APPLICATION NO:
F/2001/3574

LOCATION:
79 Barkham Road, Wokingham.

APPLICANT:
Mr M Sarwar

PROPOSAL:
Proposed first floor rear extension to dwelling

EARLIEST DATE FOR DECISION: **16/04/2001**

APPLICATION WILL HAVE EXPIRED ON:
10/05/2001

CASE OFFICER: **George Allpress**

APPROVED

1392

01

Application No:

Date Approved:

Date Commenced:

Condition No.	Requirement	Date Rec	Date Approved
	Amended Plan		
	Landscaping		
	Fences/walls		
	Protection of trees		
	Materials (Elevations)		
	Materials (roof)		
	Materials (ground surfaces)		
	Car parking		
	Means of Access		
	Levels		
	Noise Protection		
	Others (to be inserted by case officer)		

(GA)

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Mr M Sarwar
79, Barkham Road
Wokingham
Berkshire
RG412RJ

Application Number: F/2001/3574

Parish: **WOKINGHAM**

Location: **79, Barkham Road, Wokingham.**

Proposal: **Proposed first floor rear 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) no additional windows or similar openings shall be constructed in the first floor side elevation of the extension 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 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 Policy EN1.
South East Area Local Plan Policies SBE2 and ST5.
Deposit Draft Wokingham District Local Plan Policies WBE1 and WT6.

Informative
2. Under the terms of the Water Resources Act 1991, the prior written consent of the Environment Agency is currently required for any discharge of sewage or trade effluent onto or into ground and for surface run off into ground water. Such consent may be withheld. If there is an existing discharge consent the applicant should ensure that any increase in volume is permitted under the present conditions. Contact Ian Doyle on 01276 454365.

John Mitchell

John Mitchell
Development Control Manager
Date: 08/05/2001

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.

Applicationo	Name & Address
F/2001/3574	John and Jocelyn Waterhouse 81 Barkham Road WOKINGHAM Berkshire RG41 2RJ

App approved
Letters sent 18-05-01

Received by Wokingham District Council

Application No: F/2001/3574

Proposal:
Proposed first floor rear extension to dwelling.

Location:
79, 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. closed all day Wednesday). If you intend to view this application at Woodley Library (see details above) please allow 4 days from the date of this notice for delivery of plans.

Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer George Allpress P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 16/04/2001. 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 normally be possible for an individual reply to observations made. However any comments will be taken into account when the application is determined and you will be notified of the decision.

Head Planning and Transportation

18 April 2001

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

Tel: 0118 974 6442

Date: **23 March 2001**

My ref: F/2001/3574

CONFIDENTIAL

Councillor Eke
55 Lowther Road
Wokingham
RG41 1JB

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/2001/3574
79, Barkham Road, , Wokingham.
Proposed first floor rear extension to dwelling.

I write to let you know that the above mentioned house holder 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 may wish the application to be listed for consideration by the Development Control Sub-Committee. *This form must be received no later than 28 days from the date of this* letter.

If you have any questions please do not hesitate to contact **George Allpress** on **0118 974 6442**.

Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **George Allpress** Application Number: **F/2001/3574**
79, Barkham Road, , Wokingham.
Proposed first floor rear extension to dwelling.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Eke

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

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

Tel: 0118 974 6442

Date: **23 March 2001**

My ref: F/2001/3574

CONFIDENTIAL

Councillor Malvern
98 Woosehill Lane
Wokingham
RG41 2TS

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/2001/3574
79, Barkham Road, , Wokingham.
Proposed first floor rear extension to dwelling.

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If you have any questions please do not hesitate to contact **George Allpress** *on* **0118 974 6442.**

Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **George Allpress** Application Number: **F/2001/3574**
79, Barkham Road, , Wokingham.
Proposed first floor rear extension to dwelling.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Malvern

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

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

Tel: 0118 974 6442

Date: **23 March 2001**

My ref: F/2001/3574

CONFIDENTIAL

Councillor Earnshaw
30 Copse Drive
Wokingham
RG41 1LX

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/2001/3574
79, Barkham Road, , Wokingham.
Proposed first floor rear extension to dwelling.

I write to let you know that the above mentioned house holder 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 may wish the application to be listed for consideration by the Development Control Sub-Committee. This form must be received no later than 28 days from the date of this letter.

If you have any questions please do not hesitate to contact **George Allpress** on **0118 974 6442**.

Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **George Allpress** Application Number: **F/2001/3574**
79, Barkham Road, , Wokingham.
Proposed first floor rear extension to dwelling.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Earnshaw

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

WORK SHEET FOR: George Allpress

Application Number: F/2001/3574

Applicant: Mr M Sarwar

Location: 79 Barkham Road, Wokingham.

Proposal: Proposed first floor rear extension to dwelling.

Site Notice Displayed? :	YES	NO	DATE
	✓yes		

Date of Neighbour Notifications: 23/03/01

Date of Site Visit: 12/04/01

Date Registered: 15/03/2001

Earliest Date for Decision: 16/04/2001

Latest Consultation Date/Site Notice Expiry Date: 16/04/2001

[redacted] (GA)

This application will have expired on: 10/05/2001. 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:

Environment Agency - landfill within 250 metres - in view of distance and materials deposited, it is unlikely that landfill gas will present a risk to this proposal. The Agency recommend an informative referring the applicant to them prior to commencement.

The occupants of the adjacent dwelling to the west (no.1 Barkham Road) write to object, commenting: the rear extension of 1.4 metres when added to the amount by which that house is already offset to ours (about 1.0 metre), will make the rear of that house very prominent. The gardens of both houses are comparatively short so this will make the plot seem more crowded. We would prefer if the proposed extension did not extend to the side wall adjacent to our property.

At the time of writing no other representations have been received.

Planning Issues: The issues raised by this application are impact to neighbour amenity, street scene and provision of off street parking.

The following policies apply: Berkshire Structure Plan policy EN1: Policy SBE2 and ST5 of the South East Area Local Plan and, Wokingham District Local Plan Deposit Draft 1997 policy WBE1 and WT6.

Application Number: F/2001/3574

Appraisal:

The application property is a detached two storey modern house which is situated on the north side of Barkham Road at a point approximately 40 metres from its junction with Woosehill Lane. No.77 lies to the east and no.81 to the west.

The application property has an existing two storey side extension which projects reward beyond the principle rear elevation by approximately 1.8 metres. The application proposes continuing this extension, at the same depth, over the remainder of the dwelling's rear elevation, making the extension full width. The extension would be two storeys with two new gable roof profiles with valley gutter between.

There are no street scene issues raised by this application as the extension would not be seen from the public domain.

In terms of residential amenity, the adjacent no.81 has a rear building line which is set back from that of the application property by just over 1.0 metre. No.81 has no flank windows and there is a gap/side passage between application property flank and boundary of around 1.0 metre in width. In addition no.81 is set back away from the boundary on its side by a similar distance. The combined separation and the distance to the nearest rear facing habitable room window is considered sufficient to ensure normal daylight angles are not materially breached. It is therefore not considered appropriate to request a set back.

The adjacent no.79 would not be impacted upon as the existing extension would act as a screen between it and the application site.

No other property is impacted upon.

No additional parking demand is generated as the extension would not create vehicle demanding accommodation.

A second site notice was sent to the applicant as the first erected prior to the officer site visit had been removed. All reasonable steps to erect the notice are considered to have been taken and the relevant neighbours have in any event been notified. However, 21 days from the erection of the second site notice will expire on the 10th May.

Recommendation: Approval: ☑ Refusal: ☐
(tick appropriate box)

Application Number: F/2001/3574

Conditions/~~Reasons for Refusal~~

No	Std Con	Std Reas	~~Non Std Conditions / Reasons for Refusal~~
1	C001	R001	FULL PERMISSION - 5 YEARS
2	C14	R014	EXTERNAL FINISHES TO MATCH
3	C044	R044	NO WINDOWS TO BE INSERTED INSERT: .....in the first floor side elevation of the extension....
1	N16		INFORMATIVE

INSERT: The following policies apply: Berkshire Structure Plan policy EN1: Policy SBE2 and ST5 of the South East Area Local Plan and, Wokingham District Local Plan Deposit Draft 1997 policy WBE1 and WT6.

2 Under the terms of the Water Resources Act 1991, the prior written consent of the Environment Agency is currently required for any discharge of sewage or trade effluent onto or into ground and for surface run off into ground water. Such consent may be withheld. If there is an existing discharge consent the applicant should ensure that any increase in volume is permitted under the present conditions. Contact Ian Doyle on 01276 454365

8/5/07

RECORD OF SITE VISIT

SITE ADDRESS: 79 Barkham Road, Wokingham.

