

Date: 5 November 2024
Application: 242784



**WOKINGHAM
BOROUGH COUNCIL**

WBC Drainage

Development Management &
Compliance

P.O. Box 157

Shute End, Wokingham

Berkshire, RG40 1BN

Tel: (0118) 974 6000

Minicom No: (0118) 974 6991

Dear WBC Drainage,

PN Class AA det comm storeys Consultation

Application Number: 242784

Applicant: Mr Gill

Site Address: Mulberry Business Park, Ff1 Indigo House, Wokingham, RG41 2GY

Parish: Wokingham Town

Grid Reference: Easting - 480169, Northing - 167715

Type of Development:

Proposal: Prior approval submission for erection of a two-storey upwards extension to provide 32no. residential dwellings on the 2nd and 3rd floors.

Case Officer: Mark Croucher

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 242784. 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:	Boniface Ngu Flood Risk & Drainage		
Service	WBC Drainage	App No:	242784
Address:	Mulberry Business Park, Ff1 Indigo House, Wokingham, RG41 2GY.		
Proposal:	Prior approval submission for erection of a two-storey upwards extension to provide 32no. residential dwellings on the 2nd and 3rd floors.		
Type of Development:			
Site Visit Made:	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

The existing building is within flood zone 1 and we would have no objection to the principle of the 2-storey upward extension, as represented by the **plans and elevations drawings**.

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:	07/11/2024	Signed:	Boniface Ngu
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