

22 May 2025  
Our Ref: 23.1006

Mr Nick Chancellor  
Delivery Manager  
Development Delivery Team  
Wokingham Borough Council  
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Wokingham  
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Planning Portal Reference: PP-13932627

Dear Mr Chancellor,

**Re: Discharge of Details Reserved by Condition Pursuant to Planning Permission Reference: 240375 at West Court SANG Car Park, Land east of Reading Road and west of West Court, Arborfield Green.**

On behalf of our client, Crest Nicholson Chiltern, we are pleased to submit a formal planning application to discharge a condition pursuant to planning permission reference: 240375 in relation to West Court SANG Car Park, Land east of Reading Road and west of West Court, Arborfield Green.

The description of the approved development as shown on the decision letter 240375 is as follows:

*Full application for a carpark to serve West Court SANG with associated landscaping, drainage and ancillary work.*

The condition which this application seeks to discharge are:

- Condition 5 – Construction Environmental Management Plan (Biodiversity)
- Condition 8 – Vehicular Access Gate

To confirm, the vehicle barrier gate and the height restrict gate are to be constructed using the materials listed below, which can be found on the Centrewire website (<https://centrewire.com/>):

- Vehicle Barrier Gate 3660mm Long F010201671
- Hang Post 150x150 for Vehicle Barrier F010 2083 15
- Slam Post 150x150 for Vehicle Barrier F010 2083 31
- Long Height Restrictor Barrier 4800mm F010 2017 33
- Long Triangular Vehicle Barrier 4880mm F010 2016 58
- Height Restrict Hang Post ass. 150x150 F010 2084 12
- Height Restrict Slam Post 150x150 F010 2084 31

## Application Documents and Application Fee

The following application documents have been submitted in support of this application:



| Document Title                                                                                   | Responsible Consultant |
|--------------------------------------------------------------------------------------------------|------------------------|
| Cover Letter                                                                                     | Boyer                  |
| West Court L&G SANG Car Park Layout Plan General Arrangement and Details – Ref. 60312043-CIV-510 | AECOM                  |
| Method Statement and Risk Assessment – West Court                                                | Equibuild              |
| Construction Environmental Management Plan (Biodiversity) – May 2025                             | Brindle and Green      |

The application fee of **£298.00** has been paid via the Planning Portal.

We look forward to receiving your formal acknowledgement of this application and trust you have sufficient information to favourably consider this application to discharge the condition at West Court SANG (Ref. 240375). Should you require any further information or wish to discuss the proposals further, please do not hesitate to contact me.

Yours sincerely

*Jude Aggett*

**Jude Aggett**  
Planner

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**Boyer**