APPLICATION NO:

F/2001/3286

LOCATION:
55 Ramsbury Drive, Earley Reading.

APPLICANT:
Mr & Mrs Bannerman

PROPOSAL:
Proposed two storey rear and side extension to dwelling.

EARLIEST DATE FOR DECISION: **04/03/2001**

APPLICATION WILL HAVE EXPIRED ON:
28/03/2001

CASE OFFICER: **Farah Humayun**

(FH)

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Mr & Mrs Bannerman
55, Ramsbury Drive
Earley
Reading
RG6 7RS

Application Number: F/2001/3286

Parish: **EARLEY**

Location: **55, Ramsbury Drive, Earley, Reading.**

Proposal: **Proposed two storey rear and 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) no additional windows or similar openings shall be constructed in the side elevations of the extensions hereby permitted except for any which may be shown on the approved drawing(s).

Condition
4. The distance between the inside of the piers and the outside of the main wall for the house must be a minimum of 2.4 metres.

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

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.

Reason
4. To maintain the Local Planning Authority's car parking standards in the interests of highway safety.

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

Informative
1. This permission relates to the application as amended with revised plans submitted to the Local Planning Authority on 8 March 2001, showing reduction in ridge height and does not approve the proposals as originally submitted.

Informative
2. The applicant is reminded that this permission/consent/approval relates to planning permission only and does not constitute approval under any other legislation including Building Regulations. To obtain advice on current Building Regulations the applicant should contact the Building Control Section of the District Council's Planning Department.

Informative
3. Whilst it would appear from the application that the proposed development is to be entirely within the curtilage of the application site, care should be taken upon the commencement and during the course of building operations to ensure that no part of the development, including the foundations, eaves and gutters, overhang will encroach on, under or over adjoining property. The applicant should also note that this permission does not give any right of access onto adjoining property for construction or maintenance purposes.

Informative

4. 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 OS1 and EN1.

Loddon Area Local Plan Policy LBE1.

Deposit Draft Wokingham District Local Plan Policies WOS3 and WBE1.

John Mitchell
Development Control Manager
Date: 03/04/2001

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.

Amalgamated

DEVELOPMENT CONTROL/BUILDING CONTROL CHECKLIST

CHECKLIST WHEN A BUILDING REGULATION APPLICATION HAS BEEN RECEIVED.

SITE DETAILS		CASE OFFICER
PLANNING APPLICATION NUMBER	3286	FH
BUILDING CONTROL NUMBER.	FP 2001/1516	Alan
APPLICANT/~~AGENT~~	Mr & Mrs C Bannerman	
ADDRESS OF SITE	55 Ramsbury Drive EARLEY.	
DESCRIPTION OF PROPOSED WORK	2 Storey side + rear ext.	

DRAWING NUMBERS	BC	DC
BLOCK PLAN	rec'd 6/3/01	rec'd 6/3/01
ELEVATIONS	— " —	— " —
FLOOR PLANS	— " —	— " —

CHECKLIST	1ST CHECK	2ND CHECK
PERMITTED DEVELOPMENT		
APPLIC. NECESSARY-NOT RECEIVED		
APPLIC.RECEIVED & APPROVED	3/4/01	
APPLIC.RECEIVED-NO DECISION		
APPLIC.REFUSED		
DIFFERENCES BETWEEN DC/BC DRAWINGS	None	
IF YES, WHAT ARE THE DIFFERENCES ?		
DATE	16/5/01	

PROBLEMS	REQUESTED	RECEIVED	REMINDER
PLANNING PERMISSION NEEDED			
REVISED PLANS NEEDED			
PLANNING APPLIC.REFUSED			
WAIT FOR PLANNING DECISION			

COMMENCED ON SITE	
NO PLANNING DECISION	
NO PLANNING APPLICATION	

WORK SHEET FOR : Farah Humayun

Application Number : F/2001/3286

Applicant : Mr & Mrs Bannerman .

Location : 55, Ramsbury Drive, Earley, Reading.
Proposal : Proposed two storey rear and side extension to dwelling.

