

Date: 18 February 2026
Application: 260383



**WOKINGHAM
BOROUGH COUNCIL**

SDL Flood Risk Officer

Development Management &
Compliance

P.O. Box 157

Shute End, Wokingham

Berkshire, RG40 1BN

Tel: (0118) 974 6000

Minicom No: (0118) 974 6991

Dear SDL Flood Risk Officer,

Discharge of condition Consultation

Application Number: 260383

Applicant: Mr Gary Du Preez

Site Address: Hogwood Farm, Sheerlands Road, Arborfield, Wokingham, RG40 4QY

Parish: Finchampstead

Grid Reference: Easting - 477139, Northing - 164324

Type of Development:

Proposal: Application for submission of details to comply with the following condition of planning consent 140764 dated 09/01/2017, varied under 181194 dated 14/11/2018. Condition 29 Badger Protection Measures. Condition 32 Design of Roads. Condition 33 Construction Access. Condition 47 Wetland Features. Condition 55 External Lighting.

Case Officer: Baldeep Pulahi

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 260383. 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 requested from the case officer.

Your observations are required in respect of this application by **13 March 2026**.

Yours sincerely,
Development Management & Compliance

MEMORANDUM

From:	NT		
Service	SDL Flood Risk Officer	App No:	260383
Address:	Hogwood Farm, Sheerlands Road, Arborfield, Wokingham, RG40 4QY.		
Proposal:	Application for submission of details to comply with the following condition of planning consent 140764 dated 09/01/2017, varied under 181194 dated 14/11/2018. Condition 29 Badger Protection Measures. Condition 32 Design of Roads. Condition 33 Construction Access. Condition 47 Wetland Features. Condition 55 External Lighting.		
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 LLFA has **no comment** to make on the submitted details in relation to the above conditions.

Conditions & Reasons (if required)

Date:	24/02/2026	Signed:	NT
--------------	------------	----------------	----