APPLICATION NO:
F/2002/6159

LOCATION:
36 Vauxhall Drive, Woodley Reading.

APPLICANT:
Mr & Mrs K Rogers

PROPOSAL:
Proposed erection of two storey side extension to dwelling.

25/04

EARLIEST DATE FOR DECISION: **21/04/2002**

APPLICATION WILL HAVE EXPIRED ON:
13/05/2002

CASE OFFICER: **Phillip Taylor**

APPROVED



RAILEX
Marbleboard

EASIFILE ED7

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Mr & Mrs K Rogers
86, Vauxhall Drive
Woodley
Reading
RG5 4EE

Application Number: F/2002/6159

Parish: **WOODLEY**

Location: **86, Vauxhall Drive, Woodley, Reading.**

Proposal: **Proposed erection of two storey side extension to dwelling.**

The Wokingham District Council in pursuance of their powers under the above Acts and Regulations hereby **Approve Permission** for carrying out the above development in accordance with the application and the accompanying plans submitted to the Council subject to compliance with the following conditions, the reasons for which are specified hereunder.

Condition
1. The development hereby permitted shall be begun before the expiration of five years from the date of this permission.

Condition
2. All new works and works of making good to the retained fabric shall be finished to match in size, colour, texture and profile those of the existing building.

Condition
3. Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any Order revoking and re-enacting that Order with or without modification) the garage accommodation on the site shall be kept available for the parking of vehicles ancillary to the residential use of the site at all times. It shall not be used for any business nor as habitable space.

Condition
4. No part of any building(s) hereby permitted shall be occupied or used until the vehicle parking herein approved has been provided. The vehicle parking shall be permanently maintained and used for no other purposes.

Condition
5. Notwithstanding the provisions of the Town and Country Planning, (General Permitted Development) Order 1995 (or any Order revoking and re-enacting that Order with or without modification) no additional windows or similar openings shall be

constructed in the first floor level or above side elevation of the extension facing 19 Renault Close hereby permitted except for any which may be shown on the approved drawing(s).

Reason
1. In pursuance of Section 91(1) of the Town and Country Planning Act 1990.

Reason
2. To ensure that the external appearance of the building is satisfactory.

Reason
3. To ensure that adequate parking space is available on the site, and reduce the likelihood of roadside parking.

Reason
4. To ensure a satisfactory form of development and to avoid adverse impact on the public highway in the interests of highway safety.

Reason
5. To safeguard the residential amenities of the occupiers of neighbouring properties.

Informative
1. You are advised, in compliance with The Town and Country Planning (General Development Procedure) (England) (Amendment) Order 2000, that the following policies and/or proposals in the development plan are relevant to this decision:

Berkshire Structure Plan Policies LD3 and EN1.
Loddon Area Local Plan Policies LBE1, LBE2, LTV5 and LTV6.
Deposit Draft Wokingham District Local Plan Policies WBE1 and WOS3.

Anna Cronin
Head of Planning & Transportation
Date: 14/05/2002

Notice checked by:

If this notice grants permission to proceed with the proposal the applicant is reminded that it relates to planning permission only and does not constitute approval under any other legislation including Building Regulations.

finalised for planning

DEVELOPMENT CONTROL/BUILDING CONTROL CHECKLIST

CHECKLIST WHEN A BUILDING REGULATION APPLICATION HAS BEEN RECEIVED.

P/2001/5421 Refused. CASE OFFICER

SITE DETAILS

PLANNING APPLICATION NUMBER	6159	PT.
BUILDING CONTROL NUMBER	P/2001/2495	North.
APPLICANT/AGENT BC = Excel.		
ADDRESS OF SITE	86 Vauxhall Drive WOODLEY	
DESCRIPTION OF PROPOSED WORK	2 storey side ext.	

DRAWING NUMBERS	BC	DC received from applicants
BLOCK PLAN	01737/4.	✓ rec'd 18/3/02
ELEVATIONS	01737/8, 9, 10, 11	✓
FLOOR PLANS	13	✓

CHECKLIST	1ST CHECK	2ND CHECK
PERMITTED DEVELOPMENT		
APPLIC. NECESSARY-NOT RECEIVED		
APPLIC.RECEIVED & APPROVED	4/5/02	
APPLIC.RECEIVED-NO DECISION		
APPLIC.REFUSED		
DIFFERENCES BETWEEN DC/BC DRAWINGS	Yes.	
IF YES, WHAT ARE THE DIFFERENCES? BC plans have not been revised since Planning Refusal. seen Martin	First floor + roof smaller.	
DATE	7/11/02	

PROBLEMS	REQUESTED	RECEIVED	REMINDER
PLANNING PERMISSION NEEDED			
REVISED PLANS NEEDED by BC	7/11/02		
PLANNING APPLIC.REFUSED			
WAIT FOR PLANNING DECISION			

COMMENCED ON SITE	
NO PLANNING DECISION	
NO PLANNING APPLICATION	

FROM: Phillip Taylor

DATE: 28 March 2002

DELEGATED

WOODLEY TOWN CONSULTATION SHEET

Application Number: F/2002/6159

Proposal: Proposed erection of two storey side extension to dwelling..

Site Address: 86, Vauxhall Drive, Woodley, Reading.

Applicant: Mr & Mrs K Rogers .

Your observations are required in respect of this application **by 21/04/2002** .

04 APR 2002

The committee made no comment on the proposal but particularly asked that any neighbours' comments be taken into account.

SIGNED: [signature] DATE: 3.4.02.

Clerk To Woodley Parish/Town Council.

HIGHWAYS CONSULTATION SHEET

From: Phillip Taylor **Date:** 28 March 2002

Application Number: F/2002/6159

Proposal: Proposed erection of two storey side extension to dwelling.

Parish: WOODLEY TOWN

Site Address:
86, Vauxhall Drive, Woodley, Reading.

Applicant:
Mr & Mrs K Rogers .

Your observations are required in respect of this application within **7 days** of the above date.

✓ below as applicable;

1) ☐ Recommend refusal for the reason(s) **stated below**;
2) ☑ Recommend approval but with condition(s) & reason(s) **stated below**;
3) ☐ Recommend approval with **no** condition(s) or reason(s).

1/ C04A, R04A.

2, Driveway to be a minimum of 4.8 metres wide and the associated crossing extended to accomodate this as necessary.

3/ C12Z, R12Z.

NOT.

Signed: _____ **Print name:** Adam 10/4/02.

ADDRESS 86 VAUXHALL DRIVE PARISH WOODLEY

PLOT No. 345 Phase 2 + 3 ORD. SHEET No. S.U. 7672 (47) 7772

BUILDER Messrs Bestwick + Taylor

Plan No.	Applicant	Description of Development	Date of Decision	Decision
594/50	Mr W.J. Chaffey	excavation of gravel	22-2.51	N/A C/A
217/60	Messrs Bestwick & Taylor (Bevers) Ltd	Layout	11 1 61	App C/A
0/13/59	Messrs Chaffey Wm Simmons Ltd	Outline Resid^l Develt	14 4 59	N/A C/A
165/61	Messrs. Bestwick & Taylor (Bldrs) Ltd	Semi/Det House	4. 9. 61	App. C/A
XP/93/1267	R.C. BAKER	S/St. Hi.	3.2.43	APP
F/2001/5421	Mr. + Mrs Rogers	2 SH/S Ext.	25.01.02	REF

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

Environmental Services

For office use only.
Application number 18.MAR2002 6159

Householder planning application form

Please answer all questions in CAPITAL letters.
If any question does not apply to you, put N/A in the space.
Please send six copies of the filled in form and your plans to the address on the front of the folder.
We provide guidance notes to help you fill in the form. If you have any questions, please call Planning Support on 0118 974 6428 or 0118 974 6429.

1	Your name Address and postcode Phone number	MR & MRS K ROGERS 86, Vauxhall Drive Woodley Reading Berks RG5 4EE 0118 9014645
	Agent's Name Address and postcode Phone number	
3	Site We need you to send in six copies of the 1:2500 scale location plan and six copies of the 1:500 scale block plan, with the site outlined in red. You can buy these maps from the Environmental Services reception or order them by phoning 0118 974 6485.	as above
4	Give brief details of the proposal for example, two storey side extension. About the application	Two Storey Side Extension to Dwelling
5	Are there any trees on the site? If Yes, please show their positions, spread and species of the trees on the plans. Say which trees you plan to cut down.	Yes ☐ No ☑
6	Please list the external materials you will use for example, red brick to match any existing bricks and dark stained timber.	Bricks and Tiles to match existing
7	Will the proposal change the pedestrian or vehicle access to the site? Please show details of the existing access and any proposed changes on the plans.	Yes ☐ No ☑
8	Will the car parking provision at the site be changed? If Yes, please show details of any changes on the plans.	Yes ☑ No ☐

3544 Crystal Mark
Clarity approved by Plain English Campaign

Please turn over

9 How many bedrooms does the property have?	Existing: 3	Proposed: 4
10 Does a public right of way touch the site? If yes, please show the route and any proposed alternative on the plans.	Yes ☐	No ☑
11 Checklist. Please make sure that you enclose the following. a Six copies of this form signed and dated. b The fee (We have attached a current scale of fees) If you do not have to pay a fee, please say why below.		
c Six copies of each set of plans and drawings listed below.		
• 1:2500 scale location plan with the site outlined in red.		
• 1:500 scale site layout plan.		
• 1:100 or 1:200 scale floor plans and elevations.		

12 Certificate of ownership (Section 66 Town & Country Planning Act 1990)
Please delete either certificate A or certificate B. If neither apply, you must fill in a full certificate which you can get from Environmental Services.

(Owner means a person with a freehold interest, or someone who is a leasehold tenant with at least seven years left on their agreement)

Certificate A

I certify that

- At the beginning of the period of 21 days ending with the date of the application nobody, except the applicant, owned any part of the land which the application relates to.
- None of the land forms part of an agricultural holding.

Certificate B

I certify that

- I or the applicant has given the necessary notice to everyone else who (at the beginning of the period of 21 days ending with the date of the application) owned any part of the land which the application relates to as listed below.

Owner's name	Address at which the notice was served	Date on which the notice was served

None of the land forms part of an agricultural holding.

Your signature: CRogers

on behalf of

Date 15/3/02

Please tick this box if you or your husband, wife or partner are employed by Wokingham District Council ☐

18 MAR 2002 * 61159

ICE COPY ISSUED BY THE GLOUCESTER DISTRICT LAND REGISTRY ON FEB 13 1996

ID LAND CONSISTING OF THE PART OR PARTS EDGED WITH A THICK LINE REPRESENTING THE RED EDGING ON THE FILED PLAN IS MORE PARTICULARLY DESCRIBED

ITY REGISTER. IF THE THICK LINE ENCLOSES ANY NUMBERED PARTS BEARING LETTERED PREFIXES THEN THOSE PARTS HAVE BEEN REMOVED FROM THE TITLE.