APPLICATION NUMBER: F/2001/374

OFFICER: George Allpress

DATE OF SITE VISIT: 12/04/01

1. SITE/STATUTORY NOTICE DISPLAYED? Yes

2. DESCRIPTION OF SURROUNDINGS Residential area within defined settlement.

3. DESCRIPTION OF SITE/BUILDING Two storey detached single family dwelling.

4. RELATIONSHIP TO ADJOINING PROPERTIES No.77 to the east, no.81 to the west - no other dwelling within close proximity of the proposed extension.

5. SITE CONSTRAINTS

TREES	No trees within vicinity of proposed extension
ACCESS/PARKING	Integral garage plus front parking for at least 3 cars
LEVELS	Level.
BOUNDARY TREATMENT	Open to front timber fencing elsewhere.
OTHERS	None

G.A

1792

I have today displayed the site notice(s) in a prominent position on the land/ buildings to which the application number F/2001/3574 relates.

Address of site 79 BANKHAM ROAD

WOKINGHAM

Signed M Sawa

Date 19.4.01

Postage will be paid by licensee

Do not affix Postage Stamps if posted in Gt. Britian, Channel Islands, N Ireland or the Isle of Man

Business reply service
License no. RG147

The Planning Officer
Wokingham District Council
Council Offices
Shute End
Wokingham
Berkshire, RG40 1BN

To: George Allpress
Planning Officer
Wokingham District Council

John & Jocelyn Waterhouse
81 Barkham Road
Wokingham
Berkshire
RG41 2RJ

11th April 2001

Re: Application F/2001/3574
Extension to 79 Barkham Road

Dear Sir,

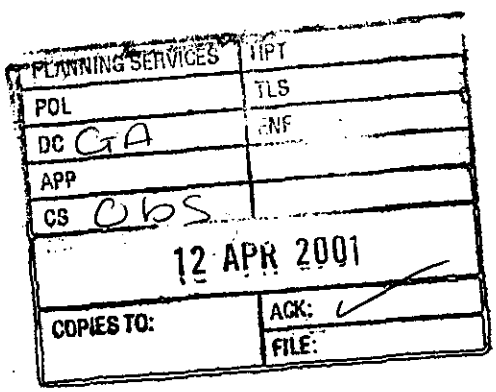
We have looked at the plans for the proposed extension 79 Barkham Road, which is next door to us. We are concerned that the rear extension of 1.4m when added to the amount by which that house is already offset to ours (about 1m), will make the rear of that house very prominent. The gardens of both houses are comparatively short so this will make the plot seem more crowded. We would prefer if the proposed extension did not extend to the sidewall adjacent to our property, that would reduce the effect of seeing a large amount of house wall from our garden.

In its present form we oppose this extension and hope that our concerns are noted.

Yours Sincerely,

Jocelyn Waterhouse

Jocelyn Waterhouse



Our ref: SP\2001\003428\001
Your ref: F/2001/3574
Date: 29th March 2001

ENVIRONMENT AGENCY

PLAN	SPT 41900
POL	TLS
DC GA	ENF
APP	
CS	
02 APR 2001	
COPIES TO:	ACK:
	FILE:

FAO: George Allpress
District Planning Officer
Wokingham District Council
Council Offices,
Shute End,
PO Box 157
Wokingham
Berkshire
RG11 1BN

Dear Sir

PROPOSAL: First Floor Rear Extension
LOCATION: 79 Barkham Road, Wokingham

Thank you for your letter dated 23 March 2001, which was received on 26 March 2001. You are asked to quote the following reference in any correspondence: **SU86NW/16/39**. The Environment Agency has no objection to the proposed development.

Planning Informatives

The following planning informatives should be attached to any planning permission granted:

Under the terms of the Water Resources Act 1991, the prior written consent of the Environment Agency is currently required for any discharge of sewage or trade effluent onto or into ground and for surface runoff into groundwater. Such consent may be withheld. If there is an existing discharge consent the applicant should ensure that any increase in volume is permitted under the present conditions.
Contact Ian Doyle on 01276 454365 for further details.

Advice To Planning Authority

Waste Regulation : Contact Miranda Wycherley On 01276 454384

According to our records, there is one landfill site within 250 metres of the site, as follows:

Grid Reference	Distance From Site	Landfill Name
SU 802 678	173m	Molly Millars Lane

In view of distance and the nature of the material deposited at the site, it is unlikely that landfill gas will present a risk to this proposal.

Cont/d..