Site Notice Displayed ? :	YES	NO	DATE
	✓		28/02/01.

Date of Neighbour Notifications : .....

Date of Site Visit : 28/02/01

Date Registered : 31/01/2001

Earliest Date for Decision : 04/03/2001

Latest Consultation Date/Site Notice Expiry Date : 04/03/2001

This application <u>will have expired on</u>: <u>28/03/2001.</u> 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 :

Earley Town Council - No objection.
Highways - Rec. approval subject to conditions.

Planning Issues :

* Impact upon the neighbouring properties
* Impact upon the street scene.

Application Number: F/2001/3286

Appraisal :

Impact upon neighbouring properties
The application being considered is proposed two storey rear and side extension to dwelling. The extension has a pitched roof. Under revised plans (submitted on 8 March 2001) the proposed pitch is set below that of the existing by 0.5 metres. The proposed side extension extends 6.1 metres at its maximum and 2.7 metres at its minimum from the side of the property. At ground floor the extension is open to the side by three supporting columns. At first floor level there are no proposed side facing windows.

The rear extension forms an 'L' shape extension with the side extension. The rear extension forms a new sun lounge and new kitchen. The new sun lounge extends 3.9 metre from the existing rear elevation of the property. The new kitchen extension extends 4.5 metres in length. At first floor level the extension is set in 1.1 metres over the proposed kitchen extension. There are two proposed rear facing dormer windows.

The neighbouring property of 53 Ramsbury Drive has an existing single storey extension. There are no existing side facing windows. The extension projects approx 3 metes from the rear of the dwelling. The neighbouring property of No 57 also has an existing single storey extension. The property has two side facing dormers directly opposite the existing side roof elevation. It is therefore considered that the proposed side extension will not have a significant overbearing or overshadowing impact to the detriment of the residential amenity of the neighbouring properties.

Impact on the street scene
The property stands in a line of three properties, no 57 and no 55 are similar design bungalows. There is no previous extension similar in design in the immediate vicinity. However, it is considered the proposed extension is in keeping with the character of the property and will not have an adverse impact upon the character of the street scene.

Impact upon highway safety
Through the proposal the distance between the inside of the piers and the outside main wall for the house must be a minimum of 2.4 metres to meet the requirements of the Highway Authority. However, the Highway Authority is satisfied that car parking spaces can be provided on the site. Therefore it is not considered that the proposed development will have a detrimental impact upon highway safety.

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

Application Number F/2001/3286
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
1	C001	R001	
2	C014	R014	
3	C044	R044	SIDE ELEVATIONS OF EXTENSION.
4			THE DISTANCE BETWEEN THE INSIDE OF THE PIERS AND THE OUTSIDE OF MAIN WALL FOR THE HOUSE MUST BE A MINIMUM OF 2.4 METRES
			REASON
			TO MAINTAIN THE LOCAL PLANNING AUTHORITY'S CAR PARKING STANDARDS IN THE INTEREST OF HIGHWAY SAFETY
5	C122	R122	
	INFORMATIVE		
		NO2	PLANS, ~~DRAINAGE DETAILS~~ 8 MARCH 2001, REDUCTION IN RIDGE HEIGHT
		NO4	
		NO6	
		N16	LALP - LBE1
			WOLP - WOJ3, WBE1
			BSP - OS1, EN1

Don Murrell
3/4/01

RECORD OF SITE VISIT

SITE ADDRESS 55 RAMSBURY DR. EARLEY, READING

APPLICATION NUMBER: F/2001/3286

OFFICER: FARAH HUMAYUN

DATE OF SITE VISIT: 28/02/01

1 SITE/STATUTORY NOTICE DISPLAYED ? YES.

2. DESCRIPTION OF SURROUNDINGS

RESIDENTIAL - VISIBLE POSITION IN STREET SCENE AS ON T-JUNCTION WITH ASBOURNE AVENUE.

3. DESCRIPTION OF SITE/BUILDING

CHALET BUNGALOW - WITH SIDE DRIVE.

