

MEMORANDUM

From:	Built Heritage Officer		
Service	Green Infrastructure	App No:	260640
Address:	Kingslake House, Hollybush Ride, Finchampstead, Wokingham, RG40 3QR		
Proposal:	Householder application for proposed erection of single storey rear extension with balcony and side balcony with erection of side dormer with juliet balcony, no.6 velux windows and changes to fenestration.		
Heritage Asset:	Setting of: Kings Lodge – Grade II listed since 1978		
Site Visit Made:	No		

Summary Of Recommendations

No objection

Comments On Proposal

Thank you for consulting Built Heritage on the above application.

The application site, Kingslake House, is located within the setting of the Grade II listed King's Lodge, a 19th century lodge designed in the Tudor Revival style. Kingslake House, a one-and-a-half storey dwellinghouse was built in the second half of the 20th century to the south of the listed building and directly adjacent to the body of water known as King's Mere.

The application proposes alteration and extension to Kingslake House as to include a single storey extension, dormers and rooflights. As a modern property, no historic fabric is impact, only the setting to the listed building. The proposed alteration are mainly focused to the rear, the south and west elevations of the building, with limited change to the north, that is the area that faces King's Lodge. Due to the limited alteration to the extant built setting, no adverse impact would arise to the setting, and thus significance, of the listed building.

As such, no objection is raised to the application from a heritage perspective with no harm arising to the significance of the designated heritage asset.

Conditions

Private: Information that contains a small amount of sensitive data which is essential to communicate with an individual but doesn't require to be sent via secure methods.

Public: Information that can be seen and used by everyone inside and outside the Council.

N/A

Date:

15/04/2026

Signed:

Roderick McDonald
Built Heritage Officer

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