



COMMUNITY INVOLVEMENT STATEMENT

Site
Location: Lambs Farm Business Park, Basingstoke Road, Swallowfield, RG7 1PQ

Proposal: Erection of agricultural store building in association with the existing stable building and additional car parking. (Resubmission with minor amendments to application number 223727).

Applicant: J P Winkworth

1. Introduction and Purpose

- 1.1 This Community Involvement Statement has been prepared by Lasseter Downie Planning on behalf of J P Winkworth in support of the planning application at Lambs Farm Business Park, Basingstoke Road, Swallowfield.
- 1.2 The application seeks permission for the erection of an agricultural store building in association with the existing stable building and additional car parking. It is a resubmission of application 223727 incorporating minor amendments.
- 1.3 Wokingham Borough Council's current Local Validation List confirms that information on consultation with the Local Planning Authority, the wider community and statutory consultees may be included within a Planning Statement or provided as a separate Community Involvement Statement. This document provides that information in a concise and proportionate form.

2. Community Involvement and Resubmission

- 2.1 The proposal is limited in scale and is located within the established Lambs Farm Business Park complex. It comprises a functional agricultural store associated with the existing stable building together with additional parking.
- 2.2 The current submission follows application 223727 and has been brought forward as a fresh application with minor amendments. The resubmission provides a clear and transparent opportunity for the Council, statutory consultees and interested parties to consider the revised scheme through the normal planning process.
- 2.3 The amendments do not alter the fundamental nature of the proposal. The scheme remains for an agricultural store and associated parking within the existing developed complex.
- 2.4 Having regard to the modest scale of the proposal, its location within an established farm and business complex, and the limited nature of the amendments, a bespoke public exhibition or wider pre-application consultation exercise would not be proportionate. Community involvement is appropriately achieved through the Council's statutory notification and consultation procedures.
- 2.5 The applicant remains willing to engage constructively with Wokingham Borough Council, relevant consultees and interested parties during determination of the application. Any substantive comments received will be reviewed and, where appropriate, addressed through clarification or minor amendment.

3. Conclusion

- 3.1 The approach to community involvement is considered proportionate to the nature and scale of the development and allows the revised proposal to be considered openly through the statutory planning process.
- 3.2 This statement should be read alongside the submitted Planning Statement and application drawings.