

Date: 20 October 2025
Application: 252349



WOKINGHAM
BOROUGH COUNCIL

WBC Highways

Development Management &
Compliance

P.O. Box 157

Shute End, Wokingham

Berkshire, RG40 1BN

Tel: (0118) 974 6000

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Dear WBC Highways,

Householder Consultation

Application Number: 252349

Applicant: Mr & Ms Dudley and Salt

Site Address: 7 Buckhurst Grove, Wokingham, RG40 2JR

Parish: Wokingham Town

Grid Reference: Easting - 482622, Northing - 168214

Type of Development: Other Householder

Proposal: Householder application for the proposed erection of a single storey front extension to form a porch and a single storey rear extension, plus modifications to the roof, installation of a rear dormer with Juliet balcony and changes to fenestration.

Case Officer: Rowan Reynolds

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 252349. Alternatively, public documents are available to view on the Council's planning application search page: [Wokingham Borough Council Online Planning](https://www.wokingham.gov.uk/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 **10 November 2025**.

Yours sincerely,
Development Management & Compliance

MEMORANDUM

From:	Stantec LS		
Service	WBC Highways	App No:	252349
Address:	7 Buckhurst Grove, Wokingham, RG40 2JR.		
Proposal:	Householder application for the proposed erection of a single storey front extension to form a porch and a single storey rear extension, plus modifications to the roof, installation of a rear dormer with Juliet balcony and changes to fenestration.		
Type of Development:	Other Householder		
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 proposal will not increase the total numbers of habitable rooms.

The existing car parking arrangements are to be retained. This is acceptable and in line with WBC's current guidance that requires the provision of three car parking spaces for dwellings with eight or more habitable rooms.

No negative impacts on abilities for cycle storage are expected, which is acceptable.

Conditions & Reasons (if required)

Date:	3.11.25	Signed:	Stantec LS
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