

Date: 7 August 2025
Application: 251804



**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: 251804

Applicant: Ms Afshan Rashid

Site Address: 11 Stockbury Close, Earley, Wokingham, RG6 5YL

Parish: Earley

Grid Reference: Easting - 474760, Northing - 170438

Type of Development: Other Householder

Proposal: The householder application for the proposed installation of new front-facing fenestration to the converted garage alongside the infill of the rear return to create a single-storey rear extension, with matching external materials and finishes to harmonise with the host dwelling, and including associated demolition works to the internal garage wall and part of the rear elevation.

Case Officer: Marcus Hillman

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 251804. 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:	251804
Address:	11 Stockbury Close, Earley, Wokingham, RG6 5YL.		
Proposal:	The householder application for the proposed installation of new front-facing fenestration to the converted garage alongside the infill of the rear return to create a single-storey rear extension, with matching external materials and finishes to harmonise with the host dwelling, and including associated demolition works to the internal garage wall and part of the rear elevation.		
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 result in an additional habitable room, however, this will not have a significant impact in respect of the councils parking standards. The garage does not meet the councils current standards for parking and as such there is no significant loss of parking. The existing level of driveway parking will be retained, and this is considered acceptable in this instance.

Date:	11/8/25	Signed:	AC
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