APPLICATION NO:

F/2001/3292

LOCATION:
Denewood Nine Mile Ride, Finchampstead Wokingham.

APPLICANT:
Mr & Mrs Cleaver

PROPOSAL:
Proposed erection of chimney on side of dwelling.

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

APPLICATION WILL HAVE EXPIRED ON:
02/04/2001

CASE OFFICER: **Helen Pollock**

APPROVED

(HP)

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Mr & Mrs Cleaver
Denewood
Nine Mile Ride
Finchampstead
Berkshire

Application Number: F/2001/3292

Parish: **FINCHAMPSTEAD**

Location: **Denewood, Nine Mile Ride, Finchampstead, Wokingham.**

Proposal: **Proposed erection of chimney on side of 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.

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.

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:

South East Area Local Plan Policies STV2 and SC19.

Deposit Draft Wokingham District Local Plan Policies WCC1 and WCC7.

John Mitchell

John Mitchell
Development Control Manager
Date: 30/03/2001

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.

Enclosed

DEVELOPMENT CONTROL/BUILDING CONTROL CHECKLIST

CHECKLIST WHEN A BUILDING REGULATION APPLICATION HAS BEEN RECEIVED.

SITE DETAILS		CASE OFFICER
PLANNING APPLICATION NUMBER	3292	HP
BUILDING CONTROL NUMBER	FP 2001/1488	Brian
APPLICANT/~~AGENT~~	Mr + Mrs Cleaver	
ADDRESS OF SITE	Deneroad. Nine Mile Ride FINCHAMPSTEAD	
DESCRIPTION OF PROPOSED WORK	internal alterations + construction of a chimney stack	

DRAWING NUMBERS	BC	DC
BLOCK PLAN	CL5W	CL5W
ELEVATIONS	"	"
FLOOR PLANS	"	"

CHECKLIST	1ST CHECK	2ND CHECK
PERMITTED DEVELOPMENT		
APPLIC.NECESSARY-NOT RECEIVED	Yes	30/3/01
APPLIC.RECEIVED & APPROVED		
APPLIC.RECEIVED-NO DECISION		
APPLIC.REFUSED		
DIFFERENCES BETWEEN DC/BC DRAWINGS		None
IF YES, WHAT ARE THE DIFFERENCES ?		✓
DATE	18/1/01	24/4/01

PROBLEMS	REQUESTED	RECEIVED	REMINDER
PLANNING PERMISSION NEEDED	18/1/01	19/1/01	
REVISED PLANS NEEDED			
PLANNING APPLIC.REFUSED			
WAIT FOR PLANNING DECISION			

COMMENCED ON SITE	
NO PLANNING DECISION	
NO PLANNING APPLICATION	

WORK SHEET FOR : Helen Pollock

Application Number : F/2001/3292

Applicant : Mr & Mrs Cleaver .

Location : Denewood, Nine Mile Ride, Finchampstead, Wokingham.

Proposal : Proposed erection of chimney on side of dwelling.

Site Notice Displayed ? :	YES	NO	DATE
	✓		27/3/01

Date of Neighbour Notifications : .....

Date of Site Visit : 27/3/01.....

Date Registered : 05/02/2001

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>02/04/2001.</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 :

finchampstead P.C: No objection

E.A: No objection

Planning Issues :

1) Impact upon neighbouring properties
2) Impact upon Street Scene.
3) Impact upon Rural Area.

Application Number F/2001/3292
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
1	C005	R005	
2	C014	R014	

Building to side opposite is a single storey garage/barn.

no impact. → Can't be viewed from anywhere.

Application Number: F/2001/3292

Appraisal:

This application proposes to insert a new chimney into the West side elevation of the detached bungalow to allow for a fireplace in the sitting room.

1. Impact upon neighbouring properties

The proposed chimney is on the West elevation of the property and would fall below the ridge of the existing bungalow roof by 0.4 a metre. Denewood is located along a narrow track and is in a very rural location, there are no direct neighbouring properties that could be effected by the proposal, the building adjacent to the proposed chimney location is a single storey barn/garage and as such would not be affected by the proposal. It is therefore considered there would be no detrimental impact upon the residential amenity of the adjacent dwellings.

2. Impact upon the street scene

Denewood is along way down a track from Nine Mile Ride and could have no impact upon it, however, the proposed chimney would be inkeeping with the existing dwelling the materials would match existing, so it is considered there would be no detrimental impact upon the access only track from which the chimney could be viewed.

