

HOUSEHOLDER **DRAFT DECISION NOTICE**



WOKINGHAM
BOROUGH COUNCIL

Expiry Date: 8 January 2026

Application Number: 252549

Location: 196 London Road, Wokingham, Wokingham, RG40 1SN

Proposal: Householder application for the proposed garage conversion to form a disability sensory room with the installation of a rear window (retrospective)

Recommendation: Approve

Conditions and/or Reasons

1. Approved details

This permission is in respect of the submitted application plans and drawings labelled '2025-11-RG401SN Elevations' '2025-11RG401SN Existing Floor Plans' '2025-11-RG401SN Plans-Proposed Floor' and 'Plans- Parking' received by the local planning authority on 11/11/2025 and 13/11/2025. The development shall be retained in accordance with the approved details unless otherwise agreed in writing by the local planning authority.

Reason: For the avoidance of doubt and to ensure that the development is retained in accordance with the application form and associated details hereby approved.

Informatives

1. The Local Planning Authority has acted positively and proactively in determining this application by assessing the proposal against all material considerations, including planning policies and any representations that may have been received and subsequently determining to grant planning permission in accordance with the presumption in favour of sustainable development as set out in the NPPF.

Recommendation and conditions/reasons agreed: *MC*

Date: 08.12.2025

REMEMBER - The earliest date for a decision on this application is: **4 December 2025**