

Biodiversity Statement – 12 Commons Road, Wokingham, RG41 1JG

Planning Portal Ref: PP-14024481

This statement accompanies a householder planning application to form a new single storey extension to the rear and a dormer to the rear of the existing main roof.

The Site

The site is located in a residential area of Wokingham comprising of mostly semi detached houses of various ages and designs.

The site comprises of a semi detached dwelling with vehicle hardstanding to the front of the property, a pedestrian hardstanding path to the side of the property, and a hardstanding patio to the rear with lawned garden and sections of mature hedgerows with native trees and flowerbeds.

The site has an total area of 288sqm of which 152sqm comprises of a dwellinghouse and hardstanding and 136sqm comprises of lawned garden with hedges, flowerbeds and trees and supports native garden birds, insects and small mammals.



The Proposal

The proposal seeks to form a new single storey extension to the rear of the property and a dormer within the existing main roof.

It is proposed that the extension will be built on the existing hardstanding patio to the rear and will not affect the existing natural habitats or planting in any way.

A 3rd party biodiversity report will be supplied if necessary and requested.