



**WOKINGHAM
BOROUGH COUNCIL**

Wokingham Borough Council
Planning Services
PO Box 157, Civic Offices, Shute End
Wokingham, Berkshire
RG40 1WR
email: development.control@wokingham.gov.uk
Phone: 0118 974 6000

Application for Removal or Variation of a Condition following Grant of Planning Permission or Listed Building Consent

Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation
Areas Act) 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Bridge Farm

Address Line 1

Reading Road

Address Line 2

Arborfield

Address Line 3

Town/city

Wokingham

Postcode

RG2 9HT

Description of site location must be completed if postcode is not known:

Easting (x)

474932

Northing (y)

167542

Description

Applicant Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

DE74 2SL

Contact Details

Primary number

***** REDACTED *****

Secondary number

***** REDACTED *****

Fax number

Email address

***** REDACTED *****

Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Outline application for the erection of up to 11No commercial units to provide 6,986sqm GIA commercial / employment development predominantly within Class B8 and/or Class E(g) uses with supporting facilities within Class E uses comprising ancillary offices, trade counters and food/drink facilities with highway works and strategic landscaping. Matters of Access, Siting and Scale to be considered only.

Reference number

223083

Date of decision (date must be pre-application submission)

02/02/2024

Please state the condition number(s) to which this application relates

Condition number(s)

2

Has the development already started?

☐ Yes

☒ No

Condition(s) - Variation/Removal

Please state why you wish the condition(s) to be removed or changed

Change to the site layout, see proposed Illustrative Masterplan and covering letter for detail.

If you wish the existing condition to be changed, please state how you wish the condition to be varied

Amended to permit the updated illustrative Masterplan, Access Land Use & Height Parameters Plan and Landscape Strategy Plan and therefore removing the previously approved Parameter Plan, Illustrative Masterplan, Landscaping Plan. Again, this is explained clearly in the covering letter.

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

☒ Yes

☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

☒ The agent

☐ The applicant

☐ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☐ Yes

☒ No

Ownership Certificates and Agricultural Land Declaration

Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

☐ Yes

☒ No

Can you give appropriate notice to all the other owners/agricultural tenants? (Select 'Yes' if there are no other owners/agricultural tenants)

☒ Yes

☐ No

Certificate Of Ownership - Certificate B

I certify/ The applicant certifies that:

☒ I have/The applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner* and/or agricultural tenant** of any part of the land or building to which this application relates; or

☐ The applicant is the sole owner of all the land or buildings to which this application relates and there are no other owners* and/or agricultural tenants**.

* "owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.

** "agricultural tenant" has the meaning given in section 65(8) of the Town and Country Planning Act 1990

Name of Owner/Agricultural Tenant:

***** REDACTED *****

House name:

Farley Hall

Number:

Suffix:

Address line 1:

Castle Street

Address Line 2:

Farley Hill

Town/City:

Berkshire

Postcode:

RG7 1UL

Date notice served (DD/MM/YYYY):

18/12/2024

Person Family Name:

Name of Owner/Agricultural Tenant:

***** REDACTED *****

House name:

Farley Hall

Number:

Suffix:

Address line 1:

Castle Street

Address Line 2:

Farley Hill

Town/City:

Berkshire

Postcode:

RG7 1UL

Date notice served (DD/MM/YYYY):

18/12/2024

Person Family Name:

Name of Owner/Agricultural Tenant:

***** REDACTED *****

House name:

c/o Withers LLP

Number:

20

Suffix:

Address line 1:

Old Bailey

Address Line 2:

Town/City:

London

Postcode:

EC4M7AN

Date notice served (DD/MM/YYYY):

18/12/2024

Person Family Name:

Name of Owner/Agricultural Tenant:

***** REDACTED *****

House name:

c/o Capita Trust Company (Jersey) Limited, PO Box 378 Victoria Chambers

Number:

Suffix:

Address line 1:

Liberation Square, 1/3 The Esplanade

Address Line 2:

St Helier

Town/City:

Jersey

Postcode:

JE4 0FF

Date notice served (DD/MM/YYYY):

18/12/2024

Person Family Name:

Name of Owner/Agricultural Tenant:

***** REDACTED *****

House name:

Wokingham Borough Council

Number:

Suffix:

Address line 1:

Shute End

Address Line 2:

Wokingham

Town/City:

Berkshire

Postcode:

RG40 1BN

Date notice served (DD/MM/YYYY):

18/12/2024

Person Family Name:

Person Role

☐ The Applicant

☒ The Agent

Title

Mr

First Name

James

Surname

Hicks

Declaration Date

18/12/2024

☒ Declaration made

Declaration

I/We hereby apply for Removal/Variation of a condition as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Pegasus Derby

Date

18/12/2024