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23rd February 2026

Dear Sir/Madam,

Re: Application for Non-Material Amendment to Planning Permission 203544 (Appeal Ref: APP/X0360/W/22/329765) at Land to the West of St Anne's Drive and south of London Road, Wokingham, RG40 1PB.

I write on behalf of the applicant to submit an application for a non-material amendment to planning permission 203544, as subsequently amended under application 240830.

This application seeks approval to revise the previously approved balcony screening to Plots 12 to 20, changing the material from glass to perforated aluminium balustrading, as shown on the submitted drawing PL.54-NMA Rev G.

The amendment has been requested by the affordable housing provider, VIVID Housing Ltd, who have agreed to purchase the affordable units. As confirmed in their supporting letter dated 4 February 2026, their housing management team consider glass balustrades unsuitable due to ongoing maintenance, management and repair requirements, and have requested an alternative material.

The proposed change relates solely to the material finish of the balcony screening and does not alter the size, footprint, or overall form of the approved buildings. The amendment is therefore minor in nature and does not materially affect the appearance or overall design intent of the development.

In light of the above, it is respectfully requested that this non-material amendment be approved at the earliest opportunity.

Please do not hesitate to contact me should you require any further information.

Yours sincerely,



Vicki Battimelli
Senior Planner
Progress Planning