3. Impact upon the rural area

The proposed chimney is a minor extension and would not have a significant impact upon the character of the rural area.

Approval: ✓ **~~Refusal:~~**

RECORD OF SITE VISIT

SITE ADDRESS: Denewood Nine Mile Ride Finchampstead Wokingham. APPLICATION NUMBER: F/2001/3292	OFFICER: Helen Pollock DATE OF SITE VISIT: 27/3/09

1 SITE/STATUTORY NOTICE DISPLAYED ? Yes on wall, @ front

2. DESCRIPTION OF SURROUNDINGS
V. Rural, ~~[illegible]~~ ~~old~~ farms & hse along a track

3. DESCRIPTION OF SITE/BUILDING large bungalow.

4. RELATIONSHIP TO ADJOINING PROPERTIES
See map.

5. SITE CONSTRAINTS

TREES N/A

ACCESS/PARKING 3 cars on Drive

LEVELS N/A

BOUNDARY TREATMENT 2m fencing to access Rd starts where climney is proposed.

OTHERS

N/A.

Received by Wokingham District Council

Application No: F/2001/3292

Proposal:
Proposed erection of chimney on side of dwelling.

Location:
Denewood, Nine Mile Ride, Finchampstead, 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 Helen Pollock 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 Planning and Transportation

08 February 2001

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

Tel: 0118 974 6480

Date: **08 February 2001**

My ref: F/2001/3292

CONFIDENTIAL

Councillor Cockroft
113a Nine Mile Ride
Finchampstead
RG40 4HX

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/2001/3292
Denewood, Nine Mile Ride, Finchampstead, Wokingham.
Proposed erection of chimney on side of 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 **Helen Pollock** on **0118 974 6480**.

Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **Helen Pollock** Application Number: **F/2001/3292**
Denewood, Nine Mile Ride, Finchampstead, Wokingham.
Proposed erection of chimney on side of dwelling.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Cockroft

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

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

Tel: 0118 974 6480

Date: **08 February 2001**

My ref: F/2001/3292

CONFIDENTIAL

Councillor Long
Foxfield
Wick Hill Lane
Finchampstead
RG40 3PY

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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John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **Helen Pollock** Application Number: **F/2001/3292**
Denewood, Nine Mile Ride, Finchampstead, Wokingham.
Proposed erection of chimney on side of dwelling.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Long

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

FROM: Helen Pollock

DATE: 08 February 2001

DELEGATED

PLANNING SERVICES	HPT
POL	TLS
DC	LNF
APP	
CS	
21 FEB 2001	
COPIES TO:	ACK:
	FILE:

FINCHAMPSTEAD PARISH CONSULTATION SHEET

Application Number: F/2001/3292

Proposal: Proposed erection of chimney on side of dwelling..

Site Address: Denewood, Nine Mile Ride, Finchampstead, Wokingham

Applicant: Mr & Mrs Cleaver .

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

The Parish Council has no objections to this application.

SIGNED: C.S. [signature]

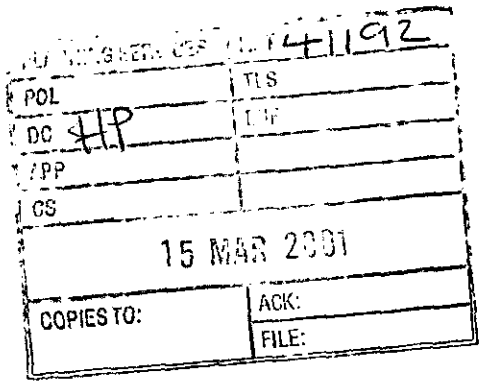
DATE: 20-2-01

Clerk To Finchampstead Parish/Town Council.

Our ref: SP\2001\003182\001
Your ref: F/2001/3292
Date: 9th March 2001

ENVIRONMENT AGENCY

FAO: Helen Pollock



District Planning Officer
Wokingham District Council
Council Offices,
Shute End,
Po Box 157
Wokingham
Berkshire
RG11 1BN

Dear Madam

INTERNAL ALTERATIONS & CONSTRUCTION OF A CHIMNEY DENEWOOD, NINE MILE RIDE, FINCHAMPSTEAD, WOKINGHAM

Thank you for your letter dated 08 February 2001, which was received on 12 February 2001. You are asked to quote the following reference in any correspondence: **SU76SE/23/2**.

