APPLICATION NO:

VAR/2001/3142

LOCATION:
147 Nine Mile Ride, Finchampstead Wokingham.

APPLICANT:
Mrs A Hill & Mr D Coupland C/O Andrews Kalik Associates

PROPOSAL:
Proposed relaxation of condition 8 of consent F/2000/1181 to allow access between 145a and 147B Nine Mile Ride.

EARLIEST DATE FOR DECISION: **08/02/2001**

APPLICATION WILL HAVE EXPIRED ON:
05/03/2001

CASE OFFICER: **Angela Odell**

(AO)

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Mrs A Hill & Mr D Coupland
C/O Andrews Kalik Associates
101 London Road
Reading
Berkshire
RG1 5BY

Application Number: VAR/2001/3142

Parish: **FINCHAMPSTEAD**

Location: **147, Nine Mile Ride, Finchampstead, Wokingham.**

Proposal: **Proposed relaxation of condition 8 of consent F/2000/1181 to allow access between 145A and 147B Nine Mile Ride.**

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 access between Nos. 145A and 147B Nine Mile Ride shall be used by pedestrians only and not by any motor vehicles.

Condition
2. The gate on the boundary between Nos. 145A and 147B Nine Mile Ride and the site of the new dwelling at No. 147 Nine Mile Ride shall be no wider than 1 metre and no additional gate shall be installed along this boundary.

Condition
3. There shall be no external storages and no vehicles shall be parked on the land between Nos. 145A and 147B Nine Mile Ride.

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

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

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:

South East Area Local Plan Policy SBE2.

Deposit Draft Wokingham District Local Plan Policy WBE1.

John Mitchell
Development Control Manager
Date: 08/02/2001

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.

WORK SHEET FOR : Angela Odell

Application Number : VAR/2001/3142

Applicant : Mrs A Hill & Mr D Coupland C/O Andrews Kalik Associates.

Location : 147, Nine Mile Ride, Finchampstead, Wokingham.

Proposal : Proposed relaxation of condition 8 of consent F/2000/1181 to allow access between 145a and 147B Nine Mile Ride.

Site Notice Displayed ? :	YES	NO	DATE
	✓		22.1.01.

Date of Neighbour Notifications : .....

Date of Site Visit : 22.1.01

Date Registered : 08/01/2001

Earliest Date for Decision : 08/02/2001

Latest Consultation Date/Site Notice Expiry Date : 08/02/2001

This application will have expired on: 05/03/2001. 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 : Finchampstead p c : Considers original condition should stand as the access would be narrow with poor visibility onto a busy road.

- 2 letters of objection from Nos. 145A & 147B QMR. –
  - Solicitor has advised that WBC had the right to impose the condition prohibiting use of the access although applicants have a right of way. By not appealing cond. 8 the applicants can be construed as having accepted the condition.
  - Appeal inspector considered use of this access unacceptable.

  If any relaxation allowed then it should be for pedestrians only and there be no shareage on the land e.g. of any vehicles etc.
  - If cond. 8 retained would allow 145A & 147B to reposition fences and improve security by closing off this passage and would look better.
  - Condition 9 (fencing) not satisfactorily complied with and plan for development (1510/16) did not show or make reference to installation of a gate in the fence line.
- HW officer: No objection providing for pedestrians only.

Application Number: VAR/2001/3142

Appraisal :

Planning History

App. No. 98/68059/F refused permission and appeal dismissed for one dwelling to r/o 145A & 147B 9MR with access between them. Inspector ~~dismissed~~ reasons for dismissing included in his para. 13 that the vehicular comings & goings associated with the proposed new dwelling would cause unacceptable harm by virtue of noise & disturbance to the occupants of these 2 properties.

Then App. No. F/2000/1181 for a dwelling on the site with vehicular access via the adjacent site to the east withdrawn and facing sideways to 145A & 147B was allowed. condition 8 prevented access between 145A & 147B. Current application is to release this condition to allow access.

Appraisal

Consider in the light of the inspectors comments that vehicular access would be unacceptable. However, he only referred to vehicular access being unacceptable and did not comment specifically on pedestrian access. However, consider the passage of pedestrians only would be unlikely to cause unacceptable noise and disturbance to adjacent properties 145A & 147B 9MR. Therefore consider acceptable only if pedestrians only and if no passage of vehicles etc. in the passageway.

Recomendation : Approval: ☑ **Refusal:** ☐

(tick appropriate box)

Application Number VAR/2001/3142
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
			Allow variation subject to the following conditions:
1/		R044	The access between Nos 145A & 147B New Mile Ride shall be used by pedestrians only and not by any motor vehicles.
2/		R044	The gate ~~between~~ on the boundary between Nos. 145A and 147B New Mile Ride and the ~~application~~ site of the new dwelling at No. 147 New Mile Ride shall be no wider than 1 metre and no additional gate shall be installed along this boundary.
3		R044	There shall be no external storage, ~~and the land between Nos~~ and no vehicles shall be parked on the land between Nos. 145A & 147B New Mile Ride.