4. RELATIONSHIP TO ADJOINING PROPERTIES

NO 53 - D DETACHED HOUSE, NO SIDE WINDOW, EXISTING S/ST SIDE EXT WITH FLAT ROOF - NO SIDE WINDOWS.

NO 57 - D CHALET BUNGALOW, 2 SIDE FACING DORMERS (OB. GLAZED) S/ST EXTENSION ON BOUNDARY, FLAT ROOF.

NO 55 - D EXTENSIVE GOING TO REAR, REAR FACING PROPERTY AT LONG DISTANCE, BUILDINGS IN LINE

5. SITE CONSTRAINTS

TREES IN FRT + REAR GARDEN

ACCESS/PARKING 2/3 SPACES, NARROW DRIVEWAY.

LEVELS - LEVEL.

BOUNDARY TREATMENT TO FRONT - LOW CB FENCE WITH 57 + 53.

OTHERS

Tel: (0118) 974 6482 (Direct Line)
Fax: (0118) 974 6484
E-Mail Farah.Humayun@wokingham.gov.uk
Date: March 2, 2001
My ref: FH/F/2001/3286
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 & Mrs Bannerman
55 Ramsbury Drive
Earley
Reading
Berkshire
RG6 7RS

Dear Mr & Mrs Bannerman

PLANNING APPLICATION F/2001/ 3286
PROPOSED TWO STOREY REAR AND SIDE EXTENSION TO DWELLING
55 RAMSBURY DRIVE, EARLEY, READING

I am writing with regards to the above and further to my meeting with Mr Bannerman on 28 February 2001.

Further to a full consideration of the application I must advise you that the proposed application at present may be an unacceptable proposal due to the potential overbearing impact to the neighbouring property of 53 Ramsbury Drive.

I would propose that the extension would be considered more acceptable if the ridge height was set below that of the existing dwelling by approximately 0.5 metres to reduce any overbearing impact.

It is advisable to submit 6 copies of revised plans within 10 days so we can proceed with the application. Please do inform me of your intentions regarding this matter. If you require any further information please do not hesitate to contact me.

Yours sincerely

MISS F HUMAYUN
Planning Assistant

FROM: Farah Humayun

DATE: 08 February 2001

DELEGATED

EARLEY TOWN CONSULTATION SHEET

PLANNING SERVICE
POL
DC
APP
CS
COPIES TO:
ACK:
FILE:

Application Number: F/2001/3286

Proposal: Proposed two storey rear and side extension to dwelling.

Site Address: 55, Ramsbury Drive, Earley, Reading.

Applicant: Mr & Mrs Bannerman .

Your observations are required in respect of this application **by 04/03/2001** .

NO OBJECTION

SIGNED: _____ DATE: 15 FEB 2001

Clerk To Earley Parish/Town Council.

HIGHWAYS CONSULTATION SHEET

From: Farah Humayun **Date:** 08 February 2001

Application Number: F/2001/3286

Proposal: Proposed two storey rear and side extension to dwelling.

Parish: EARLEY TOWN

Site Address:
55, Ramsbury Drive, Earley, Reading.

Applicant:
Mr & Mrs Bannerman .

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) The distance between the inside of the piers and the outside of main wall for the house must be a minimum of 2.4 metres.

Reason: To maintain the local ~~authe~~planning authority's car parking standards in the interests of highway safety.

(2) C122, R122 .

Signed: _____ **Print name:** Adam Coggins 16/02/01

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

Tel: 0118 974 6482

Date: **08 February 2001**

My ref: F/2001/3286

CONFIDENTIAL

Councillor Spratling
18 Moor Copse Close
Earley
RG6 7NA

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/2001/3286
55, Ramsbury Drive, Earley, Reading.
Proposed two storey rear and side 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 **Farah Humayun** on **0118 974 6482**.

Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **Farah Humayun** Application Number: **F/2001/3286**
55, Ramsbury Drive, Earley, Reading.
Proposed two storey rear and side extension to dwelling.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Spratling

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

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

Tel: 0118 974 6482

Date: **08 February 2001**

My ref: F/2001/3286

CONFIDENTIAL

Councillor Rolls
14 Tiptree Close
Earley
RG6 4HS

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

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If you have any questions please do not hesitate to contact **Farah Humayun** on **0118 974 6482.**

Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **Farah Humayun** Application Number: **F/2001/3286**
55, Ramsbury Drive, Earley, Reading.
Proposed two storey rear and side extension to dwelling.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Rolls

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

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

Tel: 0118 974 6482

Date: **08 February 2001**

My ref: F/2001/3286

CONFIDENTIAL

Councillor Hare
9 Easby Way
Lower Earley
RG6 3XA

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/2001/3286
55, Ramsbury Drive, Earley, Reading.
Proposed two storey rear and side extension to dwelling.

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If you have any questions please do not hesitate to contact **Farah Humayun** on **0118 974 6482**.

Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **Farah Humayun** Application Number: **F/2001/3286**
55, Ramsbury Drive, Earley, Reading.
Proposed two storey rear and side extension to dwelling.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Hare

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

Received by Wokingham District Council

Application No: F/2001/3286

PROPOSAL:
Proposed two storey rear and side extension to dwelling.

LOCATION:
55, Ramsbury Drive, Earley, Reading.

The application is available for inspection at the locations & during the times detailed below:

WOKINGHAM DISTRICT COUNCIL, PLANNING RECEPTION, SHUTE END, WOKINGHAM between 8.30 - 5.00 Monday - Thursday & 8.30 - 4.00 Friday.
(TEL: (0118) 974 6428)
OR
WOODLEY LIBRARY, HEADLEY ROAD, WOODLEY between 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 or Earley Town Council (see details above & below) please allow 4 days from the date of this notice for delivery of plans.
OR
EARLEY TOWN COUNCIL, RADSTOCK HOUSE, RADSTOCK LANE, EARLEY between 9.00am – 1.00pm & 2.00pm – 4.30pm Monday to Friday.
(TEL: (0118) 986 8995)

Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer Farah Humayun P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 04/03/2001. 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 of Planning and Transportation

08 February 2001

WOKINGHAM D.C. DEVELOPMENT CONTROL

Start date: 31 JAN 2001	Map No. 52 Site 0.09
Officer: FH | Application No. F/2001/3286	Easting: ..... Flood Pln .....
	Northing: ..... Mineral .....

Level: ☐ Sub Committee ☑ Delegated ☐ Sec. State

☐ Incorrect Fee ☐ Invalid ☐ PD

Description:
(F) PROPOSED TWO STOREY REAR AND SIDE EXTENSION TO DWELLING

Location: 55 RAMSBURY DRIVE

Parish: EARLEY Ward: Redhatch 8.2.01 - B.

Applicant: MR/MRS BANNERMAN

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

Enforcement Section (4) 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	Absent Parking layout needed. ← Officer thought this adequate without 1:500 parking shown on location plan		
3	Forms unsigned			
4	Correct S 66 certificate			
5	Elevation plans	~~Other side elevation~~		
6	Floor plans			
7	Metric scale disclaimer			
8	Encroachment letter	Encroachment ?		
9	Miscellaneous			

APPLN NO. _____

ACTION REQUIRED BY DEVELOPMENT CONTROL

Conservation Area .....

Listed Building 1 2 2*

Advertisement Required .....

Date Site Notice Sent : 8.2.013 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 .....

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

HERITAGE BODIES

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

OTHERS:

..... No pre apps .....
.....
.....

NEIGHBOURS:

..... Site notice and see map .....
.....
.....
.....
.....
.....
.....
.....
.....

