

**Date:** 20 January 2025  
**Application:** 250098



**WOKINGHAM  
BOROUGH COUNCIL**

WBC Highways

Development Management &  
Compliance  
P.O. Box 157  
Shute End, Wokingham  
Berkshire, RG40 1BN  
Tel: (0118) 974 6000  
Minicom No: (0118) 974 6991

Dear WBC Highways,

**Discharge of condition Consultation**

**Application Number:** 250098

**Applicant:** Mr Peter Felgate

**Site Address:** Kimberdale, Heathlands Road, Wokingham, Wokingham, RG40 3AS

**Parish:** Wokingham Without

**Grid Reference:** Easting - 482585, Northing - 165824

**Type of Development:**

**Proposal:** Application for submission of details to comply with the following condition of planning consent 241539 dated 31.10.2024. Condition 3 relates to drainage details; 4 to foul drainage details; 11 to cycle parking; 13 to electric bicycle.

**Case Officer:** Tariq Bailey-Biggs

Development Management has received the above application and we require your comments on the proposal using the recommended memorandum below. The documents associated with this are available to view in NEC DM using the application number 250098. Alternatively, public documents are available to view on the Council's planning application search page: [Wokingham Borough Council Online Planning](#).

Please index your response into NEC DM against the application. If you are recommending conditions, you should give a reason with reference to relevant policies. A list of standard conditions can be found on the Z Drive at: [Z:\Standard Planning Conditions](#).

Your observations are required in respect of this application within **10 working days** of the above date or **15 working days** if the development type is classed as a major development.

Yours sincerely,  
Development Management & Compliance

# MEMORANDUM

<b>From:</b>	AC		
<b>Service</b>	WBC Highways	<b>App No:</b>	250098
<b>Address:</b>	Kimberdale, Heathlands Road, Wokingham, Wokingham, RG40 3AS.		
<b>Proposal:</b>	Application for submission of details to comply with the following condition of planning consent 241539 dated 31.10.2024. Condition 3 relates to drainage details; 4 to foul drainage details; 11 to cycle parking; 13 to electric bicycle.		
<b>Type of Development:</b>			
<b>Site Visit Made:</b>	Yes/No		

## Summary Of Recommendations

Details acceptable

## Comments On Proposal

### Condition 11 – Cycle parking

The submitted drawing indicates the size and location of the cycle stores, and the specification includes provision of a 'shed shackle' security device. The details are considered acceptable.

### Condition 13 – Electric bicycle

The condition requires an electric bicycle to be provided for each new dwelling. The submitted electric bicycle specification is considered acceptable.

<b>Date:</b>	21/1/25	<b>Signed:</b>	AC
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