Informative for approvals
N16
LODDON AREA LOCAL PLAN POLICIES:
SOUTH-EAST AREA LOCAL PLAN POLICIES: SBE2
WOKINGHAM DISTRICT LOCAL PLAN POLICIES: WBE1
GREEN BELT LOCAL PLAN POLICIES:
BERKSHIRE STRUCTURE PLAN POLICIES:
MINERALS LOCAL PLAN POLICIES:

RECOMMENDATION AND CONDITIONS/REASONS AGREED: John Thurston
(Development Control Manager)

Date: 8/2/07

RECORD OF SITE VISIT

SITE ADDRESS: 147 Nine Mile Ride
Finchampstead Wokingham.

APPLICATION NUMBER:
VAR/2001/3142

OFFICER: Angela Odell

DATE OF SITE VISIT: 22.1.01

1 SITE/STATUTORY NOTICE DISPLAYED ? Yes 22.1.01

2. DESCRIPTION OF SURROUNDINGS Established residential area with new dwellings r/o 9MR.

3. DESCRIPTION OF SITE/BUILDING chalet bungalows each side of accessway onto 9MR, At rear is new house with vehicular access through adjacent new house to east.

4. RELATIONSHIP TO ADJOINING PROPERTIES Nos. 147B & 145A 9MR are chalet bungalows each side of the access

5. SITE CONSTRAINTS

TREES NA.

ACCESS/PARKING See above

LEVELS land falls to north from 9MR slightly

BOUNDARY TREATMENT fencing down each side of access, with gaps at
OTHERS far end. about 5'6" high mostly low shrubs at front
bdy of 145A. Each dwelling has its garage on the side boundary.

Applicationo	Name & Address
VAR/2001/3142	Mr & Mrs P Frostick Cedars 147b Nine Mile Ride Finchampstead RG40 4HY

APP approved letter
Sent 02/03/01

LISTING FORM

Case officer: **Angela Odell** Application Number: **VAR/2001/3142**

147, Nine Mile Ride, Finchampstead, Wokingham.

Proposed relaxation of condition 8 of consent F/2000/1181 to allow access between 145a and 147B Nine Mile Ride.

Transfer: Yes ☐ No ☑

Reason for Transfer:

Signed: _____ Date: 14.2.01.

Councillor M Long

NB. It would be helpful for speedy decision making if you could respond, even if you do not wish this application to be transferred.

Recd 11.00 AM 14.2.01

Tel: (0118) 974 6445

Date: 12. 2. 01

My ref: VAR/2001/3142

CONFIDENTIAL

Councillor G 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: VAR/2001/3142
147, Nine Mile Ride, Finchampstead, Wokingham.
Proposed relaxation of condition 8 of consent F/2000/1181 to allow access between 145a and 147B Nine Mile Ride.

I write to let you know that the above mentioned application has been recommended for APPROVAL: ☑ (for pedestrian use only) REFUSAL: ☐ under delegated powers.

If you have any questions please do not hesitate to contact **Angela Odell** on **(0118) 974 6445**. If you then feel the application needs to be transferred to the next available Development Control Committee for decision please fill in the form below.
This form must be received no later than 22. 2. 01

Yours faithfully

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **Angela Odell** Application Number: **VAR/2001/3142**
147, Nine Mile Ride, Finchampstead, Wokingham.
Proposed relaxation of condition 8 of consent F/2000/1181 to allow access between 145a and 147B Nine Mile Ride.

Transfer: Yes ☐ No ☐
Reason for Transfer:

_____

_____

Signed: _____ Date: _____

Councillor G Cockroft

NB. It would be helpful for speedy decision making if you could respond, even if you do not wish this application to be transferred.

Tel: (0118) 974 6445

Date: 12.2.01

My ref: VAR/2001/3142

CONFIDENTIAL

Councillor M 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
DX: 33506 – Wokingham

Dear Councillor

Application Number: VAR/2001/3142
147, Nine Mile Ride, Finchampstead, Wokingham.
Proposed relaxation of condition 8 of consent F/2000/1181 to allow access between 145a and 147B Nine Mile Ride.

I write to let you know that the above mentioned application has been recommended for APPROVAL: ☑ (for pedestrian use only) REFUSAL: ☐ under delegated powers.

If you have any questions please do not hesitate to contact **Angela Odell** on **(0118) 974 6445**. If you then feel the application needs to be transferred to the next available Development Control Committee for decision please fill in the form below.
This form must be received no later than 22.2.01

Yours faithfully

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **Angela Odell** Application Number: **VAR/2001/3142**
147, Nine Mile Ride, Finchampstead, Wokingham.
Proposed relaxation of condition 8 of consent F/2000/1181 to allow access between 145a and 147B Nine Mile Ride.

Transfer: Yes ☐ No ☐
Reason for Transfer:

_____

_____

Signed: _____ Date: _____

Councillor M Long

NB. It would be helpful for speedy decision making if you could respond, even if you do not wish this application to be transferred.

