

Date: 13 May 2025
Application: 251131



**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: 251131

Applicant: Mr Wing Hing Chu

Site Address: 47 Malvern Way, Twyford, Wokingham, RG10 9PY

Parish: Twyford

Grid Reference: Easting - 479044, Northing - 177249

Type of Development: Other Householder

Proposal: Householder application for proposed single storey side and rear extension and garage conversion.

Case Officer: Rowan Reynolds

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 251131. 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:	AC		
Service	WBC Highways	App No:	251131
Address:	47 Malvern Way, Twyford, Wokingham, RG10 9PY.		
Proposal:	Householder application for proposed single storey side and rear extension and garage conversion.		
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

The proposal will not have a significant impact in respect of the overall number of habitable rooms and the councils parking standards.

Although the garage is to be converted, the submitted drawing indicates driveway parking for up to three vehicles will be available. The proposed level of parking is considered acceptable in this instance.

Conditions & Reasons (if required)

1. CF4 – PARKING (AS APPROVED)

Date:	14/5/25	Signed:	AC
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