

Date: 31 March 2026
Application: 260351



**WOKINGHAM
BOROUGH COUNCIL**

Dylan Steed
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Development Management &
Compliance

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Dear Dylan Steed,

**SUBMISSION OF DETAILS TO COMPLY WITH CONDITIONS OF PLANNING
PERMISSION 253049**

Application Number: 260351

Applicant Name: Dylan Steed, Planning & Design Practice Ltd

Site Address: Glasspool Farm, Part Lane, Riseley, Wokingham, RG7 1RU

Proposal: Application for submission of details to comply with the following conditions of planning approval 253049 dated 02.02.2026. Condition 3 relates to preliminary risk assessment, 5 to asbestos refurbishment and demolition survey and removal plan.

A list of the agreed details for the conditions being approved as well as those unable to be approved are set out below. In summary:

- Acceptable details have been submitted in relation to condition 3 (preliminary risk assessment) that are sufficient to determine the application. The development, including construction shall be carried out in accordance with the preliminary risk assessment and measures within.
- Insufficient information has been submitted pursuant to condition 5 (asbestos refurbishment/ demolition survey and removal plan). The submitted asbestos survey carried out by DL Surveying (29/01/2025) does not survey, advise or assess the building subject to Class Q conditional consent. Furthermore, no removal plan has been provided, nor details of companies to be involved and the specific amount of asbestos present as required by the condition. Accordingly, details pursuant to condition 5 cannot be approved at this time.

Yours sincerely,
Development Management & Compliance

JMM

Authorised by:
7 April 2026

Condition	Plan Number/Report Details	Date Received	Comments
Condition No. 3 (approved)	“Remediation Implementation Plan – Prepared by Eastwood Consulting Engineers – Ref 46383-ECE-XX-XX-RP-C-004” “Geotechnical and Geo-environmental - Site Investigation Report Issue 2 – Prepared by Eastwood Consulting Engineers – Ref 46383”	11 February 2026	Acceptable details have been submitted in relation to condition 3 (preliminary risk assessment) that are sufficient to determine the application. The development shall be carried out in accordance with the preliminary risk assessment and mitigation measures within.
Condition No. 5 (refused)	“Asbestos Survey Report - Prepared by DL Surveying – Ref GPF/2425/356”	11 February 2026	Insufficient information has been submitted pursuant to condition 5 (asbestos refurbishment/demolition survey and removal plan). The submitted asbestos survey carried out by DL Surveying (29/01/2025) does not survey, advise or assess the building subject to Class Q conditional consent. Furthermore, no removal plan has been provided, nor details of companies to be involved and the specific amount of asbestos present as required by the condition. Accordingly, details

Condition	Plan Details	Number/Report	Date Received	Comments
				pursuant to condition 5 cannot be approved at this time.