Mr. John Mitchell
Development Control Manager
Wokingham District Council
P.O. Box 157
Shute End
Wokingham
Berkshire
RG40 1WR

PLANNING SERVICES	HPT
POL	TLS
DC	ENF
APP	
CS 0155	AMD
02 FEB 2001	
COPIES TO:	ACK:
	FILE:

"Cedars"
147.B Nine Mile Ride
Finchampstead
Wokingham
Berkshire
RG40 4HY

30th January 2001

Re: Planning Application VAR/2001/3142

Dear Mr. Mitchell,

We refer to your letter dated 15th January 2001 regarding the proposed relaxation of condition 8 of consent F/2000/1181 to allow access between the properties 145A and 147B Nine Mile Ride.

We are opposed to the relaxation of this condition for the following reasons:-

1. The conditions on which this approval was granted were clearly spelt out in your Application Number F/2000/1181 dated 26th June 2000. Therefore, by proceeding with the development and not appealing against condition 8 at that time was an acceptance by Mrs A Hill and Mr D Coupland of this particular condition and to that of the other eight planning conditions.
2. Condition 8 was pivotal to the original planning application and the development would not have proceeded if Mrs A Hill and Mr D Coupland had not accepted this particular condition.
3. Contrary to condition 9, the development was practically complete before details of the fence were submitted for approval.
4. Contrary to condition 9, the fence that was finally erected had not been approved by the local planning authority and a gate was installed in the fence line adjacent to the strip of land between the properties of 145A & 147B.
5. The site plan 1510/1b showing the development, submitted by the architects acting on behalf of Mrs A Hill and Mr D Coupland, did not indicate or make any reference to the installation of a gate in the fence line.

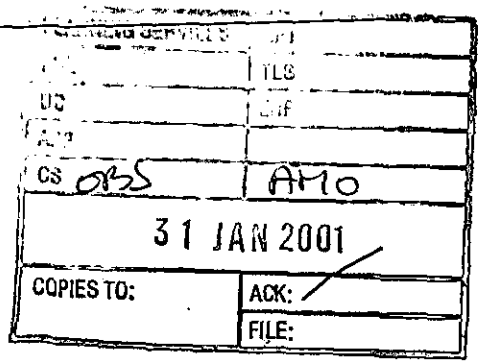
Mrs A Hill and Mr D Coupland have a demonstrated blatant disregard to the Local Planning Authority, the planning conditions, and their prospective neighbours.

We would be extremely concerned if the district council were to approve this latest planning application and we would need to reconsider our position if this were to be the outcome.

Yours sincerely

Mr.& Mrs P. J. Frostick

145A, Nine Mile Ride Finchampstead
Wokingham Berkshire RG40 4HY
☎(0118) 973 6240



Mr. John Mitchell, Development Control Manager
Wokingham District Council
P.O Box 157
Shute End
Wokingham
Berkshire
RG40 1WR

30th January, 2001

Re: Planning Application VAR/2001/3142 - Proposed relaxation of condition 8 of consent F/2000/1181 to allow access between 145A and 147B Nine Mile Ride

Dear Mr. Mitchell,

Thank-you for your letter dated 15th January, 2001 advising us of the above application. We have now inspected the plans and would like to make the following comments:

1. Our solicitors have advised us that although the applicants have a private right of way over our land, under planning law Wokingham District Council are entitled to prohibit its use to access the redeveloped site as a condition of granting planning permission.

2. By proceeding with the approved development without appealing against condition 8 the applicants can be construed to have accepted this condition. Submitting an application to relax condition 8 after development has completed is unreasonable.

3. For the reasons stated in the planning inspector's appeal decision dated 15th February, 1999 we strongly object to any relaxation of condition 8 which would permit vehicular access to the new property along the lane. If any relaxation of this condition were to be approved it should allow for pedestrian access only.

4. Our solicitors have advised us that although the applicants' private right of way enables them to pass across our land, it does not permit them to engage in any other activity on our land, in particular the parking of vehicles or the storage of any other item of property. If condition 8 were to be relaxed to allow pedestrian access, the applicant would therefore gain nothing other than a pedestrian 'short-cut' to Nine Mile Ride. Since the newly constructed access road actually provides a shorter pedestrian route to the local shops, schools and other local amenities (which are all in the Bracknell direction) such a 'short-cut' would rarely (if ever) be used.

5. A major advantage of retaining condition 8 in its entirety is that it would enable us and our neighbours at 147B to reposition our boundary fences and erect a permanent fence across the lane to divide the front and rear of our properties. Since the lane in question has been used by burglars on several occasions for successful and attempted break-ins this would greatly improve the security of all three properties, in particular the applicants' property for which the proposed 1m wide gate would provide an additional attraction to burglars.

6. A further advantage of retaining condition 8 in its entirety is that it would enable ourselves and our neighbours at 147B to incorporate the lane into our gardens and landscape it accordingly. This would provide a far better outlook for all three properties than the current lane which will effectively become a wasteland and an eyesore.

