

Date: 18 June 2025
Application: 251330



WOKINGHAM
BOROUGH COUNCIL

Mr Adrian Kearley
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Dear Mr Adrian Kearley,

NON-MATERIAL AMENDMENT RESPONSE

Application Number: 251330

Site Address: 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.

I refer to your application for a non-material amendment registered on 5 June 2025 under the above reference number. The proposal is for:

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.

Wokingham Borough Council accept the alterations referred to and shown in the plans above as non-material amendments which will not require the granting of a further planning permission. You are reminded this letter does not convey any additional approvals which may be required under other legislations including building control.

Yours sincerely,

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Head of Development Management - Place & Growth