

MEMORANDUM

From:	Tina Cuss Ecology Officer		
Service	WBC Ecology	App No:	252139
Address:	28 Redhatch Drive, Earley, Wokingham, RG6 5QP.		
Proposal:	Householder application for the proposed single story ground floor wrap around extension and part first floor side extension with insertion of roof lights.		
Type of Development:	Other Householder		
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

Conditions & Reasons (if required)

It is possible that protected species may be encountered once works commence. I advise that the following informatives should be appended to any such consent:

Informative I19: This permission does not convey or imply any approval or consent required for protected species under The Wildlife and Countryside Act 1981 (as amended) and The Conservation of Habitats and Species Regulations 2017 (as amended). The applicant is advised to contact Natural England with regard to any protected species that may be found on the site.

Informative I17: Bats are a protected species under the Conservation of Habitats and Species Regulations 2017 (as amended). Should any bats or evidence of bats be found prior to or during the development, all works must stop immediately and an ecological consultant contacted for further advice before works can proceed. All contractors working on site should be made aware of the advice and provided with the contact details of a competent qualified ecologist.

Date:	11/09/25	Signed:	T Cuss
--------------	----------	----------------	--------