We hope that you will seriously contemplate the points which we have raised above and decide in favour of retaining condition 8 in its entirety. If such a decision is reached, we request that the applicant is instructed to replace the gate which they have installed in contravention to condition 8 with a permanent fence as indicated on the original architect's plans which they submitted to you.

We look forward to hearing from you regarding this matter.

Yours sincerely,

David Booth

David Booth

cc: Tina Crow, Clifton Ingram

HIGHWAYS CONSULTATION SHEET

From: Angela Odell **Date:** 15 January 2001

Application Number: VAR/2001/3142

Proposal: Proposed relaxation of condition 8 of consent F/2000/1181 to allow access between 145a and 147B Nine Mile Ride.

Parish: FINCHAMPSTEAD PARISH

Site Address:
147, Nine Mile Ride, Finchampstead, Wokingham.

Applicant:
Mrs A Hill & Mr D Coupland C/O Andrews Kalik Associates.

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) To be used for pedestrian access only.

Signed: _____ **Print name:** Adam Coggins 29/01/01

FROM: Angela Odell

DELEGATED

DATE: 15 January 2001

FINCHAMPSTEAD PARISH CONSULTATION SHEET

PLANNING SERVICES	HPT
POL	TLS
APP	
CS	
29 JAN 2001	
	ACK:
	FILE:

Application Number: VAR/2001/3142

Proposal: Proposed relaxation of condition 8 of consent F/2000/1181 to allow access between 145a and 147B Nine Mile Ride..

Site Address: 147, Nine Mile Ride, Finchampstead, Wokingham.

Applicant: Mrs A Hill & Mr D Coupland C/O Andrews Kalik Associates.

Your observations are required in respect of this application **by 08/02/2001** .

The Parish Council considers that the orignal condition imposed, should stand in order to prevent further development to the rear of 145a and 147b Nine Mile Ride. Such access would be narrow with poor visibility lines onto a busy road.

SIGNED: C.S.Cl

DATE: 25-1-01

Clerk To Finchampstead Parish/Town Council.

Received by Wokingham District Council

Application No: VAR/2001/3142

Proposal:
Proposed relaxation of condition 8 of consent F/2000/1181 to allow access between 145a and 147B Nine Mile Ride.

Location:
147, 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 Angela Odell P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 08/02/2001. 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

15 January 2001

1792

A0

I have today displayed the site notice(s) in a prominent position on the land/ buildings to which the application number UAR/2001/3142 relates.

Address of site 147 NINE MILE RIDE, FINCHAMPSTEAD, WOKINGHAM

Signed

Date 19-1-2001

PCL	TLS
DC	
APP	
CS	

22 JAN 2001

COPIES TO:	ACK:
	FILE:

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

Planning Services
Environmental Services Department
Wokingham District Council
Council Offices
Shute End
Wokingham
Berkshire RG40 1BR

WOKINGHAM D.C. DEVELOPMENT CONTROL

Start date:	08 JAN 2001

Officer:	AD	Application No.	VAR	2001	3142

Map No. 100 Site 0.06

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

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

Level: ☐ Sub Committee ☑ Delegated ☐ Sec. State

(VAR)? ☐ Incorrect Fee ☐ Invalid ☐ PD

Description:

VAR(2) Proposed relaxation of condition 8 of Consent F/2000/1181 to allow access between 145a & 147B Nine Mile Ride.

Location: 147 Nine Mile Ride

Parish: Finchampstead Ward: Finch South

15.1.01 P

Applicant: Mrs A. Hill & Mr D. Copland

Fee Received 95.00 (1) 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*	Not Supplied		
2	1:500 block plan showing existing & proposed dev. + adj. Properties			
3	Forms unsigned	Q3, Site address as 147 Nine Mile Ride Q11-14 unanswered.		
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 : 15.1.01 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 .....

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:

SIN + see map (pls check 1145a & 1147b are included)
+ 151 Nine Mile Ride
.....
.....
.....
.....
.....
.....
.....

ANDREWS KALIK ASSOCIATES
CHARTERED ARCHITECTS
THE STUDIO 101 LONDON ROAD READING RG1 5BY
T 0118 9669669/9507700 F 0118 9568642

08.JAN.2001* 3142

SK/SS/1510

10th January 2001

FAO Theresa
Planning Department
Wokingham District Council
PO Box 157
Shute End
Wokingham
RG40 1WR

Dear Theresa,

147 NINE MILE RIDE, FINCHAMPSTEAD
PLANNING PERMISSION NO: F/2000/1181

Further to our telephone conversation earlier today, please find enclosed six copies of the site plan, edged in red, in respect of the above, as requested.

