

MEMORANDUM

From:	Coralie Ramsey Trees and Landscape		
Service	WBC Landscape and Trees	App No:	242170
Address:	96 Antrim Road, Woodley, Wokingham, RG5 3NY.		
Proposal:	Householder application for the proposed single storey rear extension following the demolition of the existing single storey rear extension.		
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 site is subject to 2 Tree Preservation Order (TPO) being 3/1951 on all trees of whatever age and 4/1961 on trees alive in 1961.

I refer to submissions 242170; tree report AIA/AMS 06520/2024 Sept 24; site plan JP10 14.7.24 and proposed elevations 19.8.24.

National Planning Policy Framework 2024 (NPPF), Wokingham Borough Core Strategy (Adopted 29 January 2010), CP1 – Sustainable development, CP3 - General Principles for development and Wokingham Borough Managing Development Delivery Document (Local Plan) – Adopted 21 February 2014, Policy CC03: Green Infrastructure, Trees and Landscaping and Policy TB21: Landscape Character, Wokingham Borough Council Borough Design Guide Supplementary Planning Document June 2012 and BS5837:2012: Trees in relation to design, demolition and construction – Recommendations refer.

The tree report does not include the plan. But the report is thorough, no trees are impacted by the scheme as they are not proximate and because of the topography of the site, so I do not require it, at this time.

The addition is subordinate to the existing and will not attract public views.

Conditions & Reasons (if required)			
none			
Date:	26.9.24	Signed:	C Ramsey