APPLICATION NO:
A/2002/7364

LOCATION:
Land West Of Molly Millars Close Molly Millars Lane, Barkham Road Wokingham.

APPLICANT:
Indent Design C/O DMA Signs (Tim Matthews)

PROPOSAL:
Proposed erection of non illuminated development sign board.

EARLIEST DATE FOR DECISION: **20/09/2002**

APPLICATION WILL HAVE EXPIRED ON:
08/10/2002

CASE OFFICER: **Elaine Vashi**

REFUSED

R/A/I/L/E/X
Marbleboard

Application No:A/2002/7364 EV

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Refusal of Permission

Indent Design
C/O DMA Signs (Tim Matthews)
Unit 6
Bridge Works
Kingston Road
Leatherhead
Surrey KT22 7SO

Application Number: A/2002/7364

Parish:	**Wokingham**
Location:	**Land West of Molly Millars Close, Molly Millars Lane, Wokingham.**
Proposal:	**Proposed erection of non illuminated development sign board.**

The Wokingham District Council in pursuance of their powers under the above Acts and Regulations hereby **Refuse Permission** for carrying out the above development in accordance with the application and the accompanying plans submitted to the Council, the reason for which is specified hereunder.

Reasons

1. The proposed sign is shown to be located on the public highway in a position that would obstruct visibility from the access to the site by road users. The location of the sign would therefore have a detrimental impact upon the safety of road users. As such the proposal is contrary to policies WOS3, WBE16 and WT7 of the Wokingham District Local Plan (as proposed to be modified) and policies SBE10 and ST5 of the South East Area Local Plan.

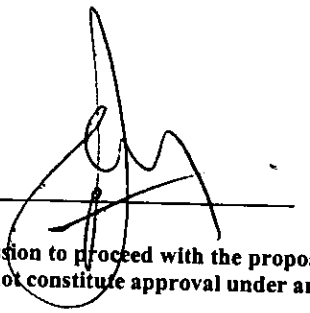
Informatives

1. This refusal is in respect of the Site Location Plan and Plan Nos. 01, 02 and 03, received by the Local Planning Authority on 13 August 2002.

T. G Watson

Trevor Watson
Development Control Manager
Date: 08/01/2004

Application No:A/2002/7364 EV

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.

Tel: (0118) 974 6451 (Direct Line)

Fax: (0118) 974 6484

Date: 27 March, 2003

My ref: F/2002/7364

Your ref:

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

Mr T Matthews
DMA Signs
Unit 6 Bridge works
Kingston Road
Leatherhead
KT22 7SO

Dear Mr Matthews

RE: PROPOSED SIGNAGE AT INDENT, MOLY MILLARS CLOSE, MOLLY MILLARS LANE, WOKINGHAM
APPLICATION NO. A/2002/7364

I refer to the above application for an non-illuminated marketing board at Indent Design, Molly Millars Close, Molly Millars Lane, Wokingham, and apologise in the delay in dealing with this application.

I write to inform you that the sign is located on the public highway. This is considered to be unacceptable in terms of highway safety. I therefore, request that you revise the plans to show the sign relocated within the site boundary and in a position that will not obstruct visibility from the access. I would be grateful if you could forward revisions to me as soon as is practicable so that I can progress this application.

Should you wish to discuss this matter further please do not hesitate to contact me on the above number.

Yours sincerely

E.V.

ELAINE VASHI

Planning Officer

RETURN TO FILE

CONSULTATION SHEET

[redacted] Elaine Vashi **Date:** 27 August 2002

Application Number: A/2002/7364

Proposal: Proposed erection of non illuminated development sign board.
Re: Within visibility splay?

Parish: WOKINGHAM TOWN

Site Address:
Land West Of Molly Millars Close, Molly Millars Lane, Barkham Road, Wokingham.

Applicant:
Indent Design C/O DMA Signs (Tim Matthews).

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).

Comment.

The sign is shown positioned on the public highway. This is not acceptable and therefore I require a revised plan showing the sign relocated so that it is within the site boundary and in a position that will not obstruct visibility from the access.

Signed: _____ **Print name:** Adam 29/08/02

WORK SHEET FOR : Elaine Vashi

Application Number : A/2002/7364

Applicant : Indent Design C/O DMA Signs (Tim Matthews).

Location : Land West Of Molly Millars Close, Molly Millars Lane, Barkham Road, Wokingham.
Proposal : Proposed erection of non illuminated development sign board.

