

PN CLASS A RESI EXTENSION
DRAFT DECISION NOTICE



WOKINGHAM
BOROUGH COUNCIL

Expiry Date: 16 September 2025

Application Number: 251868

Location: 21 Wickham Road, Earley, Wokingham, RG6 3TE

Proposal: Application for the prior approval of the erection of a single storey rear extension, which would extend beyond the rear wall of the original house by 4.00m, for which the maximum height would be 2.50m and the height of the eaves 2.43m.

Recommendation: Prior Approval Not Available

Reasons

1. Prior approval for the proposed single storey rear extension is not available under Article 3 of the Town and Country Planning (General Permitted Development) (England) Order 2015 (Schedule 2, Part 1, Class A) (as amended), because condition 6 of planning consent 39117 restricts permitted development rights.

Informatives

1. This Decision is issued in respect of the drawings numbered (001) (002) (003) (004) (005) (006) (000), received by the Local Planning Authority on 04/08/2025.

A handwritten signature in grey ink, consisting of the letters 'JMM' in a cursive style.

Recommendation and conditions/reasons agreed:

Date: 1 September 2025

REMEMBER - The earliest date for a decision on this application is: **28 August 2025**