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H. M. LAND REGISTRY

NATIONAL GRID PLAN SU 7772 SECTION A

BERKSHIRE

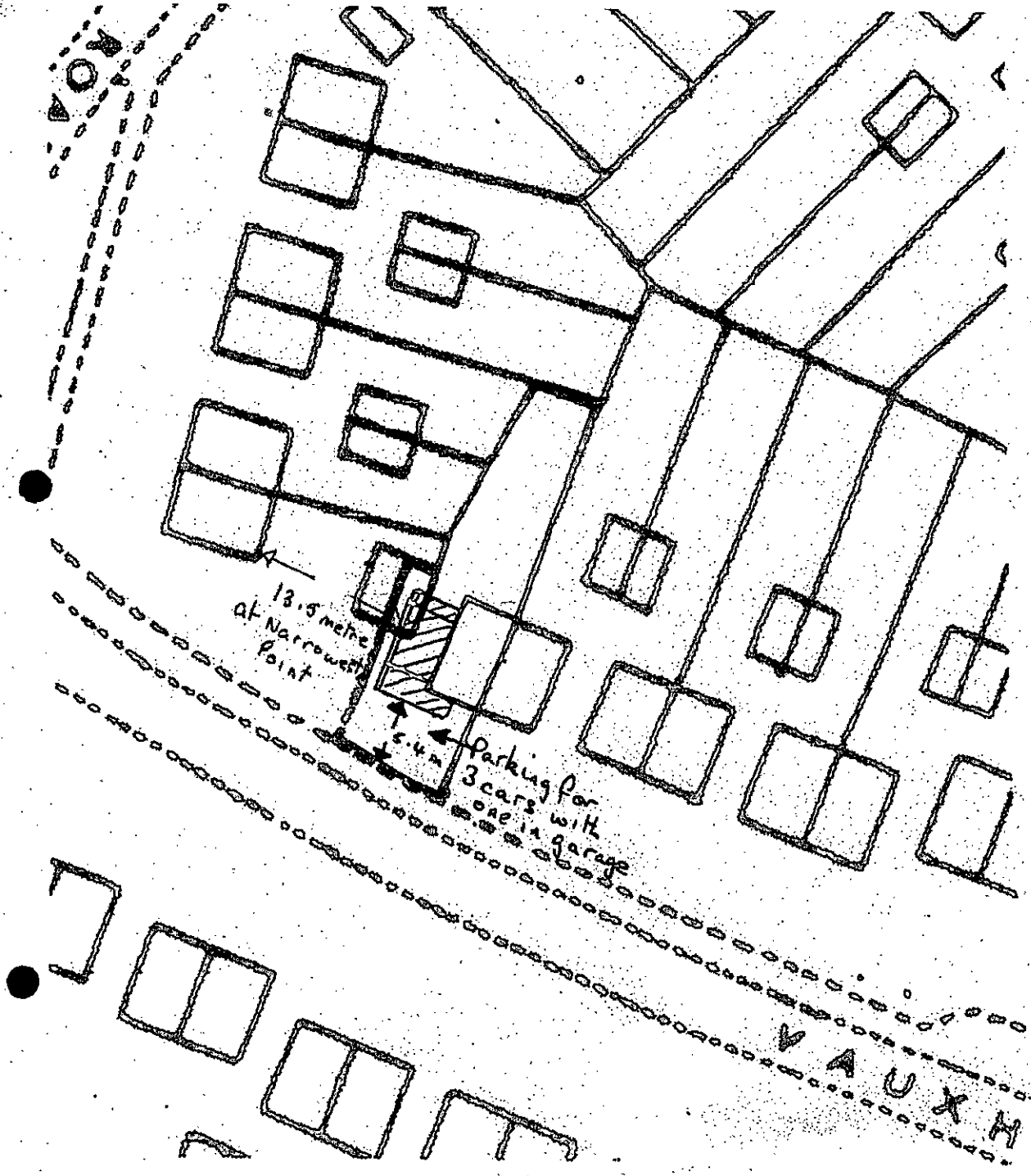
Scale 1/1250

DLEY AND SANDFORD PARISH



1: 1250 Scale Location Plan
Mr & Mrs Rogers,
86, Vauxhall Drive,
Woodley,

16 MAR 2002 6.5



Mr & Mrs Rogers, 86 Vauxhall Drive, Woodley, RG5 4EE

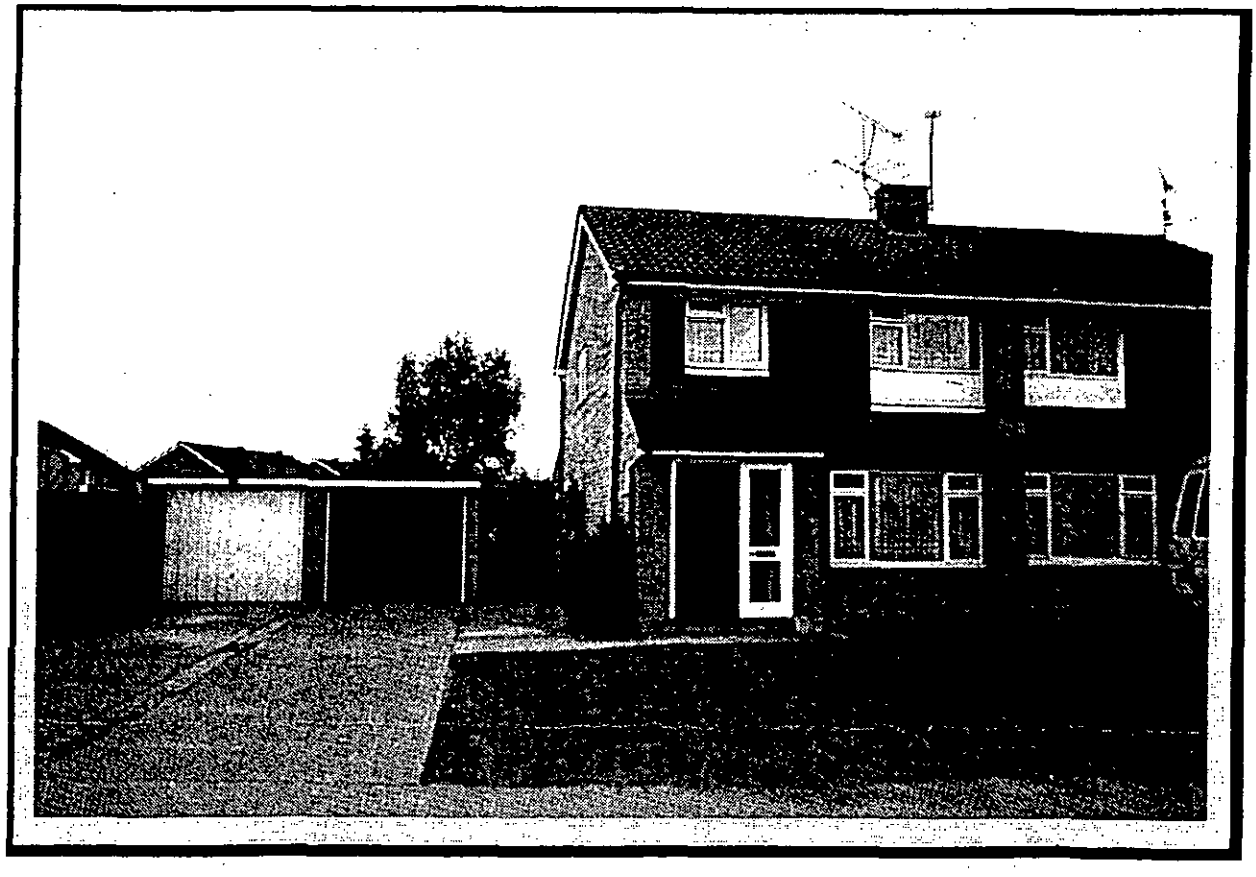
Block Plan - Scale 1:500.
Two Storey Side extension
Parking for at least two cars plus garage.

