state the condition number(s) to which this application relates**

Condition number(s)

2 (Two)

Has the development already started?

☐ Yes☒ No

## Condition(s) - Variation/Removal

Please state why you wish the condition(s) to be removed or changed

To increase the single-storey front extension from depth of 1.2m to 2.0m.

If you wish the existing condition to be changed, please state how you wish the condition to be varied

Replace with new drawings: SQS231-PP-100F, SQS231- PP-103G & SQS231-PP-104G

## Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☒ Yes  
☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☐ The agent  
☒ The applicant  
☐ Other person

## Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- ☒ Yes  
☐ No

**If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):**

Officer name:

Title

■■■

First Name

■■■■■

Surname

■■■■■■■

Reference

220943 / 232506 / 231567

Date (must be pre-application submission)

03/03/2026

Details of the pre-application advice received

"I advise you submit a Variation of Condition application under Section 73 of the TCPA."

## Ownership Certificates and Agricultural Land Declaration

### Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

- ☒ Yes  
☐ No

Is any of the land to which the application relates part of an Agricultural Holding?

- ☐ Yes  
☒ No

### Certificate Of Ownership - Certificate A

**I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant was the owner\* of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding\*\***

**\* "owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.**

**\*\* "agricultural holding" has the meaning given by reference to the definition of "agricultural tenant" in section 65(8) of the Act.**

**NOTE: You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.**

Person Role

- ☐ The Applicant  
☒ The Agent

Title

Mr

First Name

Azam

Surname

Ashari

Declaration Date

19/03/2026

☒ Declaration made

## Declaration

I/We hereby apply for Removal/Variation of a condition as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Azam Ashari

Date

19/03/2026