

The Planning Department
Wokingham Borough Council
Shute End
Wokingham, Berkshire
RG40 1BN

This Statement is to accompany the householder planning application on behalf of Amanda Collins [REDACTED]

[illegible]

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Greenshadows Architectural Partnership

The proposed extension design has been carefully thought through to provide the requirements of every member of the family, whilst balancing this with the mass, heights and design of the proposal with the neighbouring properties and wider character of the Avenue. The general character of the Avenue being that of large detached properties set within their individual plots and of a mix design, mass and heights.

Subsequently to following amendments have been made in light of the pre application advice given by Wokingham Borough Council:

- The main roof height has been lowered in line with the neighbours dwelling
- The rooms in the roof have been omitted
- All dormer windows have been omitted
- The existing shed in the rear garden that provide cycle storage has been added to the site plan
- A bat and tree survey has been prepared for the planning application.

Given the positive pre application advice and the amendments to the design it is hoped that the proposals will be viewed favourable by the planning authority.

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