

Date: 6 December 2024
Application: 243037



**WOKINGHAM
BOROUGH COUNCIL**

WBC Drainage

Development Management &
Compliance

P.O. Box 157

Shute End, Wokingham

Berkshire, RG40 1BN

Tel: (0118) 974 6000

Minicom No: (0118) 974 6991

Dear WBC Drainage,

Discharge of condition Consultation

Application Number: 243037

Applicant: Mr Ranjot Singh

Site Address: Land Adjacent to Lane end House, Shinfield Road, Shinfield, RG2 9BB

Parish: Shinfield

Grid Reference: Easting - , Northing -

Type of Development:

Proposal: Application for submission of details to comply with the following conditions of planning consent 222304 dated 29.04.2024. Condition 6 relates to landscaping; 6 to biodiversity enhancements; 9 to lighting scheme.

Case Officer: Adriana González

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 243037. 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:	Boniface Ngu Flood Risk & Drainage		
Service	WBC Drainage	App No:	243037
Address:	Land Adjacent to Lane end House, Shinfield Road, Shinfield, RG2 9BB.		
Proposal:	Application for submission of details to comply with the following conditions of planning consent 222304 dated 29.04.2024. Condition 6 relates to landscaping; 6 to biodiversity enhancements; 9 to lighting scheme.		
Type of Development:			
Site Visit Made:	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 above conditions are not drainage related.

Drainage was consulted separately under application 242989 and drainage condition 11 of application 222304 discharged.

NB:

The permeable paving area have infiltration storgae designed to cater for the 1 in 100 year flood event using determined infiltration rate of $3.21 \times 10^{-6} \text{m/s}$, with no flooding experienced.

Conditions & Reasons (if required)

Please use this section to detail any conditions that are required to make this development acceptable in planning terms. All conditions should be accompanied by reasons.

Date:	05/11/2024	Signed:	Boniface Ngu
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