Yours sincerely,

pp
S.Kalik

Encls

DIRECTORS
MATT ANDREWS RIBA FFB
STOJAN KALIK Dip.Arch.RIBA
STOJANKA KALIK

COMPANY SECRETARY
ELIZABETH ANDREWS
PRACTICE MANAGER
JACKIE GILES

ASSOCIATE
ABDULLAH NAWEED B.Sc.Arch.M.Phil.B.S.
CONSULTANT BUILDING SURVEYOR
KEITH WALKER FRICS ACIArb

ANDREWS KALIK ASSOCIATES LTD
REGISTRATION No 16453000
REGISTERED OFFICE
100 GRAYS INN ROAD LONDON WC1X 8BY

ANDREWS KALIK ASSOCIATES
CHARTERED ARCHITECTS
THE STUDIO 101 LONDON ROAD READING RG1 5BY
T 0118 9669669/9507700 F 0118 9568642

08. JAN. 2001 * 3142

SK/SS/1510

3rd January 2001

Planning Department
Wokingham District Council
PO Box 157
Shute End
Wokingham
RG40 1WR

FAO Mrs A Odell

Dear Madam,

147 NINE MILE RIDE FINCHAMPSTEAD
PLANNING PERMISSION NO: F/2000/1181

Further to our telephone conversation just before Christmas, we have now received the completed forms and cheques from our client. We are now submitting these for your approval and relaxation of condition No: 8 of Planning Application No: F/2000/1181.

If you need any further information please do not hesitate to contact me.

Yours sincerely,

S.Kalik

Encls

DIRECTORS
MATT ANDREWS RIBA FFB
STOJAN KALIK Dip.Arch.RIBA
STOJANKA KALIK

COMPANY SECRETARY
ELIZABETH ANDREWS
PRACTICE MANAGER
JACKIE GILES

ASSOCIATE
ABDULLAH NAWEED B.Sc.Arch.M.Phil.B.S.
CONSULTANT BUILDING SURVEYOR
KEITH WALKER FRICS ACIArb

ANDREWS KALIK ASSOCIATES LTD
REGISTRATION No 16453000
REGISTERED OFFICE
100 GRAYS INN ROAD LONDON WC1X 8BY

(1) E

ADDRESS 147 Nine Mile Ride PARISH Finchampstead

PLOT No. 2 ORD. SHEET No.

BUILDER –

Plan No.	Applicant	Description of Development	Date of Decision	Decision	
0/171/59	Kolk	O/App. Bungalow, Garage & Access	8.9.59	N/A	Ref
R/265/61	"	Summerhouse, Store & W.C.	22.2.62	App.	Ref
0/301/62	"	2 Bungalows & Garages on Site	27.12.62	N/A	C/A
0/145/64	"	2 Det. & 1 Pr. Bungalows	8.5.64	N/A	C/A
157/64	Morris Devs. Ltd.	2 Bungalows & Garages	Ads. 1.10.64		Ref
123/65	"	Det. House & Garage	30.9.65	App.	C/A
155/65	"	"	30.12.65	App.	C/A
03013	Kolk	O/App. Semi-Bungalow	7.8.75	N/A	Ref
08270	"	Access	6.7.78	N/A	C/A
09099	"	2 Houses on Site of	28.9.78	N/A	Ref
09608	"	"	14.12.78	N/A	C/A

DATE OF COMPLETION

MINISTRY DECISION 157/64 - Appeal Dismissed - 10.8.65

SPECIAL ORDERS

DRAINAGE

091074

(2) E

ADDRESS 147 Nine Mile Ride PARISH Finch

PLOT No. 2 ORD. SHEET No.

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision	
10935	Mr. E. Kolk	O/App. 2 Houses on Site of	5.7.79	N/A	Ref
12073	Thexton & Co [redacted]	House & Garage	22.11.79	N/A	C/A
BR12891	"	"	10.3.80	App.	N/A
BR17361	Mrs E. Kolk	Det. Bungalow & Garage	4.8.81	App.	N/A
BR17637	"	Detached House & Garage	12.10.81	App.	N/A
17012	At "	Caravan	11.3.82	N/A	Ref
16942	147 "	Site Licence	11.3.82	N/A	Ref
18840	"	Wood Bungalow & Caravan	10.2.83	N/A	28.2.83 TP
21359	" O/L	Bungalow to Replace Temp	31.5.84	N/A	Ref
22437	– O/L	Repl. Bungalow	15.11.84	N/A	R
32981 Appeal	" O/L	Dwelling	2.6.89		R
40645	147 " RE 18840	Relax. Cond. 2 Relating to Cont. Res. Occ.	9.6.93		C/A

DATE OF COMPLETION

MINISTRY DECISION 21359 - Appeal Dismissed - 3.4.85 32981 - Appeal Dismissed - 2.1.90

~~SPECIAL ORDERS~~ 98/67200/F Mrs. A Hill, Mr. D. Coupland - Dem. Dwellings & Erect Replacement + Det. Garage - 21/4/98 REF

DRAINAGE

98/68059/F Hill & Coupland Dem. Dwell. & Erect Dwell & Garage 30.9.98 REF

1933 (3)

ADDRESS 147 NINE MILE RIDE PARISH FINCHAMPSTEAD

PLOT No. 2 ORD. SHEET No.