Environment Agency
Swift House, Frimley Business Park, Frimley, Camberley, Surrey GU16 7SQ
Telephone : 01276 454300 Fax : 01276 454301

Land Drainage: Contact Amanda Reed On 01276 454331

We are not aware of any watercourses on the site, but should there be any, we advise that:
(1) they should not be culverted; and
(2) a buffer zone is left on either side of any watercourse, and
(3) culverted watercourses should not be built over, but should ideally be opened up and made a feature of the site.

In any case, you should note that culverting of a watercourse requires the prior written approval of the local authority under the terms of the Public Health Act 1936, and the prior written consent of the Environment Agency under the terms of the Land Drainage Act 1991/Water Resources Act 1991. The Agency seeks to avoid culverting, and its consent for such works will normally be withheld.

Advice To Applicant

Scientific Support: Contact Ian Doyle On 01276 454365

Surface water from hard standing areas should discharge via deep seal trapped gullies incorporating a minimum water seal of 85mm or similar.

Roof water down-pipes should be connected to the drainage system either directly, or by means of back inlet gullies provided with sealing plates instead of open gratings.

No soakaways shall be constructed to a depth exceeding 3 metres below existing ground level, and under no circumstances shall the water table be intersected.

All sewage or trade effluent should be discharged to the foul sewer if available subject to the approval of Thames Water Utilities or its sewerage agent.

Decision Notice

Would you please forward a copy of the decision notice to this office quoting our reference. If you have any further queries please do not hesitate to contact Sarah Paxman on 01276 454323, quoting the reference cited at the beginning of this letter.

Yours faithfully

M. ROSE

Matt Rose
Development Planning Team

WOKINGHAM D.C. DEVELOPMENT CONTROL

Start date:	15 MAR 2001
Officer: GA	Application No. F/2001/3574

Map No. 35B Site 0.04

Easting: ..... Flood Pln .....

Northing: ..... Mineral .....

Level: ☐ **Sub Committee** ☑ **Delegated** ☐ **Sec. State**

☐ **Incorrect Fee** ☐ **Invalid** ☐ **PD**

Description:

(F) PROPOSED FIRST FLOOR REAR EXTENSION TO DWELLING

Location: 79 BARKHAM ROAD

Parish: WOKINGHAM Ward: Emmbrook

23.3.01 D

Applicant: MR M SARWAR

Fee Received 95-00 Required ..... Additional ..... Refund .....

(4)

Enforcement Section to be notified ☐ tick if required

Additional information required for validation

		Reason	Requested	Received
1	1:2500 OS location plan showing property edged in blue/red			
2	1:500 block plan showing existing & proposed dev. + adj. Properties			
3	Forms unsigned			
4	Correct S 66 certificate			
5	Elevation plans			
6	Floor plans			
7	Metric scale disclaimer			
8	Encroachment letter			
9	Miscellaneous			

APPLN NO. _____

ACTION REQUIRED BY DEVELOPMENT CONTROL

Conservation Area .....

Listed Building 1 2 2*

Advertisement Required .....

Date Site Notice Sent : 23.3.01 Parish Council Informed - YES / NO

INTERNAL CONSULTATIONS

Building Control .....
Landscape .....
Trees .....
Conservation Officer .....
Environmental Health .....
Housing .....
Leisure & Cultural services .....
Public Rights of Way .....
Property .....
District Secretary (only if called in by SOS) .....
Policy & Plans .....
Strategic Planning (JSPU) .....
Minerals (INTERNAL) .....
Archaeological Site (BABTIE) : .....
Education .....
Social Services .....
Highways .....

EXTERNAL CONSULTATIONS

Adjacent D P A : .....
Adjacent Parish : .....
Southern Electricity Board .....
British Gas .....
PSA Oil Pipeline .....
Transco .....
Environment Agency ✓ land fill site

Rail Track .....
Police Arch. Liaison Officer .....

HERITAGE BODIES

The Georgian Group .....
Ancient Monuments Society .....
Council for British Arch. .....
RCHME .....
Telecommunications (NRPB) : .....
Sport England : .....

OTHERS:

..... not pre-apps .....
.....
.....

NEIGHBOURS:

..... Site notice & see map for neighbour notices .....
.....
.....
.....
.....
.....
.....
.....
.....