18.MAR2002 6159

Estate Agents

86 VAUXHALL DRIVE

WOODLEY READING RG5 4EE



18.MAR2002 6159



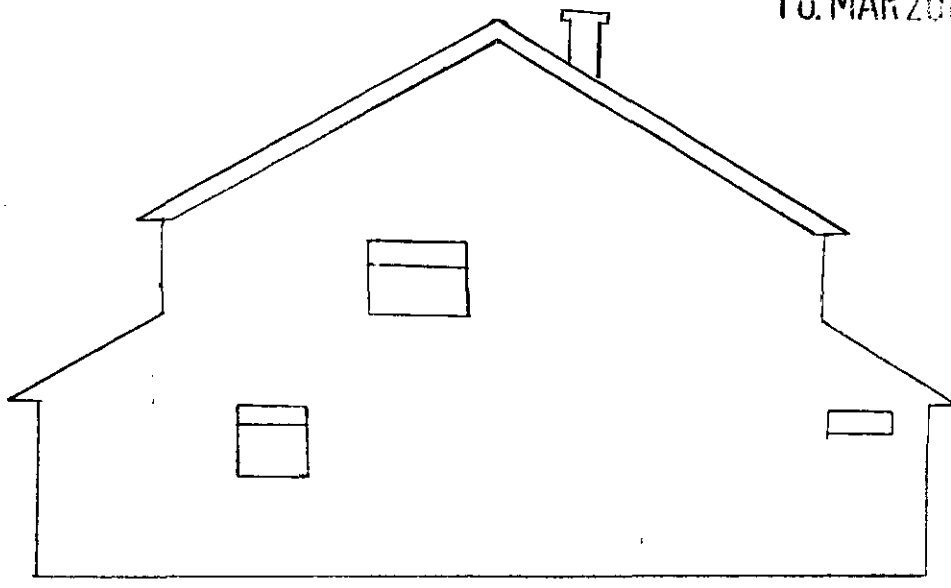
Existing Front Elevation



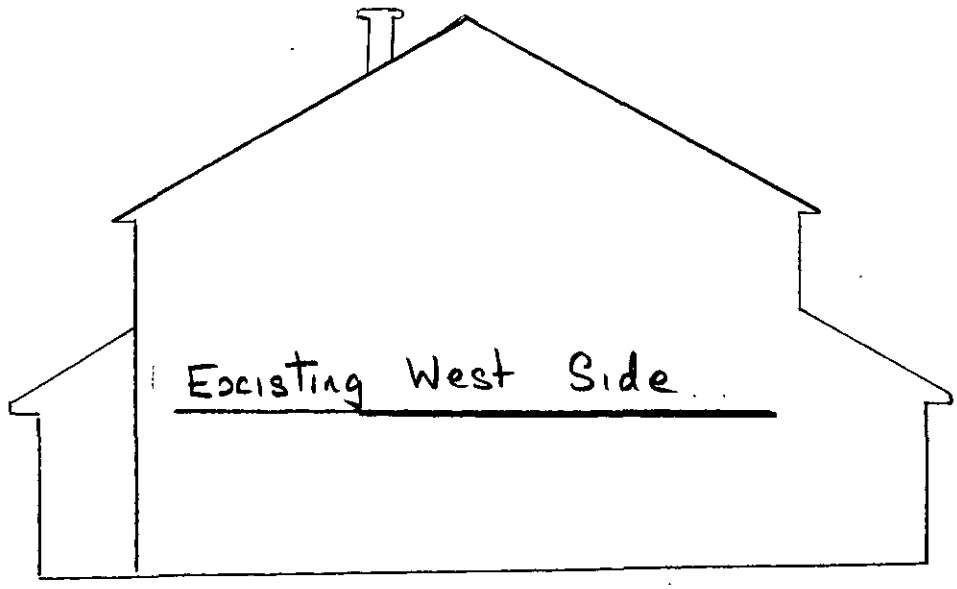
Existing Rear Elevation Scale 1 : 100

8b, Vauxhall Drive, Woodley RG5 4EE

18.MAR2002 6159



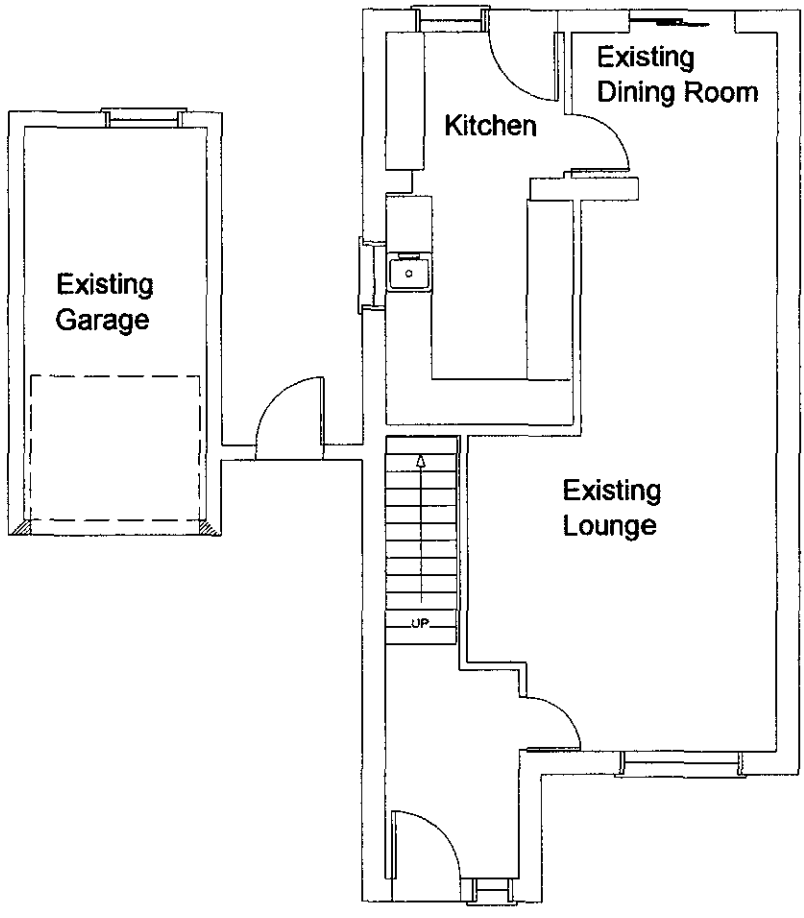
Existing East Side



Existing West Side

86, Vauxhall Drive, Woodley RG5 4EE

18.MAR2002 6159



EXISTING GROUND FLOOR PLAN

Mr and Mrs Rogers, 86 Vauxhall Drive, Woodley

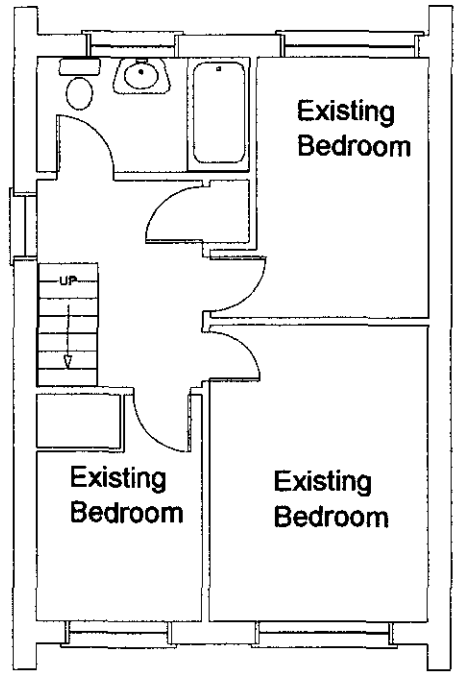
Two Storey Side Extension

March 2002

DESCRIPTION: Ground Floor Plans

SCALE: 1:100

18.MAR2002 6159



EXISTING FIRST FLOOR PLAN

Mr and Mrs Rogers, 86 Vauxhall Drive, Woodley

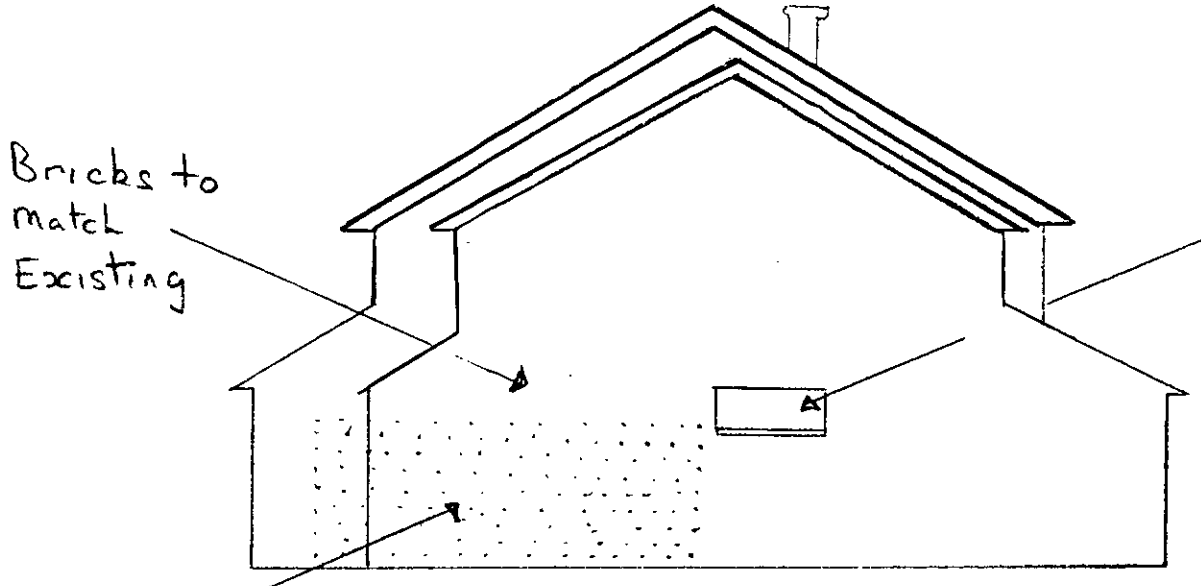
Two Storey Side Extension

March 2002

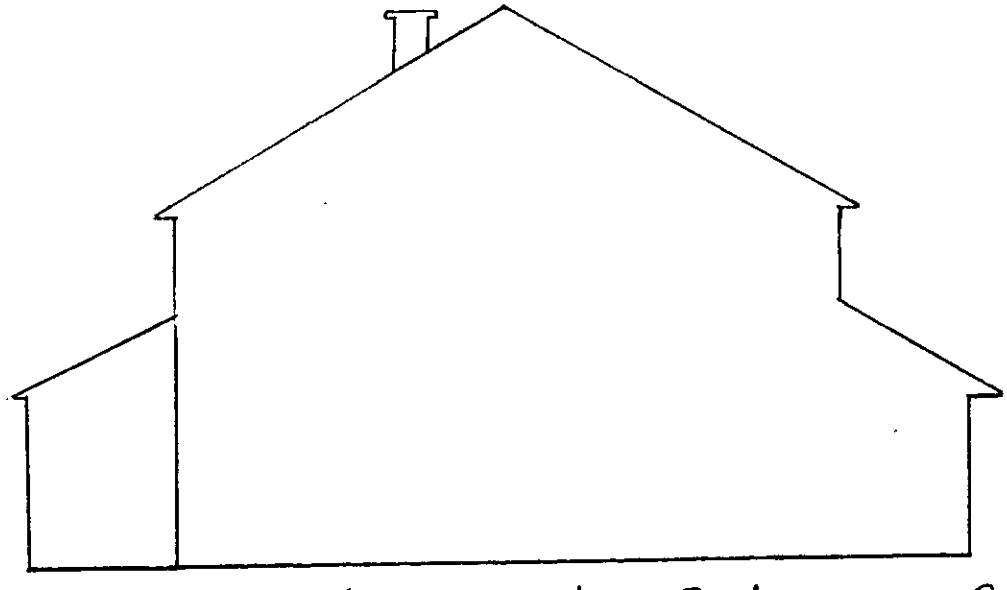
DESCRIPTION: First Floor Plans