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
F/2000/1181	Mr Coupland & Ms Hill	Erect. det dwell & doub Gar.	26.06.00	C/A

MINISTRY DECISION 98/68059/F - APPEAL DISMISSED. 15.2.99

SPECIAL ORDERS PD Req - Erect det. dwelling & dble garage - 7/8/80 - Kalik

1789/a

SECTION 66 CERTIFICATE

Application No.

Please fill in both Certificate A, B, C or D and the Agricultural Holdings Certificate. Delete sections not relevant.

08.JAN.2001* 3142

CERTIFICATE A

I certify that:

at the beginning of the period of 21 days ending with the date of the accompanying application, nobody, except the applicant, was the owner of (a) of any part of the land to which the application relates.

(a) "Owner" means a person having a freehold interest or leasehold interest the unexpired term of which is not less than 7 years.

OR

CERTIFICATE B

I certify that:

I have/The applicant has* given the required notice to everyone else who, at the beginning of the period of 21 days ending with the date of the accompanying application was the owner (a) of any part of the land to which the application relates, as listed below.

Owner's(a) name	Address at which notice was served	Date on which notice was served

+ See Note (a) to Certificate A

OR

CERTIFICATE C

I certify that

- I/The applicant* cannot issued a certificate in accordance with either paragraph (a) or paragraph (b) of Section 66(1) of the Act in respect of the accompanying application.

- I have/The applicant has* given the required notice to the persons specified below, being persons who at the beginning of the period of 21 days ending with the date of the application were owners (a) of any part of the land to which the application relates.

Owner's(a) name	Address at which notice was served	Date on which notice was served

(b) Insert description of steps taken.

- I have/The applicant has* taken all reasonable steps open to me/him/her* to find out the names and addresses of the other owners (a) of the land, or of a part of it, but have/has* been unable to do so. These steps were as follows:

(b) .....

.....

(c) Name of local newspaper circulating in the area where the land is situated.

(d) Date of publication (which must be not earlier than the beginning of the period of 21 days ending with the date of the application).

- Notice of the application as attached to this Certificate, has been published in

the (c) .....

on (d) .....

1789/b

CERTIFICATE D

I certify that

- I/The applicant cannot issue a certificate in accordance with paragraph (a) of Section 66 of the Act in respect of the accompanying application.

- I/The applicant have/has taken all reasonable steps open to me/him/her to find out the names and addresses of everyone else who, at the beginning of the period of 21 days beginning with the date of application was the owner (a) of any part of the land to which the application relates, but have/has been unable to do so. These steps were as follows:

(b) . . . . . .

. . . . . .

- Notice of the application as attached to this Certificate, has been published in

the (c) . . . . . .

on (d) . . . . . .

OR

(b) Insert description of steps taken

(c) Insert name of local newspaper circulating in the area where the land is situated.

(d) Insert date of publication (which must not be earlier than the beginning of the period of 21 days ending with the date of the application).

ALL APPLICANTS MUST COMPLETE THIS SECTION

If any of the site is part of an area of land which is let or there is an agreement to let the land for agricultural purposes to a tenant, it may be an agricultural holding. Further advice may be obtained from the Department.

Agricultural Holdings Certificate

One or other section must be crossed through as not applicable.

If the applicant is the sole agricultural tenant he or she must delete the first alternative and insert "not applicable" as the information required by the second alternative.

- None of the land to which the application relates is, or is part of, an agricultural holding.

OR

- I have/The applicant has given the required notice to every person other than my/him/herself who, at the beginning of the period of 21 days ending with the date of the application, was a tenant of an agricultural holding on all or part of the land to which the application relates, as follows:

Tenant's name	Address at which notice was served	Date on which notice was served

Signed . . . . . .

On behalf of . . ANDREWS KALIK ASP . . . . . .

Date . . . 5/1/2001 . . . . . .

TOWN AND COUNTRY PLANNING ACT, 1990
TOWN & COUNTRY PLANNING GENERAL DEVELOPMENT ORDER 1988
Certificate under Section 66

1769a

WOKINGHAM DISTRICT COUNCIL
PLANNING APPLICATION

PART 1

APPLICATION FOR PERMISSION TO CARRY OUT DEVELOPMENT - TOWN AND COUNTRY PLANNING ACTS

Please answer ALL QUESTIONS in BLOCK LETTERS. If a question is not applicable, answer N/A in space. Please submit SIX copies of this form and plans to:-

THE DISTRICT PLANNING OFFICER
WOKINGHAM DISTRICT COUNCIL
PLANNING DEPARTMENT
P O Box No. 157
COUNCIL OFFICES
SHUTE END
WOKINGHAM
BERKSHIRE, RG40 1WR

