

Date: 16 December 2024
Application: 243129



**WOKINGHAM
BOROUGH COUNCIL**

SDL Highways

Development Management &
Compliance

P.O. Box 157

Shute End, Wokingham

Berkshire, RG40 1BN

Tel: (0118) 974 6000

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Dear SDL Highways,

Discharge of condition Consultation

Application Number: 243129

Applicant: Miss Kristina King

Site Address: Hogwood Farm, Sheerlands Road, Arborfield, Wokingham, RG40 4QY

Parish: Finchampstead

Grid Reference: Easting - 477135, Northing - 164144

Type of Development:

Proposal: Application for submission of details to comply with the following conditions of planning consent 181194 dated 14/11/2018. Condition 32 relates to detailed design of roads; 55 to external lighting scheme Parcel 9; 61 to archaeological investigation for Parcels 7, 8 and 9 (part discharge).

Case Officer: Stefan Fludger

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 243129. 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:	Gordon Adam Development Control		
Service	SDL Highways	App No:	243129
Address:	Hogwood Farm, Sheerlands Road, Arborfield, Wokingham, RG40 4QY.		
Proposal:	Application for submission of details to comply with the following conditions of planning consent 181194 dated 14/11/2018. Condition 32 relates to detailed design of roads; 55 to external lighting scheme Parcel 9; 61 to archaeological investigation for Parcels 7, 8 and 9 (part discharge).		
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

Condition 32 relates to detailed design of roads for Parcel 9

1. An application has been made for a s38 agreement for the roads within this parcel.
2. Once technical acceptance has been granted by the Highways Agreement team, highways will then and only then be able to recommend discharge of this condition for Parcel 9.

Condition 55 to external lighting scheme Parcel 9

1. An application has been made for a s38 agreement for the roads, including lighting within this parcel.
2. Once technical acceptance has been granted by the Highways Agreement team, highways will then and only then be able to recommend discharge of this condition for Parcel 9.

Conditions & Reasons (if required)

Date:	31 st Dec 2024	Signed:	Gordon Adam
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