ADDRESS 55 RAMSBURY DRIVE PARISH EARLEY

PLOT No. Old Property ORD. SHEET No. SU. 7471 (56

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
D/164/61	Mr. E. W. Brackwell.	Garage	18/5/61	App. N

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

Environmental Services

For office use only.
Application number: 31 JAN 2001 * 5186

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	CJ & PA BANNERMAN
	Address and postcode	55 RAMSBURY DRIVE EARLEY READING RG6 7RS
	Phone number	0118 9663787
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.	SEE 1 ABOVE
4	Give brief details of the proposal for example, two storey side extension. About the application	TWO STOREY REAR & SIDE 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. NONE	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 BRICK TO MATCH EXISTING BRICK PEBBLE DASH RENDERING TO MATCH
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: 2	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~~

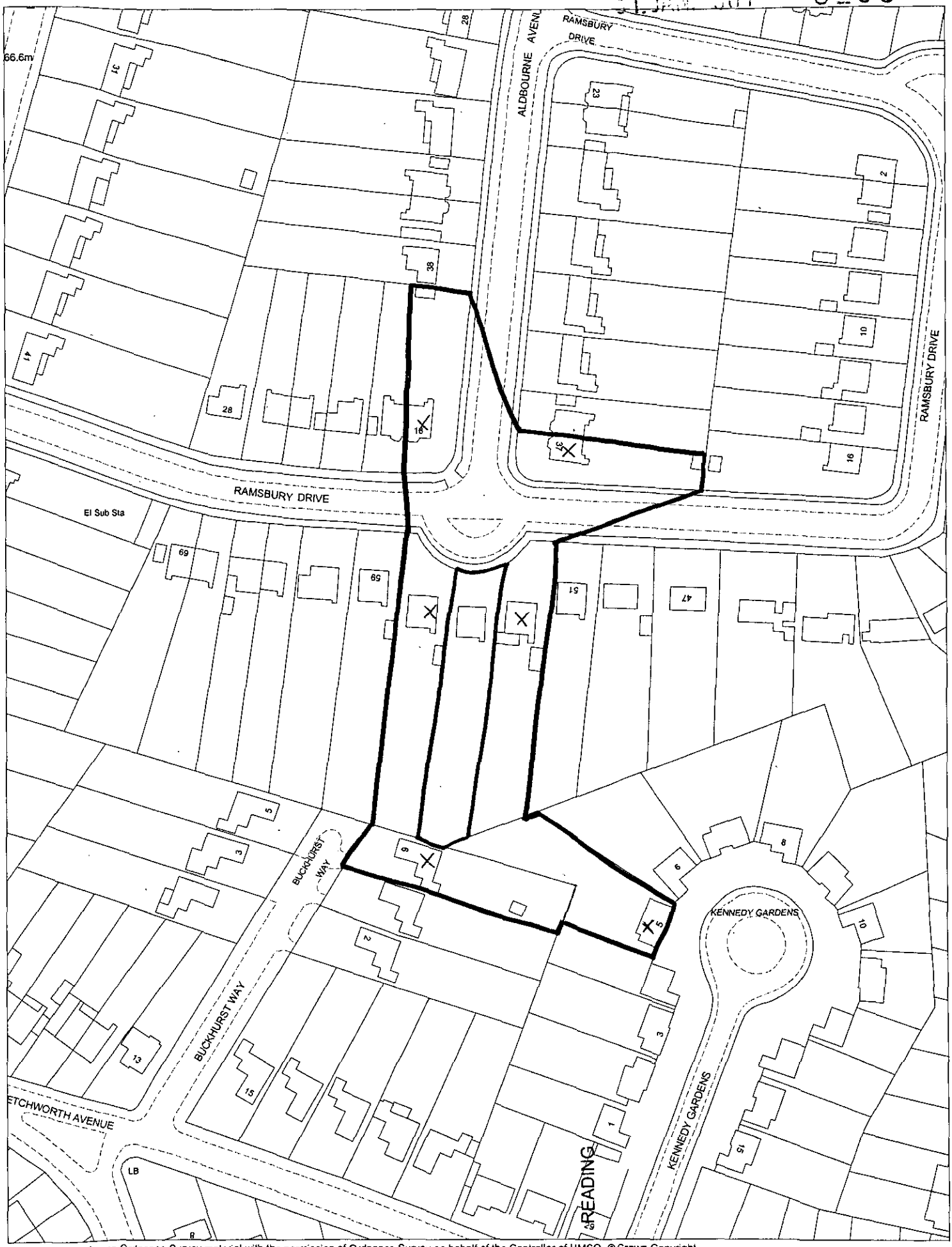
~~None of the land forms part of an agricultural holding.~~

