

Date: 5 November 2025
Application: 252619



WOKINGHAM
BOROUGH COUNCIL

WBC Drainage

Development Management &
Compliance

P.O. Box 157

Shute End, Wokingham

Berkshire, RG40 1BN

Tel: (0118) 974 6000

Minicom No: (0118) 974 6991

Dear WBC Drainage,

Full Planning Approval Consultation

Application Number: 252619

Applicant: Mr Elton Coutinho

Site Address: The Dukes Head Ph, 56 Denmark Street, Wokingham, RG40 2BQ

Parish: Wokingham Town

Grid Reference: Easting - 481059, Northing - 168295

Type of Development: Minor All other developments

Proposal: Full application for the use of the land for the siting of a mobile catering unit (retrospective).

Case Officer: Kieran Neumann

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 252619. 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 requested from the case officer.

Your observations are required in respect of this application by **26 November 2025**.

Yours sincerely,
Development Management & Compliance

MEMORANDUM

From:	Boniface Ngu Flood Risk & Drainage		
Service	WBC Drainage	App No:	252619
Address:	The Dukes Head Ph, 56 Denmark Street, Wokingham, RG40 2BQ.		
Proposal:	Full application for the use of the land for the siting of a mobile catering unit (retrospective).		
Type of Development:	Minor All other developments		
Site Visit Made:	No		

Summary Of Recommendations

- ☐ No comment
- ☒ No objection
- ☐ No objection subject to conditions (and reasons) **stated below**
- ☐ Request further information before determination as **stated below**
- ☐ Objection due to the reason(s) **stated below**

Comments On Proposal

The site is within flood zone 1 and **Planning Statement Rev A dated 03/11/2025** states that the trailer occupies a small area of the existing hard-surfaced car park near the rear of the public house.

As the car park is already impermeable, we would have **no objection** to the mobile catering unit, as represented by the **plan drawing dated 04/11/2025**.

Conditions & Reasons (if required)

Please use this section to detail any conditions that are required to make this development acceptable in planning terms. All conditions should be accompanied by reasons.

Date:	07/11/2025	Signed:	Boniface Ngu
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