The Environment Agency has no objection to the proposed development.

Advice To Planning Authority

Waste Regulation : Contact Miranda Wycherley On 01276 454384

According to our records, there are two landfill sites within 250 metres of the site, as follows:

Grid reference	Distance from site	Landfill name	Details
SU 778 751	20m	Colehill Farm, Long Moor	Inert
SU 777 651	118m	Moor Farm, Finchampstead	Inert

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

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 me on 01276 454323, quoting the reference cited at the beginning of this letter.

Yours faithfully

Sarah Paxman
Development Planning Officer

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

WOKINGHAM D.C. DEVELOPMENT CONTROL

Start date:	~~05 JAN 2001~~ Valid 05 FEB 2001
Officer: HP	Application No. F/2001/3292

Map No. 106. **Site** .....
Easting: ..... **Flood Pln** .....
Northing: ..... **Mineral** .....

Level: ☐ **Sub Committee** ☑ **Delegated** ☐ **Sec. State**
☐ **Incorrect Fee** ☐ **Invalid** ☐ **PD**

Description:
(F) PROPOSED ERECTION OF CHIMNEY ON SIDE OF DWELLING

Location: DENEWOOD NINE MILE RIDE

Parish: FINCHAMPSTEAD **Ward:** finchampstead south 8/2

Applicant: MR/MRS CLEANER

Fee **Received** 95-00 (2) **Required** ..... **Additional** ..... **Refund** .....

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	where is access to highway?	24/1	✓
2	1:500 block plan showing existing & proposed dev. + adj. Properties	n/boog does boundary adjoin chimney?	24/1	✓
3	Forms unsigned			
4	Correct S 66 certificate			
5	Elevation plans	Other side elevation needed.	24/1	✓
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 : ..... 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 250m landfill consultation ✓
Rail Track .....
Police Arch. Liaison Officer .....

HERITAGE BODIES

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

OTHERS:

.....
Rural Area
.....

NEIGHBOURS:

Site notice and see map ✓
+ Coleshill Farm, Nine Mile Ride ✓

05 FEB 2001

05.FEB.2001* 3292

DELEGATED

Denewood
Nine Mile Ride
Finchampstead
Wokingham
Berkshire
RG40 4QB

3rd February 2001

Dear Mrs Hurst,

Re: Planning Application.

I can now return our planning application following the meeting we had last week.

I trust that the revised plans now correctly show all the information required to determine this application. I can also confirm having delivered by hand the necessary notices to the 3 land owners as shown in certificate B.

I am sure you will let me know if there are any queries outstanding and thank you again for your kind help in completing the forms.

Yours sincerely

Martin Cleaver

1933

ADDRESS DENEWOOD NINE MILE RIDE PARISH LINCH

PLOT No. COLESHILL LANE ORD. SHEET No.

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
17/59	MR. L. WHITE	DETACHED BUNGALOW		APP APP
187/59	MR. D. SCOTT	REVISION " "	12.11.59	APP APP
R 12716	MR. W. ROBERTS	EXT. & LOFT CONV.	7.2.80	APP
12539	"	"	16.2.80	CIA
34140	" & 606	C/U/USE TO STORAGE USE OF CLASSIC CARS & PARTS	23.11.89	3 yrs.
40330	W/DR			
CLW(E)108	MR White + MR Roberts	Repair + Restore vehicles	6.2.98	App

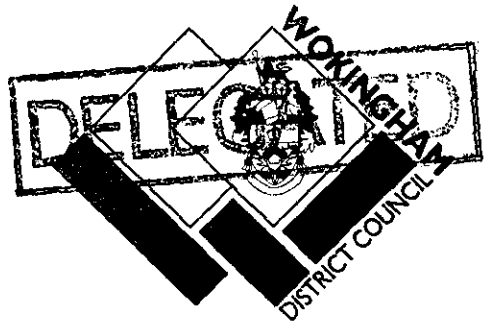
MINISTRY DECISION

SPECIAL ORDERS

Environmental Services

For office use only.
Application number: 05.FEB.2001* 3292

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 CLEAVER DENEWOOD NINE MILE RIDE FINCHAMPSTEAD WOKINGHAM 0118 973 6566
2	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	INTERNAL ALTERATIONS AND CONSTRUCTION OF A CHIMNEY
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 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:
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.

