

Date: 6 May 2025
Application: 251069



WOKINGHAM BOROUGH COUNCIL

Development Management &
Compliance

P.O. Box 157

Shute End, Wokingham

Berkshire, RG40 1BN

Tel: (0118) 974 6000

Minicom No: (0118) 974 6991

Dear ,

Householder Consultation

Application Number: 251069

Applicant: Neil and Lisa Perrott

Site Address: 64 Wessex Gardens, Twyford, Wokingham, RG10 0AY

Parish: Twyford

Grid Reference: Easting - 479300, Northing - 175274

Type of Development: Other Householder

Proposal: Householder application for the proposed first floor extension to existing bungalow.

Case Officer: Marcus Hillman

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 251069. 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:	AC		
Service	Highways DC	App No:	251069
Address:	64 Wessex Gardens, Twyford, Wokingham, RG10 0AY.		
Proposal:	Householder application for the proposed first floor extension to existing bungalow.		
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 will result in additional habitable rooms. Highways request a revised plan which indicates three parking spaces within the red line. Each parking space shall have minimum dimensions of 5.0m x 2.5m. The existing dropped crossing is considered acceptable in this instance to serve a wider driveway.

Date:	7/5/25	Signed:	AC
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