

Date: 4 August 2025
Application: 251856



**WOKINGHAM
BOROUGH COUNCIL**

WBC Drainage

Development Management &
Compliance

P.O. Box 157

Shute End, Wokingham

Berkshire, RG40 1BN

Tel: (0118) 974 6000

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Dear WBC Drainage,

Variation/Removal of Condition Consultation

Application Number: 251856

Applicant: Mr Jon Furneaux

Site Address: 6 Land At Rear Of, Johnson Drive, Finchampstead, Wokingham, RG40 3NW

Parish: Finchampstead

Grid Reference: Easting - 480628, Northing - 165104

Type of Development: Minor Dwellings (1-9)

Proposal: Application to vary condition 2 of planning consent 233086 for the Full application for the proposed erection of 8 no. dwellings and erection of car canopies, following removal/demolition of the existing outbuildings. Condition 2 refers to Approved Details and the variation is for the replacement of the approved drawings with revisions that incorporate alterations to the proposed dwellings.

Case Officer: James Fuller

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 251856. 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:	NT		
Service	WBC Drainage	App No:	251856
Address:	6 Land At Rear Of, Johnson Drive, Finchampstead, Wokingham, RG40 3NW.		
Proposal:	Application to vary condition 2 of planning consent 233086 for the Full application for the proposed erection of 8 no. dwellings and erection of car canopies, following removal/demolition of the existing outbuildings. Condition 2 refers to Approved Details and the variation is for the replacement of the approved drawings with revisions that incorporate alterations to the proposed dwellings.		
Type of Development:	Minor Dwellings (1-9)		
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

Thank you for consulting the Lead Local Flood Authority (LLFA) on the above application to vary Condition 2 of planning consent 233086, relating to the proposed erection of 8 dwellings and car canopies, following demolition of existing outbuildings.

The variation seeks to replace the approved drawings with revised plans incorporating alterations to the proposed dwellings.

Please note that the LLFA has **no additional comments** on the proposed variation. Our previous comments regarding drainage, as submitted under the original application, **remain unchanged and valid**.

Conditions & Reasons (if required)

Date:	05/08/2025	Signed:	NT
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