SCALE: 1:100

18.MAR2002 6159



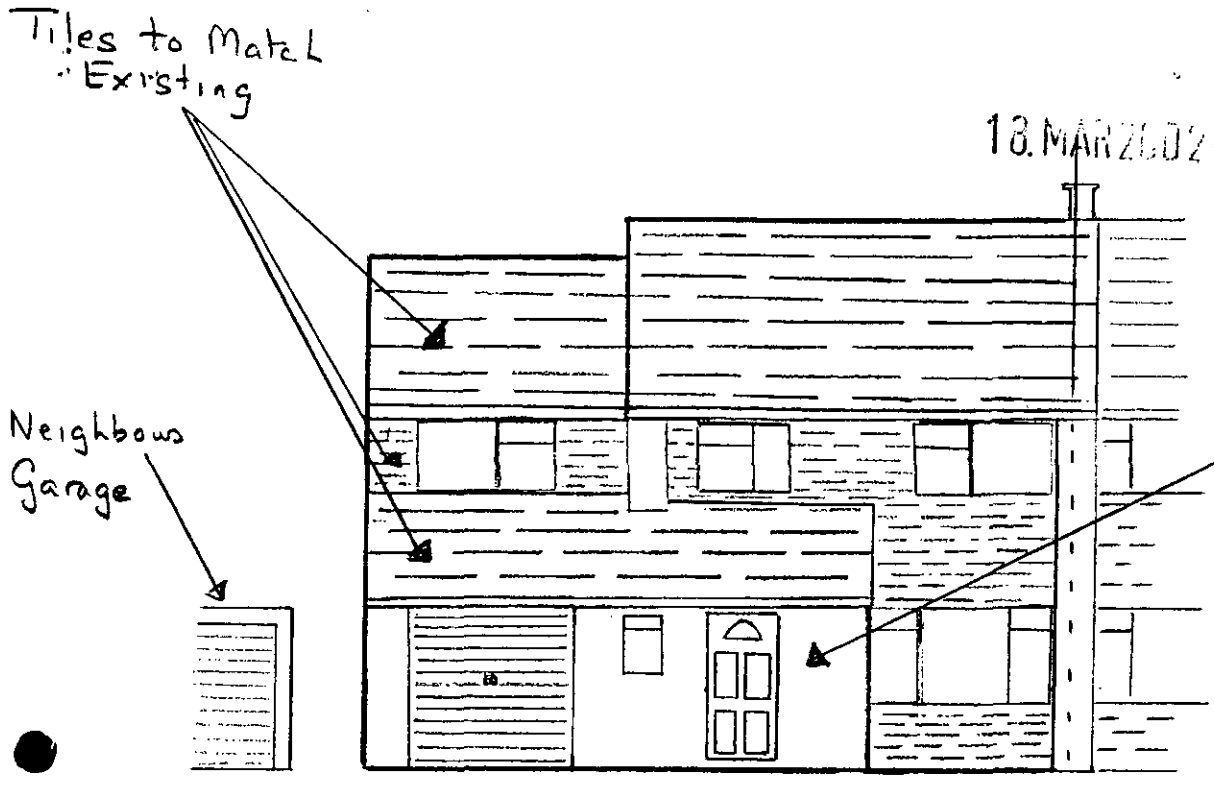
Proposed East Side



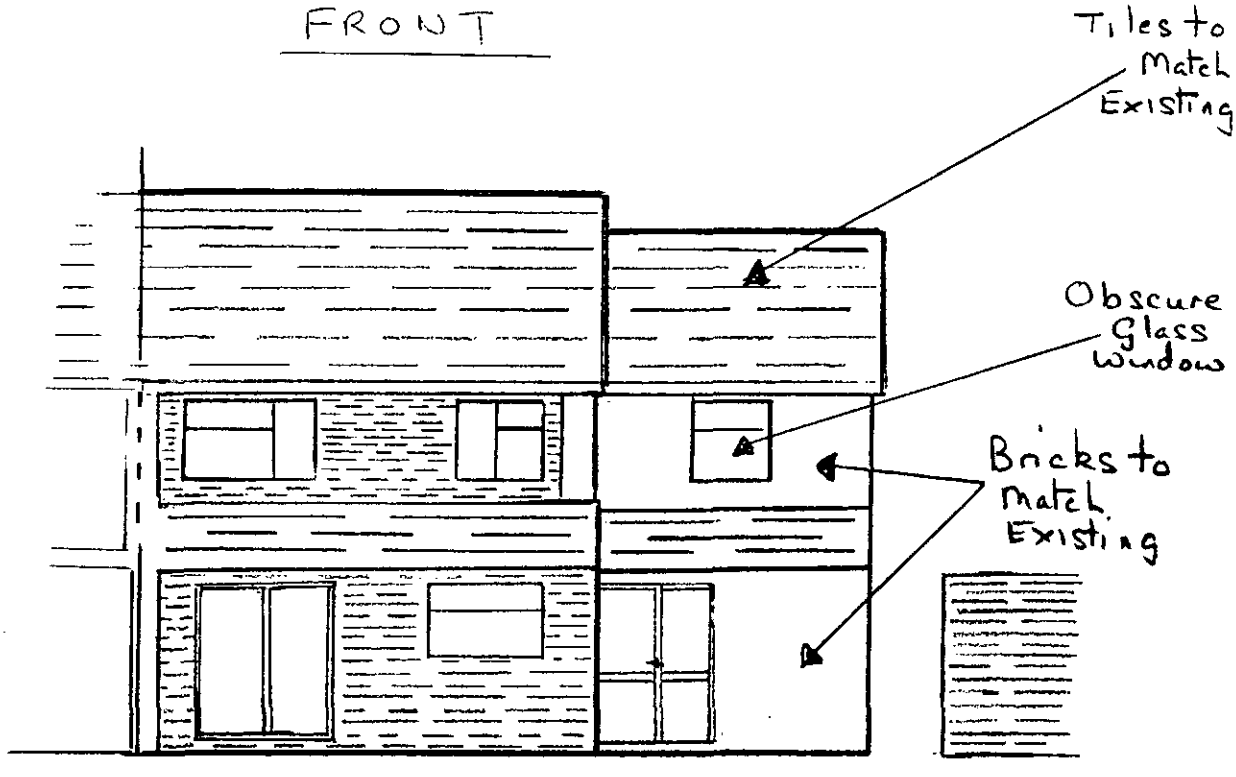
Proposed West Side Scale 1:100

86, Vauxhall Drive, Woodley RG5 4EE

18 MAR 2002 6159



FRONT



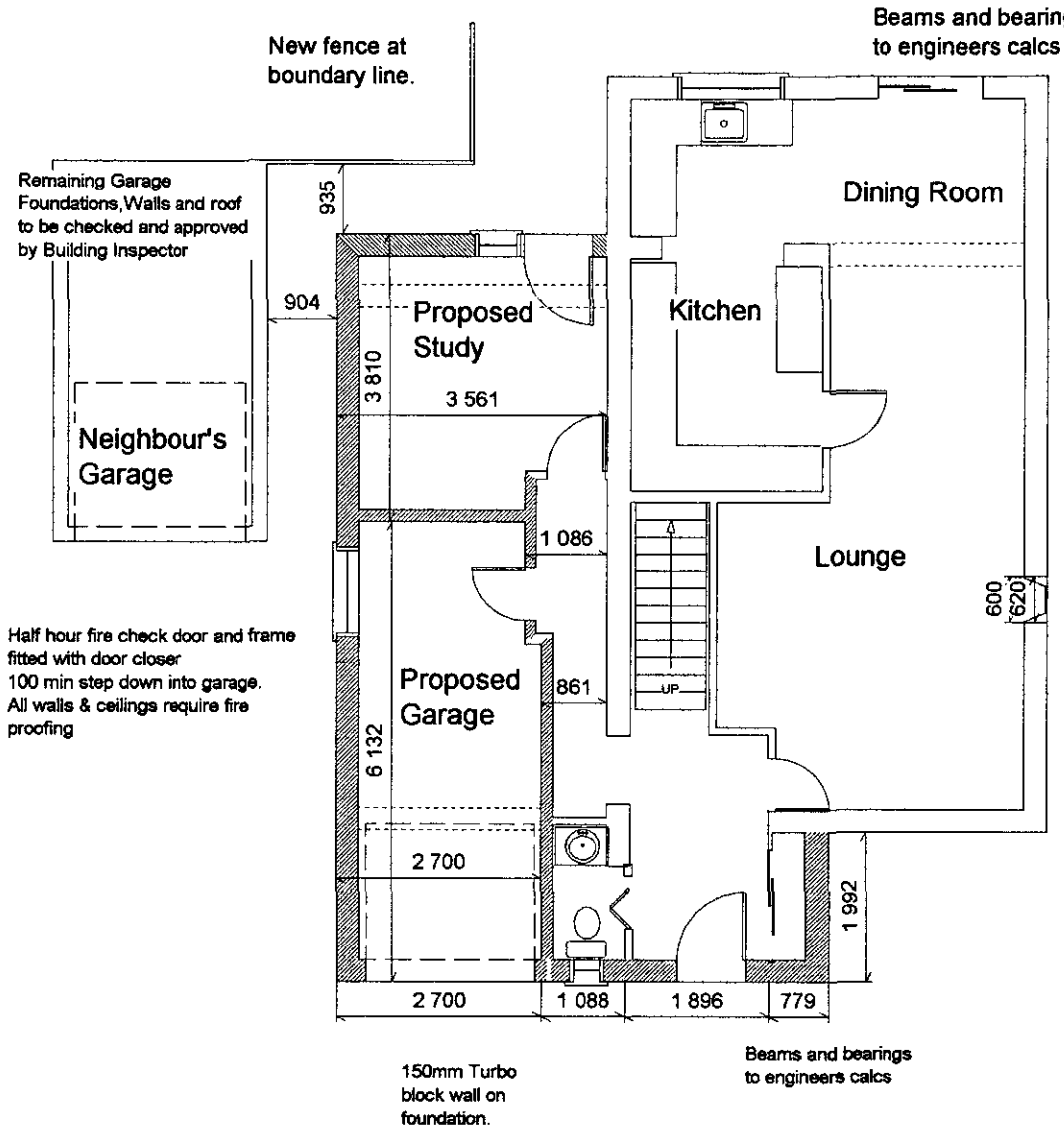
REAR

Proposed Elevations

Scale 1:100

86, Vauxhall Drive Woodley RG5 4EE

18 MAR 2002 6159



PROPOSED GROUND FLOOR PLAN

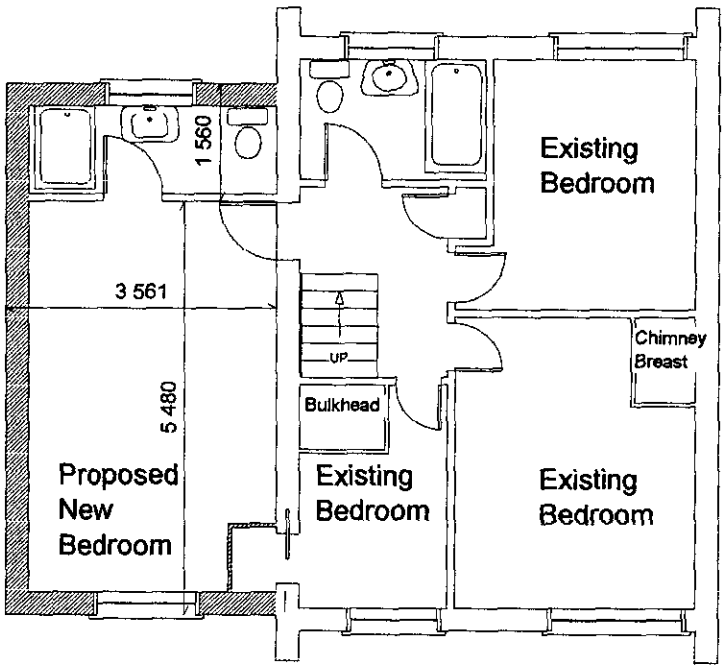
Mr and Mrs Rogers, 86 Vauxhall Drive, Woodley

Two storey side extension

March 2002

DESCRIPTION: Ground Floor Plans

SCALE: 1:100



PROPOSED FIRST FLOOR PLAN

Mr and Mrs Rogers, 86 Vauxhall Drive, Woodley

Two storey side extension

March 2002

DESCRIPTION: First Floor Plans

SCALE: 1:100

18.MAR2002* 6159

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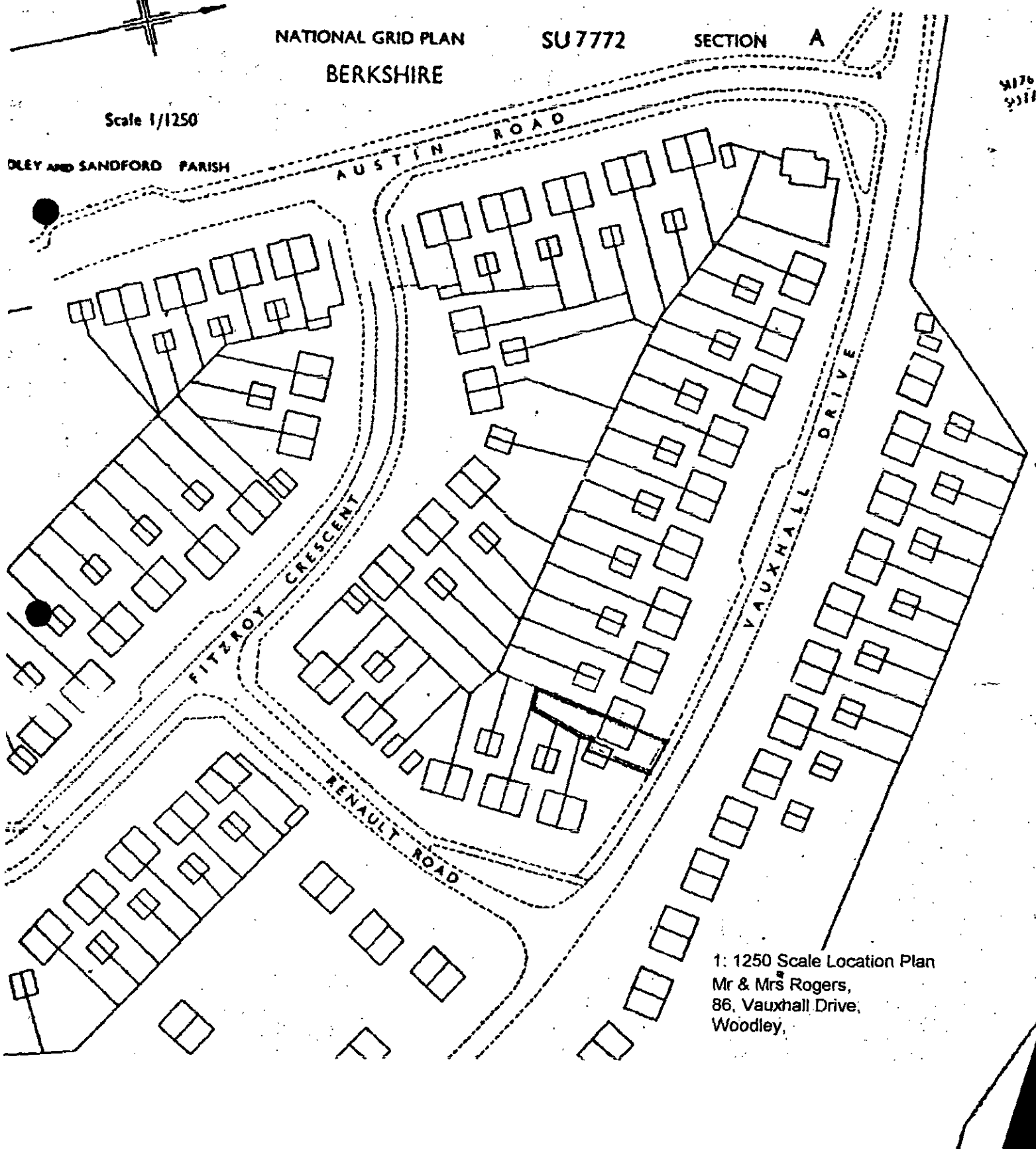
H. M. LAND REGISTRY

