

NON-MATERIAL AMENDMENT **DRAFT DECISION NOTICE**



Expiry Date: 3 July 2025

Application Number: 251330

Location: Oak Dale, Lower Wokingham Road, Crowthorne, Wokingham, RG45 6BX

Proposal: Application for non-material amendment to planning consent 223256 for an amendment to the wording of condition 17 (photovoltaic array) to ensure consistency with the approved energy strategy.

Recommendation: Approve

Conditions and/or Reasons

1. Alternative condition 17:

Prior to the first occupation of the development hereby permitted, the photovoltaic array of minimum delivery capacity 40kWp, as stated in the 2822-HCO-ZZ-XX-RP-ME-0001, Energy Strategy Rev A, Report prepared by Harniss and shown in 2822-HCO-ZZ-RF-DR-M 9002 – MEP Services Plant Spatial Planning Layout Roof, shall be installed in accordance with this approved plan and details and retained thereafter.

Reason: To ensure developments contribute to sustainable development. Relevant policy: NPPF Section 14 (Meeting the Challenge of Climate Change, Flooding and Coastal Change), Core Strategy policy CP1 and Managing Development Delivery Local Plan policy CC04.

Recommendation and conditions/reasons agreed:

Date: 18/06/25

REMEMBER - The earliest date for a decision on this application is: **16 June 2025**