Environmental Services

For office use only.
Application number:

15.MAR2001 * 357

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	MR. M. SARWAR
	Address and postcode	79 BARKHAM ROAD WOKINGHAM RG41 2JR
	Phone number	
2	Agent's Name	
	Address and postcode	N/A
	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.	79 BARKHAM ROAD WOKINGHAM RG41 2JR
4	Give brief details of the proposal for example, two storey side extension. About the application	FIRST FLOOR REAR EXTENSION
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.	RED BRICKWORK. INTERLOCKING CONC. ROOF TILES. WHITE UPVC FRAMES. ALL TO MATCH EXIST.
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: 5	Proposed: 5
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: M Sarwar

on behalf of

Date 15.03.07

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

Received by Wokingham District Council

Application No: F/2001/3574

Proposal:
Proposed first floor rear extension to dwelling.

Location:
79, Barkham Road, , Wokingham.

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

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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. closed all day Wednesday). If you intend to view this application at Woodley Library (see details above) please allow 4 days from the date of this notice for delivery of plans.

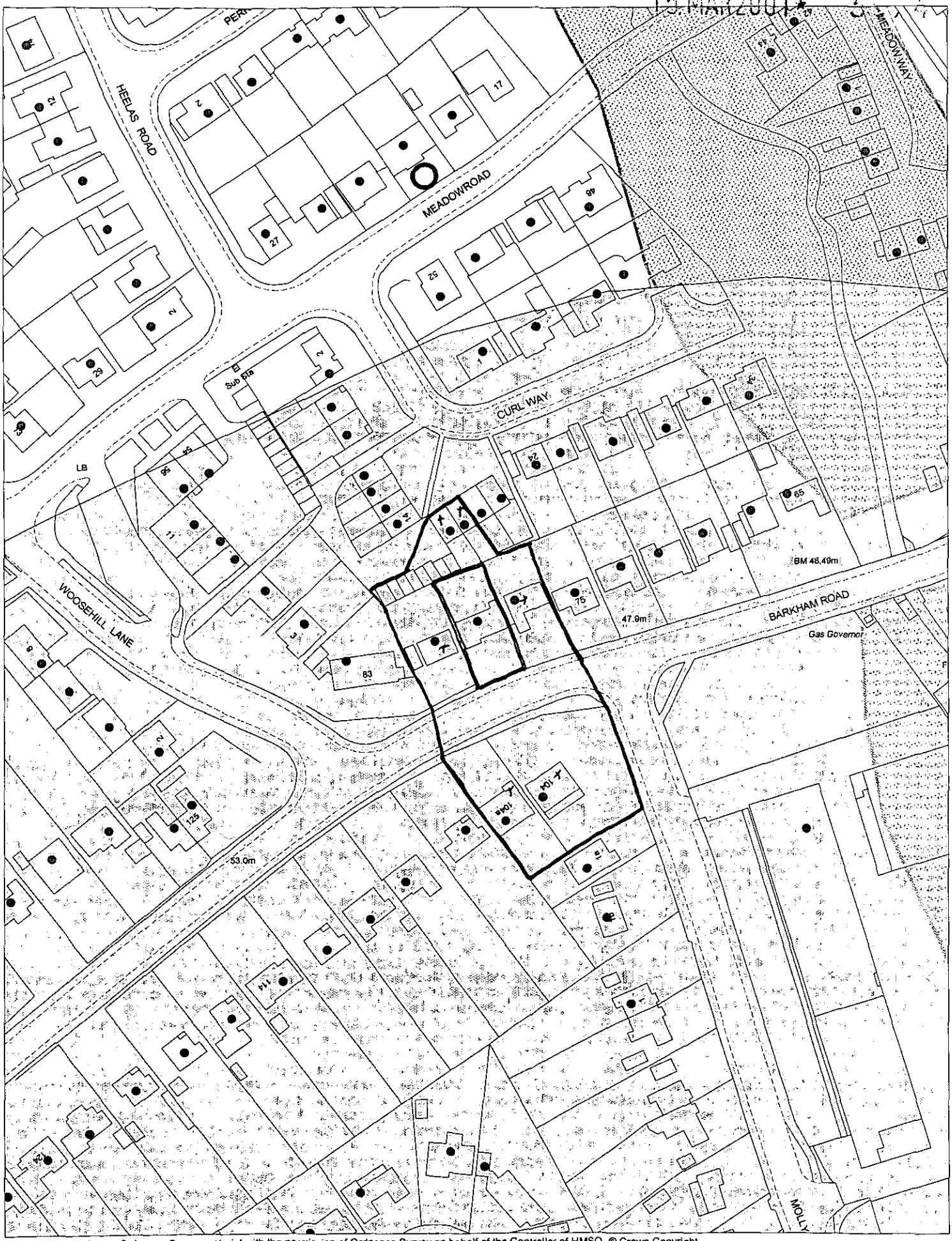
Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer George Allpress P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 16/04/2001. Written comments submitted will become available for public inspection.