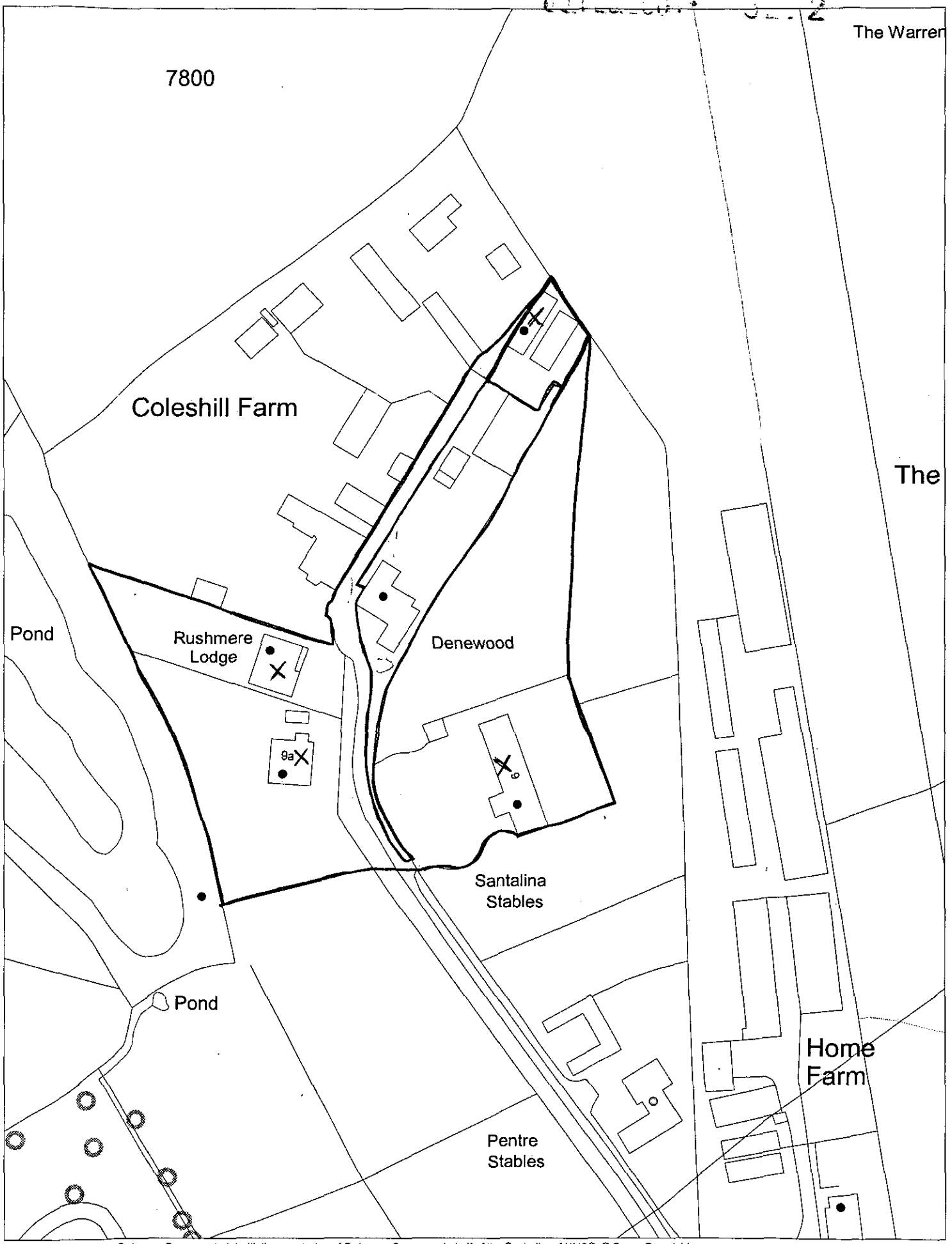
Owner's name	Address at which the notice was served	Date on which the notice was served
C.L. TOMLIN	PENTICE STABLES, NINE MILE RIDE	3/2/01
G-S LEGOUIX	SANTOLINA, NINE MILE RIDE	3/2/01
BARRY DAVID & JENKINS	COLESHILL FARM, NINE MILE RIDE	3/2/01

None of the land forms part of an agricultural holding.

Your signature: [signature] on behalf of

Date 17/1/01

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



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Development Control Section, Environmental Services, Wokingham District Council.

23 January 2001

Scale: 1 : 1250

N W E S