Your signature: [signature] on behalf of

Date 22 Jan 01

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

31 JAN 2001 5106



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Development Control Section, Environmental Services, Wokingham District Council.
1 February 2001 Scale: 1 : 1250

N
W E
S

Mr & Mrs Bannerman
55 Ramsbury Drive
Earley
Reading
RG6 7RS

Tel/Fax: 0118 966 3787
Mobile: 07768 355177
E-mail: colin@cb-safetyservices.freeserve.co.uk

Miss F Humayun
Planning Assistant
Environmental Services Department
Planning Services
Wokingham District Council
Shute End
Wokingham
RG40 1WR

My ref: CB/WDC/001
Your ref: FH/F/2001/3286

3 March 2001

3286

REVISED PLAN

Dear Miss Humayun

PLANNING APPLICATION F/2001/3286
PROPOSED TWO STOREY REAR AND SIDE EXTENSION TO DWELLING
55 RAMSBURY DRIVE, EARLEY, READING

Enclosed are 6 copies of the revised plans, showing the ridge height of the proposed extension now set below the existing dwelling by 0.5 metres, as requested.

I will be glad to provide any further information you require. I am away until Wednesday evening and will call on Thursday to check if all is in order.

Yours sincerely,

Colin Bannerman

PLANNING SERVI 40748
POL
DC FH
APP
CS
0C
COPIES TO:

Date: 09 March 2001

To: Case Officer

We have received Revised Plans for the following planning application:

Application Number: F/2001/3286

Location: 55, Ramsbury Drive, Earley, Reading.

Proposal: Proposed two storey rear and side extension to dwelling.

Applicant: Mr & Mrs Bannerman.

Case Officer: Farah Humayun

The new plans show the following: Reduced ridge height of proposed extension.

Comments are required by 19/03/2001.

Should you have any queries regarding this application please contact the case officer Farah Humayun on 0118 974 6482.

(RING ONE)

REVISED PLANS | ADDITIONAL PLANS | MINOR AMENDMENTS | ADDITIONAL / REVISED PLANS TO COMPLY WITH CONDITIONS

App No. P/2001/3286 (Planaps) / (Ludhouse) Date Rec. 6/03/01

Location: 55 RAMSBURY DRIVE, G

Parish EARLEY

Applicant: MR + MRS BANNERMAN

Description of attached plans PROPOSED REDUCED RIDGE HEIGHT OF EXTENSION.

Drawing No's:

CONSULTEES

Copies of plans will automatically be sent to Woodley Library, Part I Reg., Parish Council, Ward Councillors and the Case Officer unless specified.

Please tick which of the following you wish consulted.

OTHERS:

		Drawing No's	
1.	NK (Landscape & Trees)		☐
2.	NK (Env. Design)		☐
3.	XA (Highways)		☐
4.	NF (Building Control)		☐
5.	BC/DC Liaison		☐

A full set of plans will be sent to all consultees unless particular drawing No's are specified in the spaces above.

NEIGHBOURS:

Date for Responses (10 DAYS)

FURTHER ACTION

Re-advertise App. Y / N (Delete as required)