NATIONAL GRID PLAN SU 7772 SECTION A

BERKSHIRE

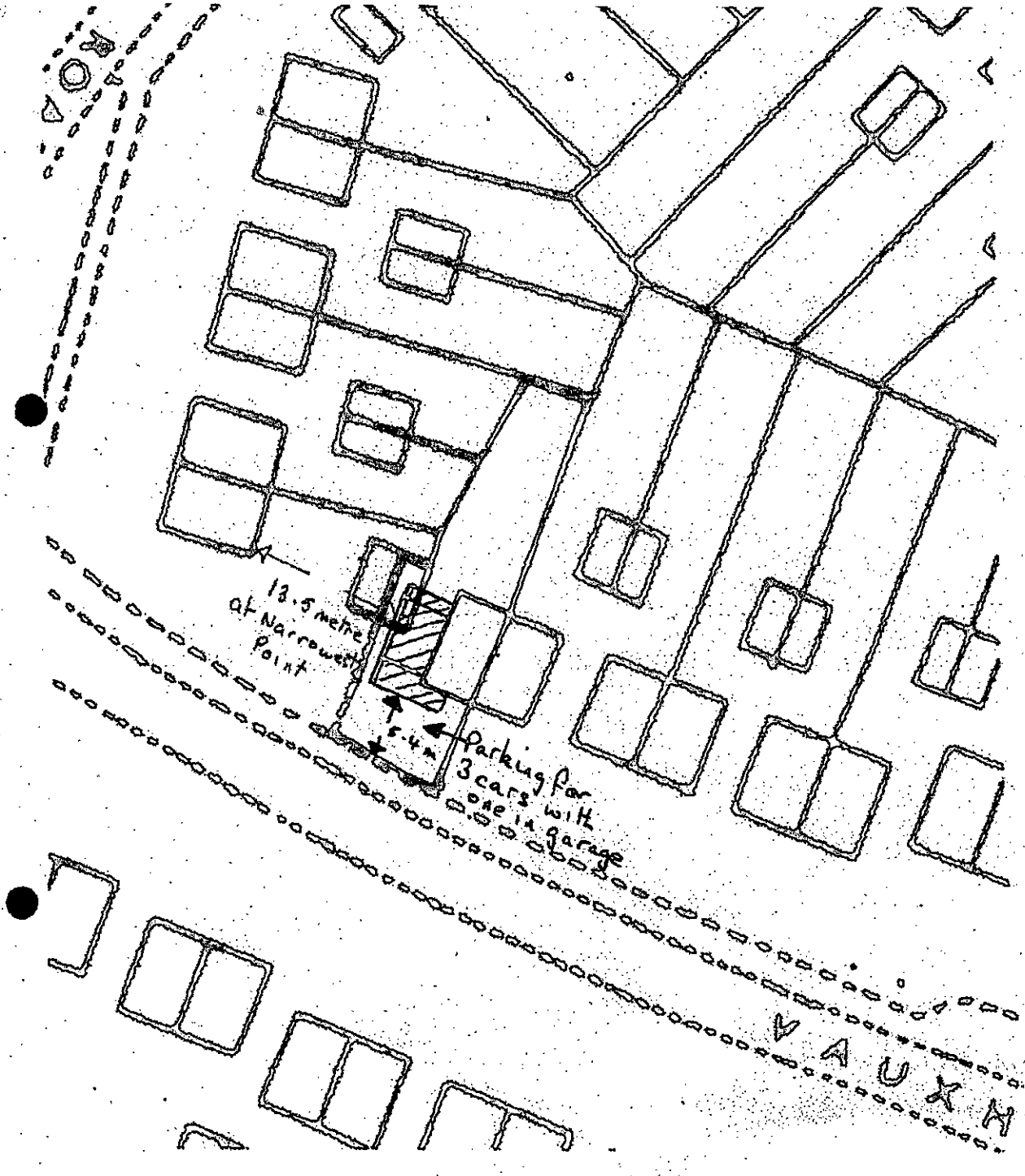
Scale 1/1250

OLEY AND SANDFORD PARISH



1: 1250 Scale Location Plan
Mr & Mrs Rogers,
86, Vauxhall Drive,
Woodley,

18 MAR 2002 * 6159



Mr & Mrs Rogers, 86 Vauxhall Drive, Woodley, RG5 4EE

Block Plan - Scale 1:500.
Two Storey Side extension
Parking for at least two cars plus garage.

