



F.A.O Planning Validation Team

Wokingham Borough Council
Shute End
Wokingham
Berkshire
RG40 1BN

22 October 2025
Reference: 2537

Dear Planning Validation Team,

Site Address Ref: 7, Rosecroft Way, Shinfield, Reading, RG2 9AP
PP Reference: PP- 14429498

We are writing to you following our submission of a Householder Planning Application, at the above site. Works proposed comprise of the removal of a Conservatory and replacement with a ground floor single storey rear extension together with a front entrance porch.

We understand that no Bat Survey is required due to the proposals comprising of a single-storey pitched roof construction, with the main roof of the host property retained and unaltered.

We trust that the above information is sufficient to meet the validation requirements and should you require any further information from ourselves, please do not hesitate to contact us.

Yours Sincerely

David Holtham
For and on behalf of
Holtham Newman Architects Ltd.

Holtham Newman Architects Ltd.

Directors

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