Redate Application Y / N From

New Site Notice Y / N

New Description

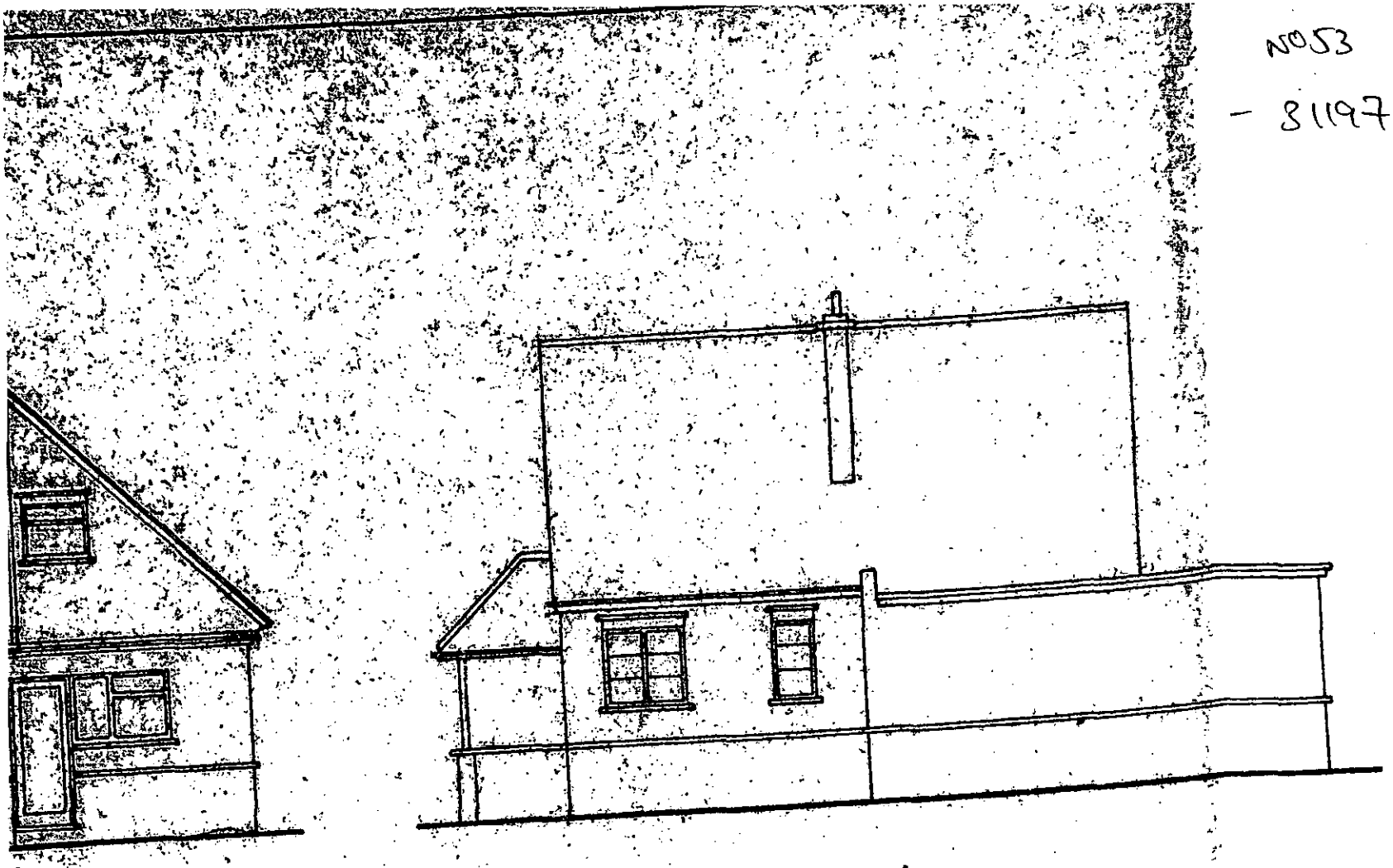
CASE OFFICER AT.

Consultations Sent by Admin. on 09.03.01

Yellow - Part One Copy
Green - Officer's Copy

NO53

- 81197



Side elevation



Side elevation



Rear elevation

ADDRESS 53 RAMSBURY DRIVE PARISH EARLEY

PLOT No. Old Property ORD. SHEET No. SU.7471 (52)

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
385/51	Mr. E. Edwards	Garage & Shed	9/8/51	App. App.
PD/584/59	"	Storeroom	12/1/60	App. N/A.
BR24927	MR C. TAMPLIN	KITCHEN, W.C. EXTENSION	25.6.85	APP N/A
23910	"	"	17.7.85	N/A CA
31197	"	1ST FLOOR EXT.	6.10.88	CA
BRA7295	"	"	11.5.89	APP

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE