

Date: 25 June 2026
Application: 261139



**WOKINGHAM
BOROUGH COUNCIL**

WBC Highways

Development Management &
Compliance

P.O. Box 157

Shute End, Wokingham

Berkshire, RG40 1BN

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Dear WBC Highways,

Full Planning Approval Consultation

Application Number: 261139

Applicant: Mr Jamie Henderson

Site Address: Twyford Tennis Club, George's Playing Fields, Twyford, RG10 9JA

Parish: Twyford

Grid Reference: Easting - , Northing -

Type of Development: Minor All other developments

Proposal: Full application for the proposed erection of an additional tennis court with fencing, new floodlights system to block of 3 courts, erection of rebound fences and erection of a bund.

Case Officer: Marcus Hillman

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 261139. 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 requested from the case officer.

Your observations are required in respect of this application by **16 July 2026**.

Yours sincerely,
Development Management & Compliance

MEMORANDUM

From:	JP [SC]		
Service	WBC Highways	App No:	261139
Address:	Twyford Tennis Club, George's Playing Fields, Twyford, RG10 9JA.		
Proposal:	Full application for the proposed erection of an additional tennis court with fencing, new floodlights system to block of 3 courts, erection of rebound fences and erection of a bund.		
Type of Development:	Minor All other developments		
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

General

The site is in relation to previous planning approvals 223372 and 230132.

The application is a resubmission of the previous approvals for the proposed erection of an additional tennis court with fencing, new floodlights system to block of 3 courts, erection of rebound fences and erection of a bund.

The existing footpath adjacent to the existing tennis courts would be permanently diverted around the proposed tennis court as part of this application.

Parking

As well as the tennis club, the car park serves several other facilities including the village hall with its associated activities and a veterinary practice. Using WBC parking standards for each land use the car park supports, the applicant is generally required to demonstrate that the existing car park has sufficient capacity to accommodate the increase in demand resulting from the additional tennis court.

However, with reference to the officer report of 223372, the case officer has assessed on the sufficiency of the shared car park, and consider there are no concerns regarding parking provision and highway safety.

Unless there are substantial changes regarding the anticipated parking demand of the wider site, the Highways Authority will have no further comments on parking provisions.

Footpath Diversion

The application proposes to divert the existing footpath adjacent to the tennis courts around the proposed new court. No Public Right of Ways are impacted by the proposal. The gradient of the footpath diversion is acceptable and does not have a significant increase in length so will not impact users with mobility issues.

Conditions & Reasons (if required)

Date:	08/07/2026	Signed:	JP [SC]
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