FOR OFFICE USE ONLY 08 JAN 2001 * 3142

1.	APPLICANT'S NAME	MRS A HILL / MR D COUPLAND
	ADDRESS	8 THE BROADWAY
		STONESWOOD RD, LIMPSFIELD, OXTED,
	POST CODE	RH8 0QY PHONE 01183 723362
2. If the applicant has an agent, all correspondence will be sent to agent	AGENT'S NAME	ANDREWS KALIK ARB
	ADDRESS	101 LONDON ROAD
		READING
	POST CODE	RG1 5BY PHONE 01189669669
3. On the plans show the SITE outlined in RED Show also OTHER land in the applicant's ownership or control in BLUE	SITE LOCATION	OFF NINE MILE RIDE, WOKINGHAM
		SEE PLAN
4. WHAT IS THE APPLICATION FOR ? Give brief details and state for what purpose this site and any buildings will be used.		RELAXATION OF CONDITION 8
		APPLICATION NO: F/2000/1181
		RIGHT OF WAY/ACCESS BETWEEN 145A & 147B NINE MILE RIDE FINCHAMPSTEAD, WOKINGHAM
5. Give the area in hectares or part of a hectare	AREA OF SITE	
6. State the applicant's interest in the land e.g. owner, prospective purchaser, lessee	OWNERSHIP	OWNERS
7. List all the plans and drawings submitted with the application	PLANS/DRAWINGS	1510-1D

8. DOES THE APPLICATION INVOLVE ANY OF THE FOLLOWING ?
Tick the boxes(x)

CHANGE OF USE	☐		REDEVELOPMENT	☐
ERECTION OF NEW BUILDING	☐	N/A	ALTERATION or EXTENSION	☐

9. WHAT TYPE OF APPLICATION IS THIS ?
Tick one box only

OUTLINE PERMISSION	☐	See question 10	
FULL PERMISSION	☐		
APPROVAL OF DETAILS/RESERVED MATTERS	☐	State relevant outline permission number Also complete Question 10	
TEMPORARY PERMISSION	☐	State period required	
RELAXATION OF CONDITIONS	☑	State relevant application number	F/2000/1181
		Conditions to be relaxed	8

10. IF THIS IS AN OUTLINE APPLICATION OR AN APPROVAL OF RESERVED MATTERS, which details, if any, do you wish to be considered as part of this application ?

		N/A	SITING	☐
EXTERNAL APPEARANCE	☐		DESIGN	☐
MEANS OF ACCESS	☐		LANDSCAPING	☐

11. WHAT IS THE EXISTING USE OF THE LAND AND/OR BUILDING(S) *e.g. residential, industrial, etc. If the site is vacant say so, and also state its previous use and when that ceased.*

12. DOES A PUBLIC RIGHT OF WAY CROSS OR ABUT THE SITE OR THE PROPOSED ACCESS? YES/NO — *If yes, show existing route(s) and any proposed alternatives on the plans*

13. ARE THERE ANY TREES ON THE SITE? IF YES, ARE ANY TO BE FELLED? YES/NO — *If yes, please show their positions, spread and species on the plans and which, if any, are to be felled.*

14. STATE EXTERNAL MATERIALS TO BE USED.

15. HOW WILL THE SITE BE ENCLOSED? *Say whether walls, fences or hedges, and give height, colour and materials. If the site is divided into plots, say how each is to be enclosed.*

16. HOW WILL SURFACE WATER BE DISPOSED OF?

17. HOW WILL FOUL SEWAGE BE DISPOSED OF? To existing system YES/NO

If no, please give details

18. WHAT ARE THE ACCESS ARRANGEMENTS?
AS EXISTING
AS PROPOSED
Give details of pedestrian and vehicular access

19. HAS PROVISION BEEN MADE FOR THE DISABLED? *See notes for applicants*

20. IF THIS PROPOSAL INVOLVES RESIDENTIAL DEVELOPMENT OR THE LOSS OF RESIDENTIAL UNITS, COMPLETE THE FOLLOWING TABLE

	No. OF DWELLINGS/HABITABLE ROOMS PROPOSED		TO BE RETAINED		TO BE LOST	
HOUSE	/	*	/	*	/	*
BUNGALOW	/	*	/	*	/	*
FLAT/MAISONETTE	/	*	/	*	/	*
OTHER	/	*	/	*	/	*

*STATE No. OF HABITABLE ROOMS

21. DOES THE PROPOSAL INVOLVE ANY NON-RESIDENTIAL BUILDING OR USE? YES/~~NO~~ — If YES, complete Part 2 of the form

22. DOES THE PROPOSAL INVOLVE THE WINNING, WORKING OR PROCESSING OF MINERALS, THE DISPOSAL OF MINERAL WASTE, OR THE DEPOSIT OR PROCESSING OF REFUSE AND WASTE MATERIALS? ~~YES~~/NO — If YES, please ask for and complete Part 3 of the form

23. STATE THE FEE ENCLOSED WITH THIS APPLICATION *The current scale of fees is enclosed. If you believe a reduced fee or no fee is payable, say why.*

£95.—

I hereby apply for permission in respect of the particulars described above and in the attached plans and drawings. If planning permission is granted, the development must be carried out strictly in accordance with the approved plans. Failure to do so could result in enforcement action being taken. Permission under the Town & Country Planning Acts does not obviate the possible need to apply for Building Regulations approval.

