

Date: 19 August 2025
Application: 251976



**WOKINGHAM
BOROUGH COUNCIL**

WBC Highways

Development Management &
Compliance

P.O. Box 157

Shute End, Wokingham

Berkshire, RG40 1BN

Tel: (0118) 974 6000

Minicom No: (0118) 974 6991

Dear WBC Highways,

Householder Consultation

Application Number: 251976

Applicant: Mr & Mrs Laird

Site Address: Satis, Green Drive, Wokingham, Wokingham, RG40 2HT

Parish: Wokingham Town

Grid Reference: Easting - 481988, Northing - 167901

Type of Development: Other Householder

Proposal: Householder application for the proposed erection of a detached garage with first floor storage area.

Case Officer: Julia Gibowicz

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 251976. 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 found on the Z Drive at: [Z:\Standard Planning Conditions](#).

Your observations are required in respect of this application within **10 working days** of the above date or **15 working days** if the development type is classed as a major development.

Yours sincerely,
Development Management & Compliance

MEMORANDUM

From:	JP		
Service	WBC Highways	App No:	251976
Address:	Satis, Green Drive, Wokingham, Wokingham, RG40 2HT.		
Proposal:	Householder application for the proposed erection of a detached garage with first floor storage area.		
Type of Development:	Other Householder		
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

The proposal involves the relocation and reorientation of approved garage of the same dimensions in Planning Application 231785.

All approved driveway parking will be retained. Over 6m driveway clearance will be provided between the hedge and the proposed garage for safe manoeuvring into and out of the spaces, which is acceptable.

Conditions & Reasons (if required)

Date:	20/8/2025	Signed:	JP
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