Site Notice Displayed ? :	YES	NO	DATE
	✓		17.7.02.

Date of Neighbour Notifications : .....

Date of Site Visit : .....

Date Registered : 13/08/2002

Earliest Date for Decision : 20/09/2002

Latest Consultation Date/Site Notice Expiry Date : 20/09/2002

This application will have expired on: 08/10/2002. 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 :
HIGHWAYS: object to position do sign

Planning Issues :

Application no. A/2002/7364

Appraisal:

This application is for the erection of an non-illuminated marketing board to advertise new office development on land west of Molly Millars Close, Molly Millars Lane, Wokingham.
The aluminum sign would be approximately 2.55m high by 2.6m wide, bearing several company names and logos. The background colour would be dark blue with light blue and white text. The sign would be located on the verge to the south of the site entrance.

Impact upon the character of the area

The site is located in an identified employment area where the majority of buildings are office and warehouse type development. The sign proposed would not therefore, be an uncommon feature in such an area. Given the size, design and siting of the proposed sign together with the lack of illumination it is not considered that it would have an adverse impact upon the amenity of the area.

Impact upon highway safety

The sign is shown to be positioned on the public highway. This is not acceptable and the sign should be relocated so that it is within the site boundary. This has been requested and revised plans have been asked for from the applicant. These plans have not been forthcoming.

Conclusion

It is considered that the siting of the proposed sign on the public highway would obstruct visibility for road users from the access to the site and should therefore be refused.

Application Number A/2002/7364
Conditions/Reasons for Refusal

No	Std Con	Std Reas	~~Non Std Conditions~~ / Reasons for Refusal
1.			The proposed sign as shown to be located on the public highway in a position that would obstruct visibility from the access to the site by road users. The location of the sign would therefore have a detrimental impact upon the safety to road users. As such the proposal is contrary to policies WOS3, WBE16 & WT7 of the WDLP (as amended), policies SBE10 & STS of the SEMLP &
	IN01		This refusal is in respect of the site location plan & plan no. 01, 02 & 03 received by the LPA on 13th Aug.. 2002

RECORD OF SITE VISIT

SITE ADDRESS: Land West Of Molly Millars Close Molly Millars Lane Barkham Road Wokingham.

APPLICATION NUMBER: A/2002/7364

OFFICER: Elaine Vashi

DATE OF SITE VISIT: 17/7/02

1 SITE/STATUTORY NOTICE DISPLAYED ? yes .

2. DESCRIPTION OF SURROUNDINGS

commercial / industrial area.

3. DESCRIPTION OF SITE/BUILDING

n/a

4. RELATIONSHIP TO ADJOINING PROPERTIES

n/a

5. SITE CONSTRAINTS

TREES

ACCESS/PARKING

LEVELS

BOUNDARY TREATMENT

OTHERS

Application Number : A/2002/7364	Map No : 83
Case Officer : EV.	Site Area : 1.04
Valid Date : 13/8/02	Received Date: 13/08/2002

Level : Delegated Application

Description : Proposed erection of non illuminated development sign board.

Location : Junction ~~Of~~ ~~Molly~~ ~~Millars~~ ~~Lane~~ ~~&~~, ~~Barkham~~ ~~Road~~, , Wokingham.

Parish : WK **Ward : EVE**

Applicant : Indent Design C/O DMA Signs (Tim Matthews).

Fee Required: £220 **Fee Received: £220** (3)

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

Enforcement Section to be notified ☐ (tick if required)

Additional information required for validation;

REASON	NOTES	DATE REQ	DATE RECD
LOCATION PLANS	~~Had this around site?~~ – Scale?		
BLOCK PLANS			
FORMS UNSIGNED			
S.66 MISSING/INCORRECT/ UNSIGNED			
ELEVATION PLANS	Side elevation	✓ 27/8	
FLOOR PLANS			
NO SCALE OR SCALE IS IMPERIAL			
ENCROACHMENT LETTER REQUIRED			
OTHER	On highways land?		

Is the site in a Conservation Area: ☐ Yes ☐ No I f "Yes" which one _____

Is the site a Listed Building: ☐ Yes ☐ No

Is a Statutory Advertisement required: ☐ Yes ☐ No

INTERNAL CONSULTATIONS

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 within visibility Splay?

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 in M. Millars Lane

.....

+ See map.

.....

NO pre-apps.

