

Date: 11 June 2025
Application: 251378



**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,

Consultation from adjoining LA Consultation

Application Number: 251378

Applicant: Lewis Richards

Site Address: Unit 1, Lambwood Industrial Estate, Lambwood Hill, Grazeley

Parish:

Grid Reference: Easting - 469183, Northing - 166113

Type of Development:

Proposal: Consultation from West Berkshire District Council for the following proposal: Proposed two bay extension to the existing light industrial unit for the company Hobby Ceramic Crafts Ltd to provide additional storage for this expanding business.

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 251378. 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

From:	AC		
Service	WBC Highways	App No:	251378
Address:	Unit 1, Lambwood Industrial Estate, Lambwood Hill, Grazeley.		
Proposal:	Consultation from West Berkshire District Council for the following proposal: Proposed two bay extension to the existing light industrial unit for the company Hobby Ceramic Crafts Ltd to provide additional storage for this expanding business.		
Type of Development:			
Site Visit Made:	Yes/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 has an existing established industrial use and lies entirely within West Berkshire District Council boundary. The proposed development is not considered to have a significant impact on the highway network within Wokingham borough.

Date:	12/6/25	Signed:	AC
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