



**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
Phone: 0118 974 6000

Application for Approval of Details Reserved by Condition

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

Suffix

Property Name

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

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

Easting (x)

Northing (y)

Description

Applicant Details

Name/Company

Title

Mr

First name

Darren

Surname

Hewitt

Company Name

Iconic Project Management Ltd

Address

Address line 1

4 The Courtyard,

Address line 2

Denmark Street

Address line 3

Town/City

Wokingham

County

Berkshire

Country

United Kingdom

Postcode

RG40 2AZ

Are you an agent acting on behalf of the applicant?

- ☐ Yes
- ☒ No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

Description of the Proposal

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

Application for Listed Building consent for the proposed demolition of the existing conservatory, replacement of 3 no. flat roofs and repairs to 2 no. pitched roofs at the rear, installation of new front canopy roof plus changes to fenestration, refurbishment and internal repairs.

Reference number

242929
242930
250220
250221

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

02/07/2025

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

Condition number(s)

Condition 3a

Has the development already started?

- ☒ Yes
☐ No

If Yes, please state when the development was started (date must be pre-application submission)

04/07/2025

Has the development been completed?

- ☐ Yes
☒ No

Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

- ☒ Yes
☐ No

If Yes, please indicate which part of the condition your application relates to

Condition 3a

Discharge of Conditions

Please provide a full description and/or list of the materials/details that are being submitted for approval

Details identifying location and means for repair where damp / water ingress had occurred are as follows:

- 36 RS Damp Condition
- 38 RS Damp Condition
- ML4382 Damp Report 36 and 38 Rose Street Wokingham Berkshire
- Damp Proofing Specification Sheet
- Specimen Guarantee

Description of the works - A chemical damp proof course will be installed in the ground floor areas in both 36 Rose Street and 38 Rose Street using the below method. Please see appended drawings for further detail (ref: 36 RS – Damp Condition, 38 RS – Damp Condition)

1. Remove defective or salt contaminated plaster
2. Clean down masonry to remove any loose rendering
3. Drill 12mm diameter holes into the mortar bed, holes will be in a straight line of between 80mm – 100mm apart or one hole per header and two per stretcher
4. Inject each hole with a 'chemical' damp proofing cream
5. Cap each hole with a cement mortar plug

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

Declaration

I/We hereby apply for Approval of details reserved by a condition (discharge) 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

Darren Hewitt

Date

16/07/2025