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

Tel: (0118) 974 6451

Date: 27 August 2002

My ref: A/2002/7364

WOKINGHAM UNITARY
Aiming for Excellence

Councillor King
C/O Wokingham District Council

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: A/2002/7364
Land West Of Molly Millars Close, Molly Millars Lane, Barkham Road, Wokingham.
Proposed erection of non illuminated development sign board.

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 **Elaine Vashi** on **(0118) 974 6451** in the first instance.

Yours sincerely
Trevor Watson
Development Control Manager

LISTING FORM

Case officer: **Elaine Vashi** Application Number: **A/2002/7364**
Land West Of Molly Millars Close, Molly Millars Lane, Barkham Road, Wokingham.
Proposed erection of non illuminated development sign board.
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 King

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

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

Tel: (0118) 974 6451

Date: 27 August 2002

My ref: A/2002/7364

WOKINGHAM UNITARY
Aiming for Excellence

Councillor D Morgan
Valois Farm
Range Road
Wokingham
RG40 3NR

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: A/2002/7364
Land West Of Molly Millars Close, Molly Millars Lane, Barkham Road, Wokingham.
Proposed erection of non illuminated development sign board.

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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.

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Yours sincerely
Trevor Watson
Development Control Manager

LISTING FORM
Case officer: **Elaine Vashi** Application Number: **A/2002/7364**
Land West Of Molly Millars Close, Molly Millars Lane, Barkham Road, Wokingham.
Proposed erection of non illuminated development sign board.
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 Morgan

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

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

Tel: (0118) 974 6451

Date: 27 August 2002

My ref: A/2002/7364

WOKINGHAM UNITARY
Aiming for Excellence

Councillor Marinos
10 Wildcroft Drive
Wokingham
RG40 3NY

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: A/2002/7364
Land West Of Molly Millars Close, Molly Millars Lane, Barkham Road, Wokingham.
Proposed erection of non illuminated development sign board.

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 **Elaine Vashi** on **(0118) 974 6451** in the first instance.

Yours sincerely
Trevor Watson
Development Control Manager

LISTING FORM
Case officer: **Elaine Vashi** Application Number: **A/2002/7364**
Land West Of Molly Millars Close, Molly Millars Lane, Barkham Road, Wokingham.
Proposed erection of non illuminated development sign board.
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 Marinos

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

Received by Wokingham District Council

Application No: A/2002/7364

Proposal:
Proposed erection of non illuminated development sign board.

Location:
Land West Of Molly Millars Close, Molly Millars Lane, Barkham Road, Wokingham.

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 A/2002/7364 to enable the library staff to locate the correct information.

Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer Elaine Vashi P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 20/09/2002. 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

27 August 2002

Organisation_Name	Building_Name	address1	Postcode
	ESSENTIAL HOUSE	ESSENTIAL HOUSEMOLLY MILLARS LANEWOKINGH	RG412PX
CHANGE CONSULTING	CYBER HOUSE	CYBER HOUSEMOLLY MILLARS LANEWOKINGHAM	RG412PX
ESPORTA	TRINITY COURT	TRINITY COURTMOLLY MILLARS LANEWOKINGHAM	RG412PY
C F TAYLOR (B/E) UK LTD			RG412RR
ABBEY NATIONAL PLC	TRINITY COURT	TRINITY COURTMOLLY MILLARS LANEWOKINGHAM	RG412PY
RADYNE LTD			RG412PX
STRAYFIELD LTD			RG412PX
FIRST LEISURE HEALTH & FITNESS L	TRINITY COURT	TRINITY COURTMOLLY MILLARS LANEWOKINGHAM	RG412PY
CHARTERED TRUST PLC	TRINITY COURT		RG413AT
BAYNTON THOMPSON NETWORKS LT	UNIT 1	UNIT 1MOLLY MILLARS LANEWOKINGHAM	RG412QB
A J MOTORS (WOKINGHAM) LTD			RG412PT
RYGOR COMMERCIALS LTD			RG412RX
GENERAL DATACOMM			RG412QF
12	UNIT 600	UNIT 600ASHVILLE WAYWOKINGHAM	
XEROX ENGINEERING	TRINITY COURT	TRINITY COURTMOLLY MILLARS LANEWOKINGHAM	RG412XE
MOLLY MILLAR AUTOS			RG412PT
	CLEARCOMM CENTRE	CLEARCOMM CENTREMOLLY MILLARS LANEWOKIN	RG412PY
	ESSENTIAL HOUSE		RG412PX
LAND WEST OF	Molly Millars Lane	Wokingham	

Neighbour consultation list A/2002/7364

13.AUG.2002 7364

7364

13 AUG 2002

Planning Department,
Wokingham District Council,
PO Box No. 157
Civic Offices,
Shute End,
Wokingham ,
Berkshire RG40 1WR

Dear Sir

09/08/02

Slipstream Molly Millars Lane Wokingham

Please find enclosed application to display advertisment, together with cheque for £220.00.