18 MAR 2002* 6159

APPROVED

86 VAUXHALL DRIVE

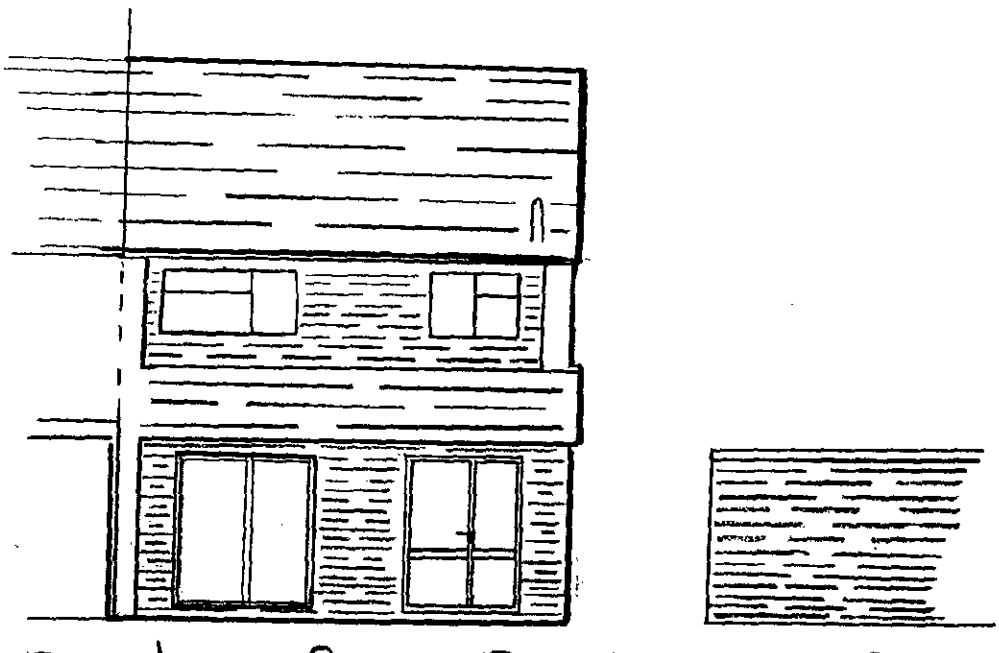
WOODLEY READING RG5 4EE



18.MAR2002* 6159



Existing Front Elevation

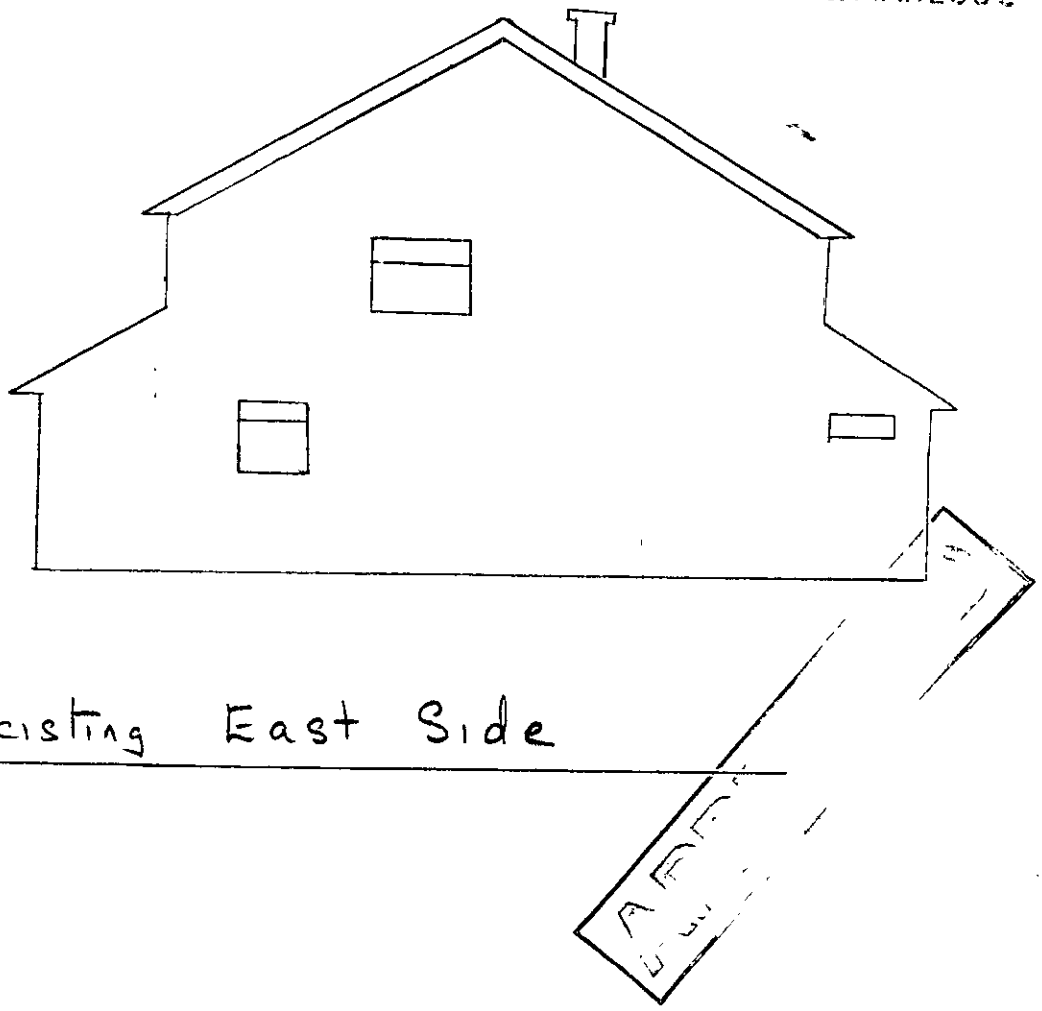


Existing Rear Elevation Scale 1 : 100

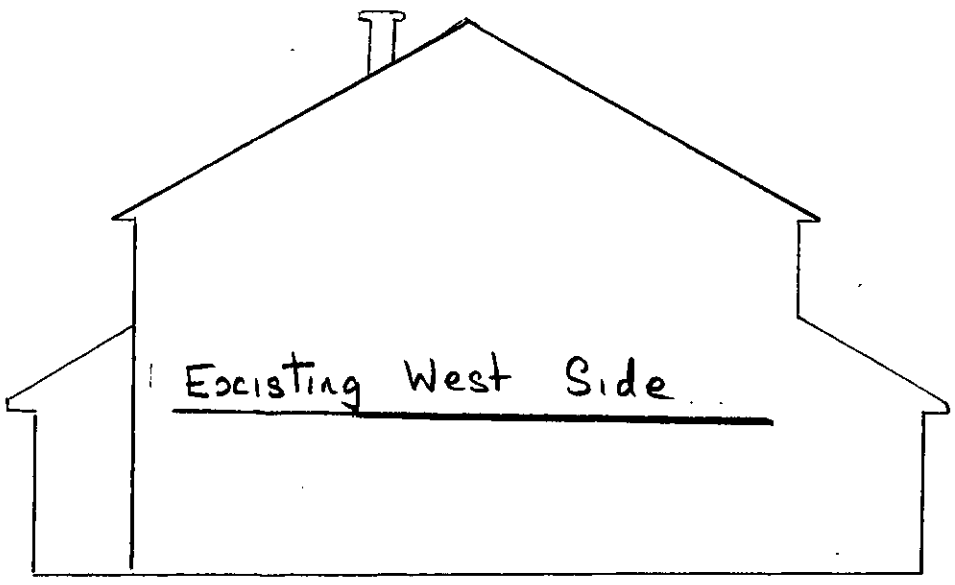
8b, Vauxhall Drive, Woodley RG5 4EE

7/11/02

13.MAR2002* 6159



Existing East Side

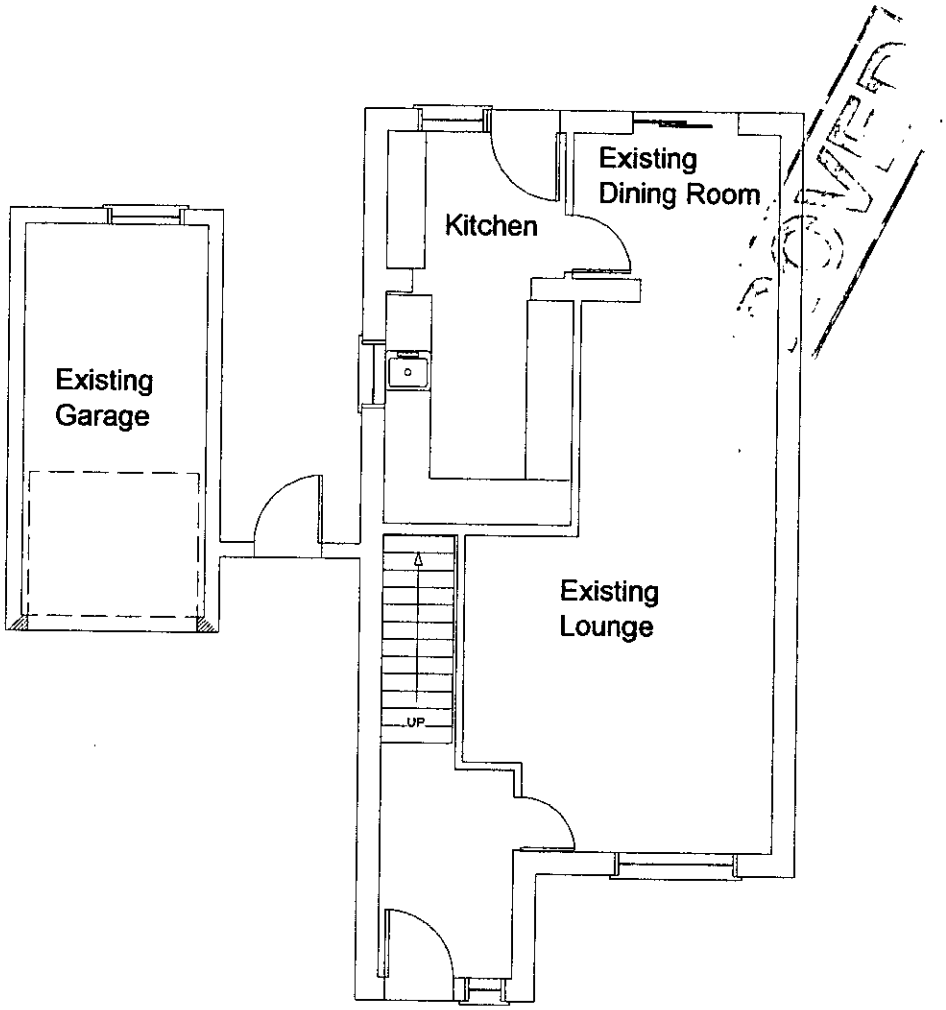


Existing West Side

9/11/02

86, Vauxhall Drive, Woodley RG5 4EE

18.MAR2002* 6159



EXISTING GROUND FLOOR PLAN

Mr and Mrs Rogers, 86 Vauxhall Drive, Woodley

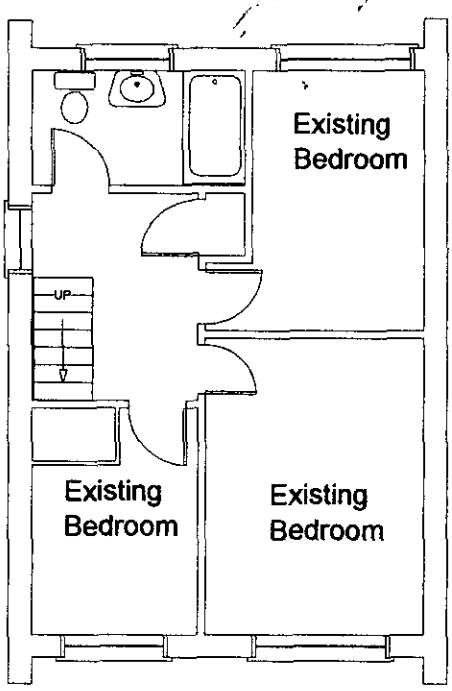
DESCRIPTION: Ground Floor Plans

Two Storey Side Extension

SCALE: 1:100

March 2002

18.MAR2002* 6159



EXISTING FIRST FLOOR PLAN

Mr and Mrs Rogers, 86 Vauxhall Drive, Woodley

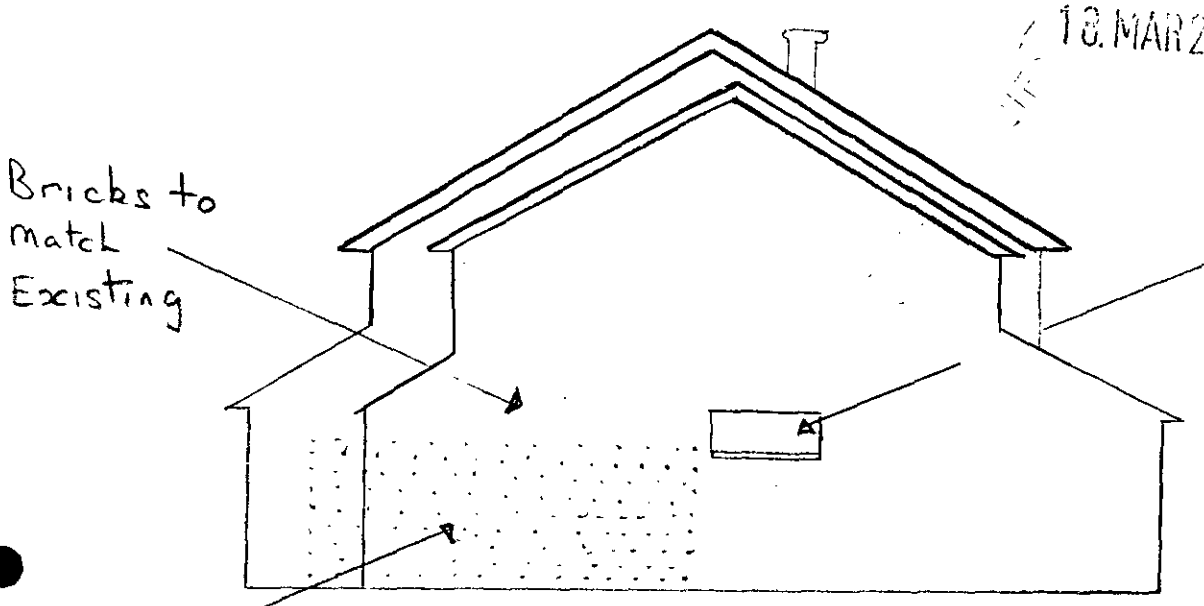
Two Storey Side Extension

March 2002

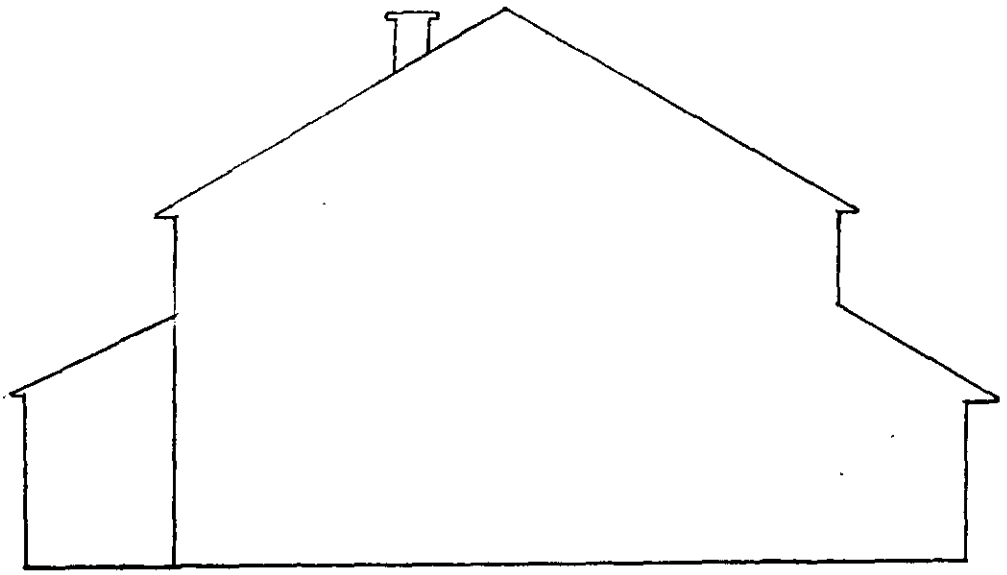
DESCRIPTION: First Floor Plans

SCALE: 1:100

18 MAR 2002 6159

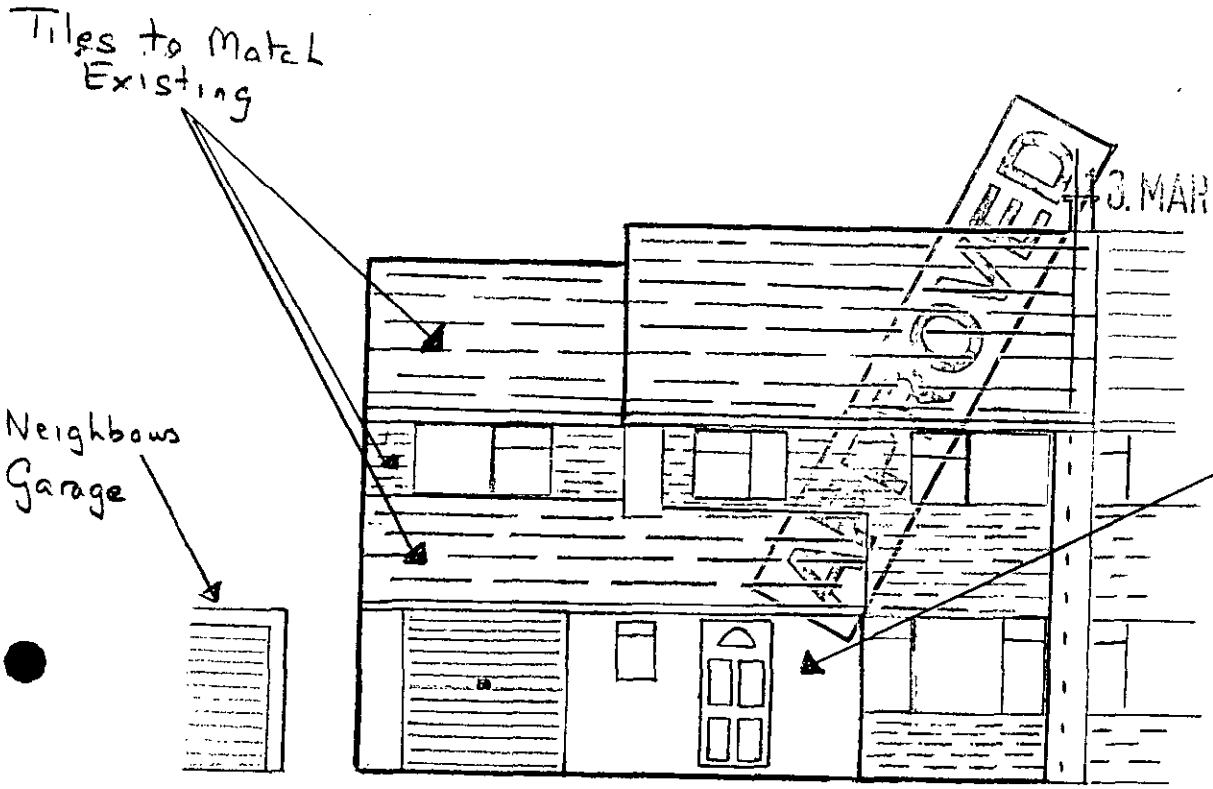


Proposed East Side



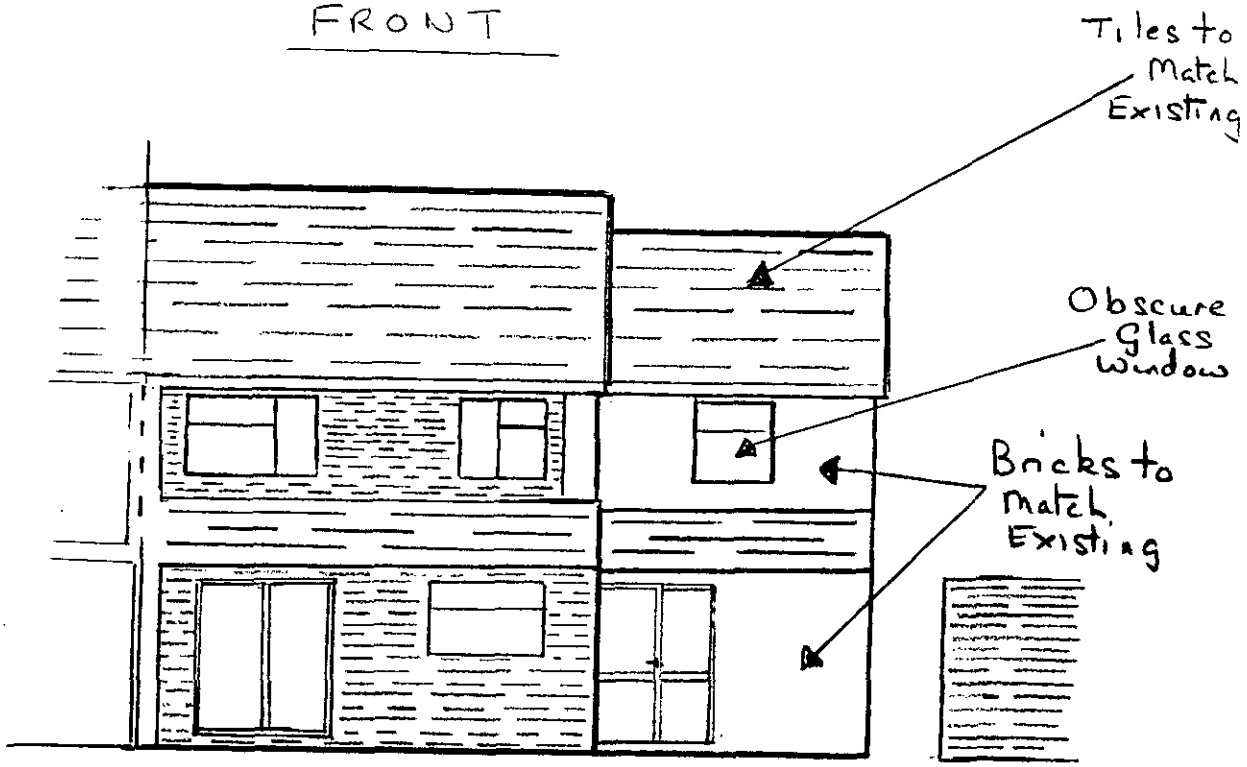
Proposed West Side Scale 1:100

86, Vauxhall Drive, Woodley RG5 4EE



13.MAR2002* 6159

FRONT



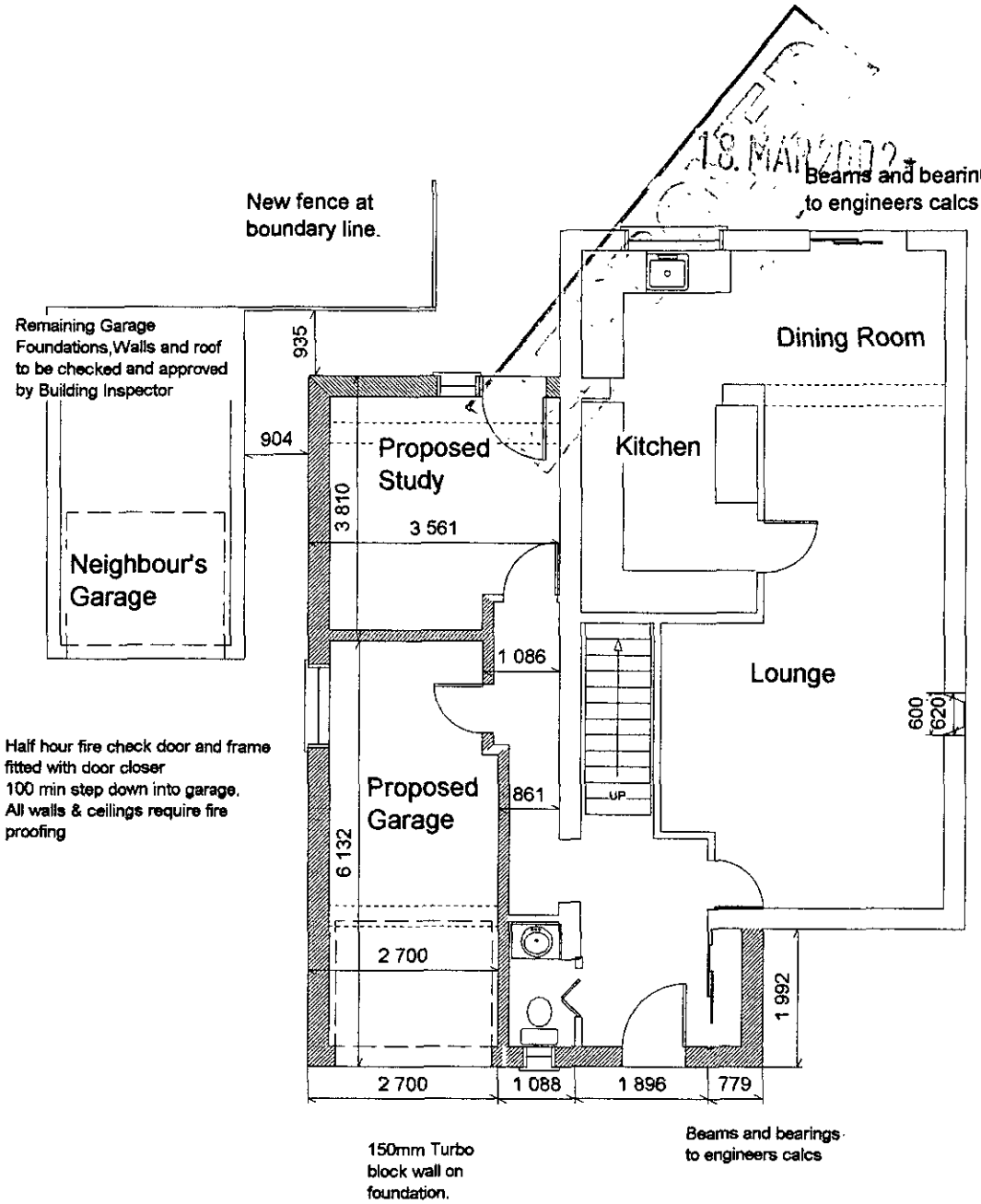
REAR

Proposed Elevations

Scale 1:100

86, Vauxhall Drive Woodley RG5 4EE 07/11/02

18. MAR 2002 6159



PROPOSED GROUND FLOOR PLAN

Mr and Mrs Rogers, 86 Vauxhall Drive, Woodley

DESCRIPTION: Ground Floor Plans

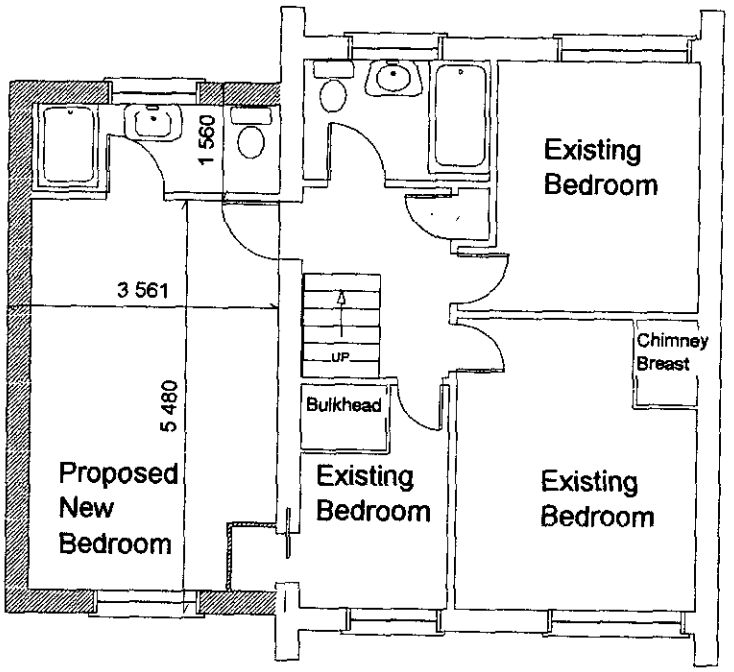
Two storey side extension

SCALE: 1:100

March 2002

07/11/02

18 MAR 2002* 6159



PROPOSED FIRST FLOOR PLAN

Mr and Mrs Rogers, 86 Vauxhall Drive, Woodley

Two storey side extension

March 2002

DESCRIPTION: First Floor Plans

SCALE: 1:100

7/11/02

WORK SHEET FOR : Phillip Taylor

Application Number : F/2002/6159

Applicant : Mr & Mrs K Rogers .

Location : 86, Vauxhall Drive, Woodley, Reading.
Proposal : Proposed erection of two storey side extension to dwelling.

Site Notice Displayed ? :	YES	NO	DATE
	✓		19/04/02

Date of Neighbour Notifications : .....

Date of Site Visit : 19th April 2002

Date Registered : 18/03/2002

***Earliest Date for Decision* : 21/04/2002**

Latest Consultation Date/Site Notice Expiry Date : 21/04/2002

This application will have expired on: 13/05/2002. You need to make a decision 1 day prior to this date for this application to count as determined in less than 8 weeks.

