

This application is for a householder development at **32 ST. PAULS GATE, WOKINGHAM, BERKSHIRE, RG41 2YP**. The proposed works consist of alterations and extensions within the curtilage of an existing dwellinghouse, for purposes incidental to its enjoyment. In accordance with Article 2(1) of the Town and Country Planning (Development Management Procedure) (England) Order 2015, the proposal falls within the definition of a householder application. Therefore, the development is exempt from the biodiversity gain condition set out in Paragraph 13 of Schedule 7A of the Town and Country Planning Act 1990, which requires a 10% net gain in biodiversity value. Conclusion: The biodiversity gain condition does not apply to this application.