I trust you have sufficient information to process this application and look forward hearing from you in due course

Yours faithfully

T A Matthews

DMA Signs Limited

Unit 6, Bridge Works, Kingston Rd, Leatherhead, Surrey KT22 7SU **Telephone** 01372 363808 Fax 01372 363801 Email sales@dmasigns.co.uk

Registered Office: West Wing Tanhurst, Tanhurst Lane, Holmbury St Mary, Dorking, Surrey, RH5 6LU. Registered No:4293985

13.AUG.2002 7564

1782/a

You are advised to read the accompanying notes before completing any part of this form.

APPLICATION FOR CONSENT TO DISPLAY AN ADVERTISEMENT

13 AUG 2002

Town and Country Planning Act 1990 (Schedule 2 to the 1989 Regulations)

The Town and Country Planning (Consent to Display Advertisements) Amendment Regulations 1993. All documents to be submitted in quadruplicate.

Completed copies of this form and the drawing specified overleaf (see Note 3) should be sent to:- **Wokingham District Council, Planning Department, PO Box No. 157, Civic Offices, Shute End, Wokingham, Berkshire, RG40 1WR.**

1. APPLICANT (Block capitals please)
Full Name: INDENT DESIGN
Address: 2 DENMARK ROAD
READING Post Code RG1 5PA
Tel. No.

2. AGENT (if any) (Block capitals please)
Full Name DMA SIGNS (Tim Matthews)
Address: UNIT 6 BRIDGE WORKS
KINGSTON RD LEATHERHEAD Post Code KT22 7SO
Tel. No. 01372 363808

3. Full postal address or location of the land on which the advertisement is to be displayed.
MOLLY MILLARS LANE
WOKINGHAM

4. State the purpose for which the land or building is now used.
INDUSTRIAL PROPERTY

5. (a) Has the applicant an interest in the land?
~~YES~~ / NO *

(b) If **NO**, has the permission of the owner, or of any other person entitled to give permission for the display of the advertisement, been obtained?
(See Note 4) YES / ~~NO~~ *

6. (a) State the nature of the advertisement (e.g. hoarding, shop sign, projecting sign, etc.)
ALUMINIUM DEVELOPMENT BOARD
NOW ILLUMINATED AS PER
DETAILED DESCRIPTION
(b) Is the advertisement already being displayed?
~~YES~~ / NO *

7. (a) Will the advertisement be illuminated?
~~YES~~ / NO *

(b) If **YES**, state the type of illumination (e.g. internally, externally, floodlighting, etc.)

(c) Will the illumination be static or intermittent?

8. Period for which consent is sought (See Note 2).
2-5 years

9. Any additional information which you may wish to supply.

* **Delete as appropriate**

I enclose a cheque or money order for the appropriate fee (See Note 6) of £ .....

Signed ..... (applicant/agent) Date 1/8/02

DATA PROTECTION ACT 1984
'Information contained in this form is likely to be personal data within the terms of the Data Protection Act 1984, and as such will be held by the Council on computer (such as the PLANAPS applications processing system) and may be used by the Council only for purposes registered under the terms of the Data Protection Act.'

1933 LAND AT JUNCTION OF BARKHAM ROAD/MOLLY MILLARS LANE

ADDRESS

PARISH WOKINGHAM

PLOT No

ORD. SHEET No.

98/67548 Tally ELS Site Redev of site for mixed Light industrial warehouse purpose 22.1.99 W/D

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
99/69389/F	District Estates Ltd/Countrywide Properties	Proposed erection of 4 units for B1(c), B2 & B8 Use, & Demo existing Bldgs.	11.8.00	C/A
F/2001/3415	District Estates	erect of 4 units for B1(c) Light Ind, B2 general Ind and B8 warehouse/storage use (amendment to 69389)	17/8/01	C/A
VAR/2002/7342	Shergass U.K	Var. to cond. 34 of 3415 - insertion of mezz. floors with unit 1		
A/2002/7364	Trident Design	non-illu. dev. Sign board		

MINISTRY DECISION

SPECIAL ORDERS