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

Head Planning and Transportation

23 March 2001

15 MAR 2001



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Development Control Section, Environmental Services, Wokingham District Council.

15 March 2001 Scale: 1 : 1250

N
W E
S



EXISTING. **Site Plan, Scale: 1 to 500**

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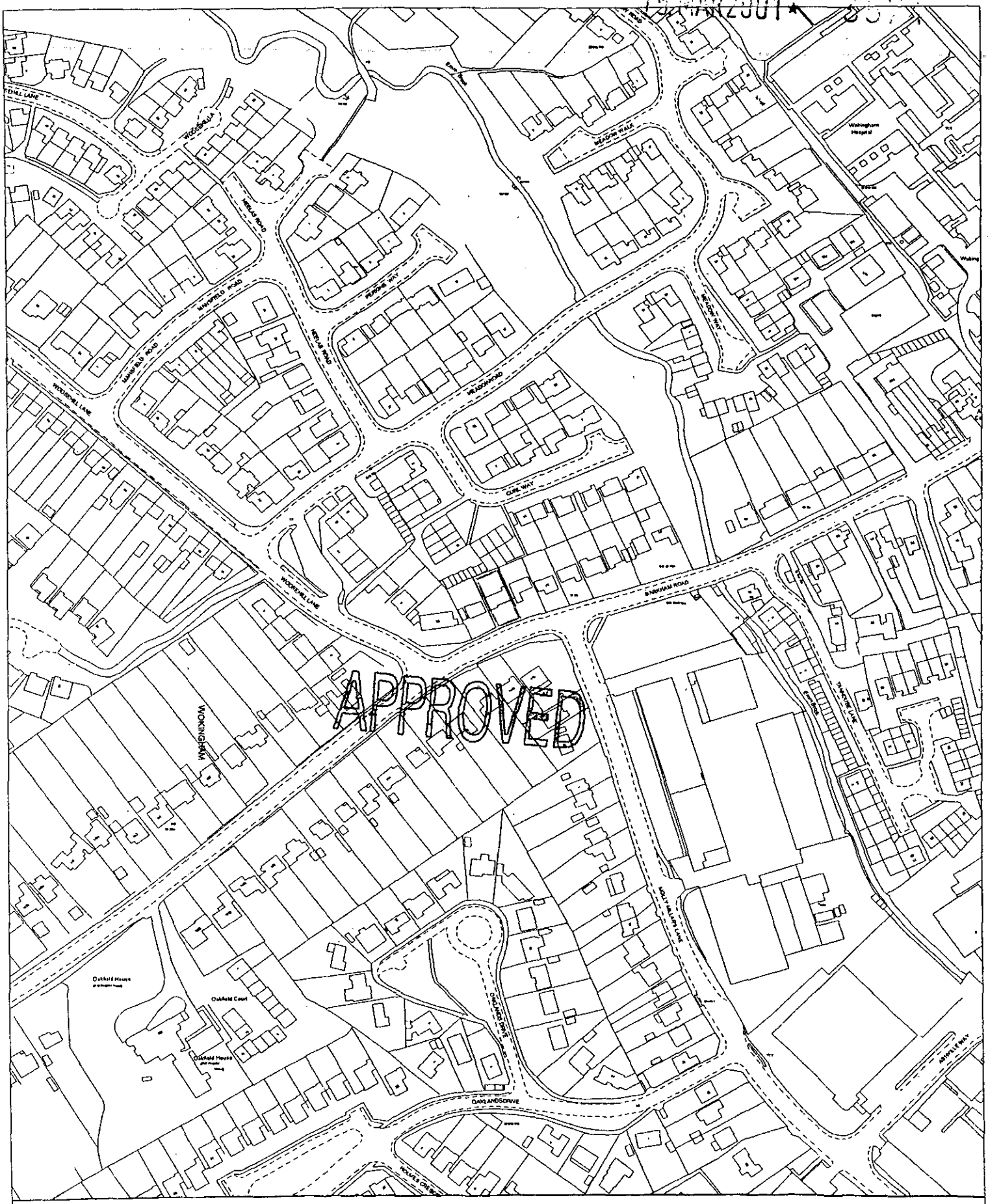
Wokingham District Council, Licence No. LA086134
Date: 9 February 1999

15 MAR2001



Site Plan, Scale: 1 to 2500

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Date: 9 February 1999