

11359 Headley Road East, Wokingham

Planning Ref: 213106 Discharge of Planning Conditions

9th February 2026

Please find below details of completed highway works to enable Conditions 8, 9 and 10 to be fully discharged.

Condition 8: Road & Footway Design Details

No development, except in relation to demolition and ground works, shall take place until full details of the construction of roads and footways, including levels, widths, construction materials, depths of construction, surface water drainage, internal visibility splays and lighting have been submitted to and approved in writing by the local planning authority.

The roads and footways shall only be constructed in accordance with the approved details to road base level prior to the first occupation of any of the buildings within the development hereby permitted and the final wearing course shall be provided within 3 months of occupation unless otherwise stated in a timetable submitted with the details.

Condition 9: Vehicular Access Details

No development, except in relation to demolition and ground works, shall take place until details of the proposed vehicular accesses on to Headley Road East and Viscount Way have been submitted to and approved in writing by the local planning authority. The details shall include visibility splays of 2.4m by 43m shall.

The access shall be formed as so approved, and the visibility splays shall be cleared of any obstruction exceeding 0.6 metres in height prior to the occupation of the development.

The accesses shall be retained in accordance with the approved details and used for no other purpose and the land within the visibility splays shall be maintained clear of any visual obstruction exceeding 0.6 metres in height at all times.

Works to site entrance off Headley Road East and Viscount Way, visibility splays and footway completed as photos below and associated highways email dated 4th August 2025.



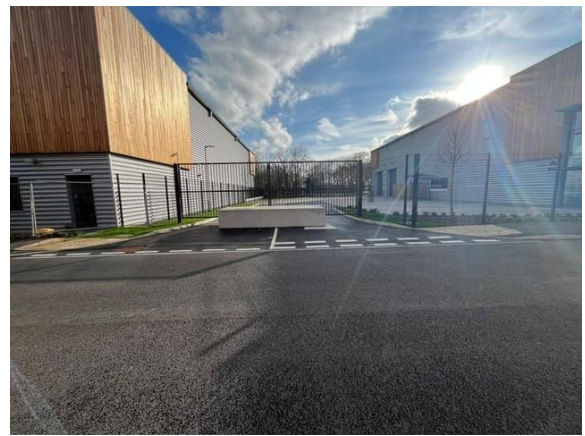
Headley Road East access



Viscount Way access to main site



Unit 9 Viscount Way



Unit 10 Viscount Way

Condition 10: Highway Signage Details

No development, except in relation to demolition and ground works, shall take place until details of a scheme for all highway signage (internal and external of the site) have been submitted to and approved in writing by the local planning authority. The signage shall direct traffic to the development to use the main point of access from Headley Road East.

The approved scheme of signage shall be implemented prior to the first occupation of any of the buildings within the development hereby permitted and retained for the lifetime of the development.

Directional signage erected to Headley Road East and Viscount Way



Signage to Headley Way East



Signage to Viscount Way