Consultation Responses :

Woodley Town Council - No comment
Highways - Conditional Approval

Planning Issues :

Impact on Neighbouring Properties, Streetscene, Highways

Policy : LBE1, LBE2, LTV5, 6
WBE1, WO53
LD3.

Application Number: F/2002/6159

Appraisal :

The application property is a semi-detached house located on the Southern side of Vauxhall Drive within identified settlement. The property has not been previously extended but has a detached single garage (attached to the garage of No.19 Renault Road).

The proposal is for a two storey side extension to form a new garage, study and bedroom. The existing garage would be demolished. A new integrated porch is also proposed.

The neighbouring property (adjacent) No 84 Vauxhall Drive would be unaffected by the scheme. The other neighbour at No 19 Renault Road is set at 90° to No 86 with the rear bedroom windows facing the side elevation of 86. The extension would be sited at the rear and at the first floor on the front with a compound lower ridge line. This helps reduce the mass of the extension when viewed from No 19. Only one obscure glazed window will be inserted in the side elevation for the garage. No overlooking would occur as a result of the extension works.

The extension has been designed to be subservient to the main dwelling with a lower roof and a step back at the front. There are similar extensions in the locality so the streetscene is unlikely to be harmed.

The Highways department are satisfied with the parking provision and recommend conditional approval. The driveway has to be widened to a minimum of 4.8m with a wider crossing.

NB - This application differs from the refused F/2001/5421 by omitting the two storey front extension and insetting the front and rear ~~build~~ lines walls (to also give a lower roof ridge). This reduces the profile of the extension when viewed from No.19 Renault Road and is therefore less overbearing.

Recomendation : Approval: ☑ **Refusal:** ☐
(tick appropriate box)

Application Number F/2002/6159
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
1	C001	R001	
2	C014	R014	
3	C049	R049	
4	C122	R122	delete 'and turning space'
5.	C044	R044	'first floor or above' 'side elevation facing 19 Renoult Close'

RECORD OF SITE VISIT

SITE ADDRESS: 86 Vauxhall Drive Woodley Reading.

APPLICATION NUMBER: F/2002/6159

OFFICER: Phillip Taylor

DATE OF SITE VISIT:.....

1 SITE/STATUTORY NOTICE DISPLAYED ? Yes

2. DESCRIPTION OF SURROUNDINGS Res. detach - Unifying designed Housing estate - moderate density.

3. DESCRIPTION OF SITE/BUILDING Semi-detached house. hung tiles, brown detached garage - attached to garage of No 14 Neath Road.

4. RELATIONSHIP TO ADJOINING PROPERTIES No 14 set a 90° to No 86 1.7m fence on both sides of rear garden.

5. SITE CONSTRAINTS

TREES

ACCESS/PARKING Parking on front with require extra hardware

LEVELS

BOUNDARY TREATMENT 1.7m fence.

OTHERS

Application Number : F/2002/6159	**Map No :** 47.
Case Officer : P.T.	**Site Area :** 0.03
Valid Date : 18 | 3 | 02.	**Received Date: 18/03/2002**

Level : Delegated Application

Description : Proposed erection of two storey side extension to dwelling.

Location : 86, Vauxhall Drive, Woodley, Reading.

Parish : WY **Ward : LOD** 28.3.02

Applicant : Mr & Mrs K Rogers .

Fee Required: £0 **Fee Received: £0**

Resubmission of 2001/5421.

Additional: ..... or Refund: .....

Enforcement Section to be notified ☐ (tick if required)

Additional information required for validation;

REASON	NOTES	DATE REQ	DATE RECD
LOCATION PLANS			
BLOCK PLANS			
FORMS UNSIGNED			
S.66 MISSING/INCORRECT/ UNSIGNED			
ELEVATION PLANS			
FLOOR PLANS			
NO SCALE OR SCALE IS IMPERIAL			
ENCROACHMENT LETTER REQUIRED			
OTHER	Party wall.		

Is the site in a Conservation Area: ☐ Yes ☐ No *If "Yes" which one* _____

Is the site a Listed Building: ☐ Yes ☐ No

Is a Statutory Advertisement required: ☐ Yes ☐ No

INTERNAL CONSULTATIONS 28.3.02 B

Building Control

Heritage (Harold Sanders)

Landscape

Trees

Environmental Health

● Housing

Leisure & Cultural Services

Public Rights of Way Officer

Property

Policy & Plans

Joint Strategic Planning Unit

Archaeological Officer (BABTIE)

Education

Social Services

Highways ✓

D. Pastures dem. of exty garage.

EXTERNAL CONSULTATIONS

Adjacent DPA : _____

Adjacent Parish : _____

SEB

British Gas

Oil pipeline

Transco

Environment Agency

Railtrack

Police Arch Officer

HERITAGE BODIES

Victorian Society
The Georgian Group
Ancient Monuments Society
Council for British Arch
RCHME
NRPB (Telecommunications)
Sport England
Society for Proct' of Ancient Bldgs
English Heritage

OTHERS

.....

.....

.....

.....

.....

.....

NEIGHBOURS

.....

S/N + see map

.....

No pre-apps
(see post-app on /5421)

Organisation_Name	Building_Name	address1	
		65VAUXHALL DRIVEREADING	RG5 4EB
		69VAUXHALL DRIVEREADING	RG5 4EB
		84VAUXHALL DRIVEREADING	RG5 4EE
		86VAUXHALL DRIVEREADING	RG5 4EE
		11RENAULT ROADREADING	RG5 4EY
		13RENAULT ROADREADING	RG5 4EY
		15RENAULT ROADREADING	RG5 4EY
		17RENAULT ROADREADING	RG5 4EY
		19RENAULT ROADREADING	RG5 4EY
		63VAUXHALL DRIVEREADING	RG5 4EB
		67VAUXHALL DRIVEREADING	RG5 4EB

**********FILE COPY**********

Tel: (0118) 974 6442

Date: 28 March 2002

My ref: F/2002/6159

WOKINGHAM UNITARY
Aiming for Excellence

Councillor D Thair
13 Tennyson Road
Woodley
RG5 3RH

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Tel: (0118) 974 6000
Fax: (0118) 974 6484
Minicom No: (0118) 974 6991
DX: 33506 – Wokingham

Dear Councillor

Application Number: F/2002/6159
86, Vauxhall Drive, Woodley, Reading.
Proposed erection of two storey side extension to dwelling.

I write to let you know that the above mentioned application has been received.

At this stage a recommendation has not yet been made. This form should only be returned if it is likely that you might wish for the application to be listed for consideration by the Development Control Committee. This form must be received no later than 28 days from the date of this letter.

If you have concerns about the proposals it may be possible for these to be addressed during the consideration of the application. In these circumstances it would be helpful if you could discuss these with the case officer **Phillip Taylor** on **(0118) 974 6442** in the first instance.

Yours sincerely
Trevor Watson
Development Control Manager

LISTING FORM
Case officer: **Phillip Taylor** Application Number: **F/2002/6159**
86, Vauxhall Drive, Woodley, Reading.
Proposed erection of two storey side extension to dwelling.
I wish this application to be listed should the officers recommendation be for: GRANT/REFUSAL and my reasons are:

_____

_____

Should the officers recommendation be in accordance with my views I am happy for the application to be determined under delegated powers. YES/NO

Signed: _____ Date: _____

Councillor D Thair

**********FILE COPY**********

**********FILE COPY**********

Tel: (0118) 974 6442

Date: 28 March 2002

My ref: F/2002/6159

WOKINGHAM UNITARY
Aiming for Excellence

Councillor A Clifford
45 Colemansmoor Road
Woodley
RG5 4DG

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Tel: (0118) 974 6000
Fax: (0118) 974 6484
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Development Control Manager

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Signed: _____ Date: _____

Councillor A Clifford

**********FILE COPY**********

**********FILE COPY**********

Tel: (0118) 974 6442

Date: 28 March 2002

My ref: F/2002/6159

WOKINGHAM UNITARY
Aiming for Excellence

Councillor C E Clacey
26 Southlake Crescent
Woodley
RG5 3QJ

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Tel: (0118) 974 6000
Fax: (0118) 974 6484
Minicom No: (0118) 974 6991
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Yours sincerely
Trevor Watson
Development Control Manager

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Case officer: **Phillip Taylor** Application Number: **F/2002/6159**
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_____

_____

Should the officers recommendation be in accordance with my views I am happy for the application to be determined under delegated powers. YES/NO

Signed: _____ Date: _____

Councillor C E Clacey

**********FILE COPY**********

Received by Wokingham District Council

Application No: F/2002/6159

Proposal:
Proposed erection of two storey side extension to dwelling.

Location:
86, Vauxhall Drive, Woodley, Reading.

The application is available for inspection at Wokingham District Council's offices during the following times:

PLANNING DEPARTMENT, SHUTE END, WOKINGHAM TEL (0118) 974 6428
8.30 - 5.00 Monday - Thursday & 8.30 - 4.00 Friday

WOODLEY LIBRARY HEADLEY ROAD WOODLEY 9.30am - 7.00pm Mon, Thurs & Fri. 9.30am - 5.00pm Tues, 9.30am - 1.00pm Saturday and 1.00pm - 4.00pm Sunday. Library closed all day Wednesday. If you intend to view this application at Woodley Library please allow 4 days from the date of this letter for delivery of plans and remember to quote application number F/2002/6159 to enable the library staff to locate the correct information.

Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer Phillip Taylor P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 21/04/2002. Written comments submitted will become available for public inspection.

In view of the very large number of planning applications and letters of comment received, it will not be possible for an individual reply to be issued to observations made. However any comments will be taken into account when the application is determined and you will be notified of the decision.

Trevor Watson
Development Control Manager

28 March 2002

Environmental Services

For office use only.
Application number: 18.MAR2002 6159

Householder planning application form

Please answer all questions in CAPITAL letters.
If any question does not apply to you, put N/A in the space.
Please send six copies of the filled in form and your plans to the address on the front of the folder.
We provide guidance notes to help you fill in the form. If you have any questions, please call Planning Support on 0118 974 6428 or 0118 974 6429.

1	Your name Address and postcode Phone number	MR & MRS K ROGERS 86 Vauxhall Drive Woodley Reading Berks RG5 4EE 0118 9014645
	Agent's Name Address and postcode Phone number	
3	Site We need you to send in six copies of the 1:2500 scale location plan and six copies of the 1:500 scale block plan, with the site outlined in red. You can buy these maps from the Environmental Services reception or order them by phoning 0118 974 6485.	as above Resubmission F/2001/5421.
4	Give brief details of the proposal for example, two storey side extension. About the application	Two Storey Side Extension to Dwelling
5	Are there any trees on the site? If Yes, please show their positions, spread and species of the trees on the plans. Say which trees you plan to cut down	Yes ☐ No ☑
6	Please list the external materials you will use for example, red brick to match any existing bricks and dark stained timber.	Bricks and tiles to match existing
7	Will the proposal change the pedestrian or vehicle access to the site? Please show details of the existing access and any proposed changes on the plans.	Yes ☐ No ☑
8	Will the car parking provision at the site be changed? If Yes, please show details of any changes on the plans.	Yes ☑ No ☐

Crystal Mark
Clarity approved by Plain English Campaign

Please turn over

9	How many bedrooms does the property have?	Existing: 3	Proposed: 4
10	Does a public right of way touch the site? If yes, please show the route and any proposed alternative on the plans.	Yes ☐	No ☑
11	Checklist. Please make sure that you enclose the following.		
a	Six copies of this form signed and dated.		
b	The fee (We have attached a current scale of fees). If you do not have to pay a fee, please say why below.		
c	Six copies of each set of plans and drawings listed below.		
	• 1:2500 scale location plan with the site outlined in red.		
	• 1:500 scale site layout plan.		
	• 1:100 or 1:200 scale floor plans and elevations.		

12 Certificate of ownership (Section 66 Town & Country Planning Act 1990)
Please delete either certificate A or certificate B. If neither apply, you must fill in a full certificate which you can get from Environmental Services.

(Owner means a person with a freehold interest, or someone who is a leasehold tenant with at least seven years left on their agreement)

Certificate A

I certify that

- At the beginning of the period of 21 days ending with the date of the application nobody, except the applicant, owned any part of the land which the application relates to.
- None of the land forms part of an agricultural holding.

Certificate B

I certify that

- I or the applicant has given the necessary notice to everyone else who (at the beginning of the period of 21 days ending with the date of the application) owned any part of the land which the application relates to as listed below.

Owner's name	Address at which the notice was served	Date on which the notice was served

None of the land forms part of an agricultural holding.

Your signature: CRogers

on behalf of

Date 15/3/02

Please tick this box if you or your husband, wife or partner are employed by Wokingham District Council ☐

ADDRESS 86 VAUXHALL DRIVE PARISH WOODLEY

PLOT No. 345 Phase 2 & 3 ORD. SHEET No. S.U. 7672 (47) 7772

BUILDER Messrs Bestwick & Taylor

Plan No.	Applicant	Description of Development	Date of Decision	Decision
594/50	Mr. W.J. Chaffey	excavation of gravel	22-2-51	N/A C/A
217/60	Messrs Bestwick & Taylor (Bldrs) Ltd	Layout	11 1 61	App C/A
0/13/59	Messrs Chaffey Winn Gummond Ltd	Outline Resid'l Devel't	14 4 59	N/A C/A
165/61	Messrs. Bestwick & Taylor (Bldrs) Ltd	Semi/Det House	7 9 61	App. C/A
XP/93/1267	R.C. BAKER	S/St. Ht.	3.2.43	APP
F/2001/5421	Mr. & Mrs Rogers	2 St/S Ext.	25.01.02	REF

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

13 MAR 2002 * 6159



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Development Control Section, Environmental Services, Wokingham District Council.
25 March 2002

Scale: 1 : 1250

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W E
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