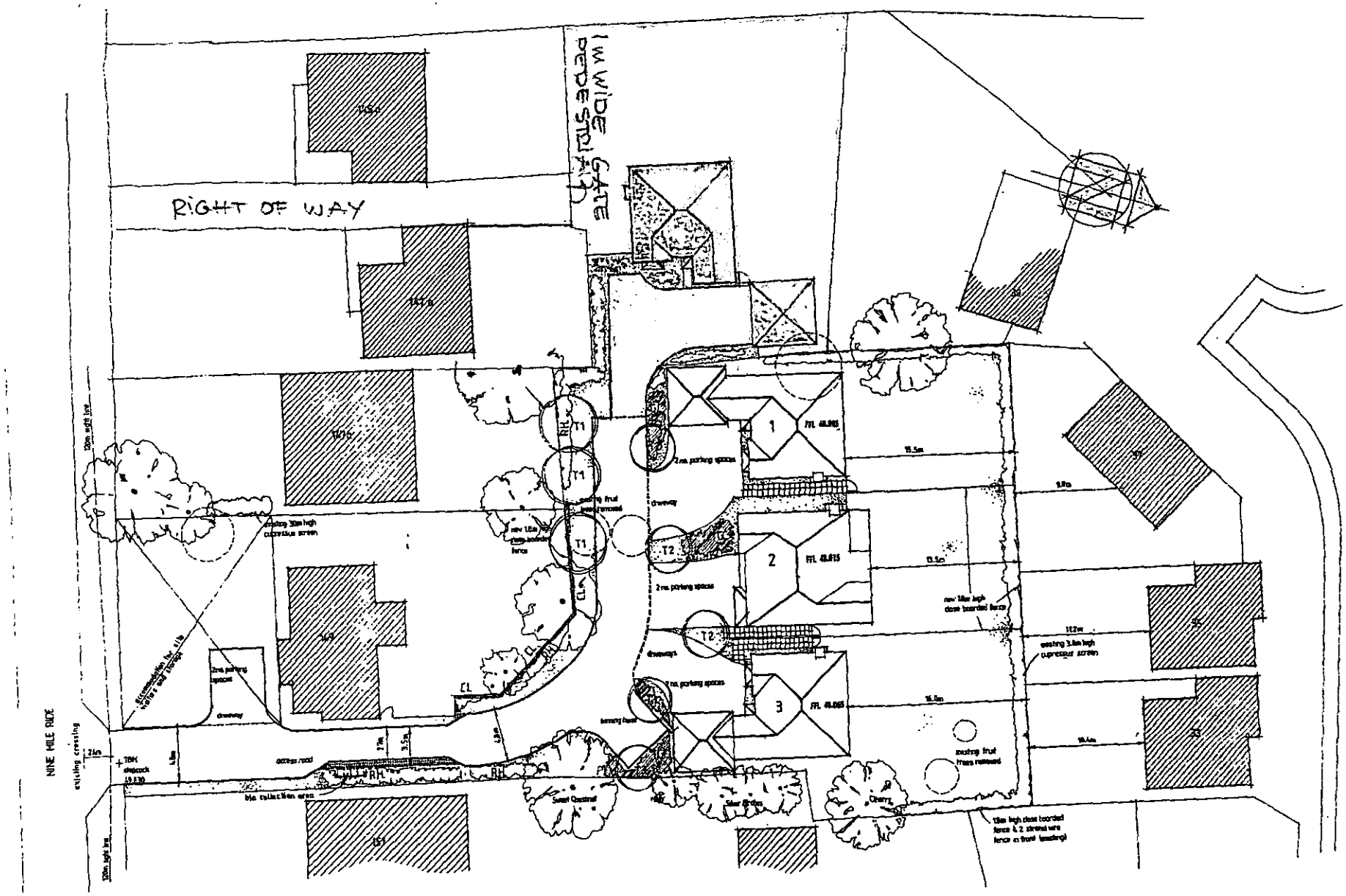
SIGNED [signature] ON BEHALF OF ANDREWS KAUKAS DATE 5/01/01

Before submitting the application check that it is complete, that all questions have been answered and that the site boundary and the new work are clearly edged in red on the plans. Every application must be accompanied by the appropriate certificate and fee. See "NOTES TO HELP APPLICANTS".

CONDITION MONITORING RECORD SHEET

APPLICATION NO: **VAR/2001/3142**
CASE OFFICER: **Angela Odell**
SECTION 106 AGREEMENT Yes ☐ No ☐

STAGE OF DEVELOPMENT	CONDITION NUMBER	DATE CONDITION DISCHARGED	DATE COMPLIANCE OBSERVED	DATE BREACH OBSERVED
PRIOR TO COMMENCEMENT				
COMMENCEMENT				
DURING CONSTRUCTION				
COMPLETION				



SITE PLAN - Lanscaping

APPROVED

08.JAN.2001 * 3142

letter	date	revision
D	5/01/01	GATE ADDED
	20/05/00	House position revised

NEW HOUSE off
149 Nine Mile Ride
FINCHAMPSTEAD

Mr.D.Coupland & Ms.A.Hill

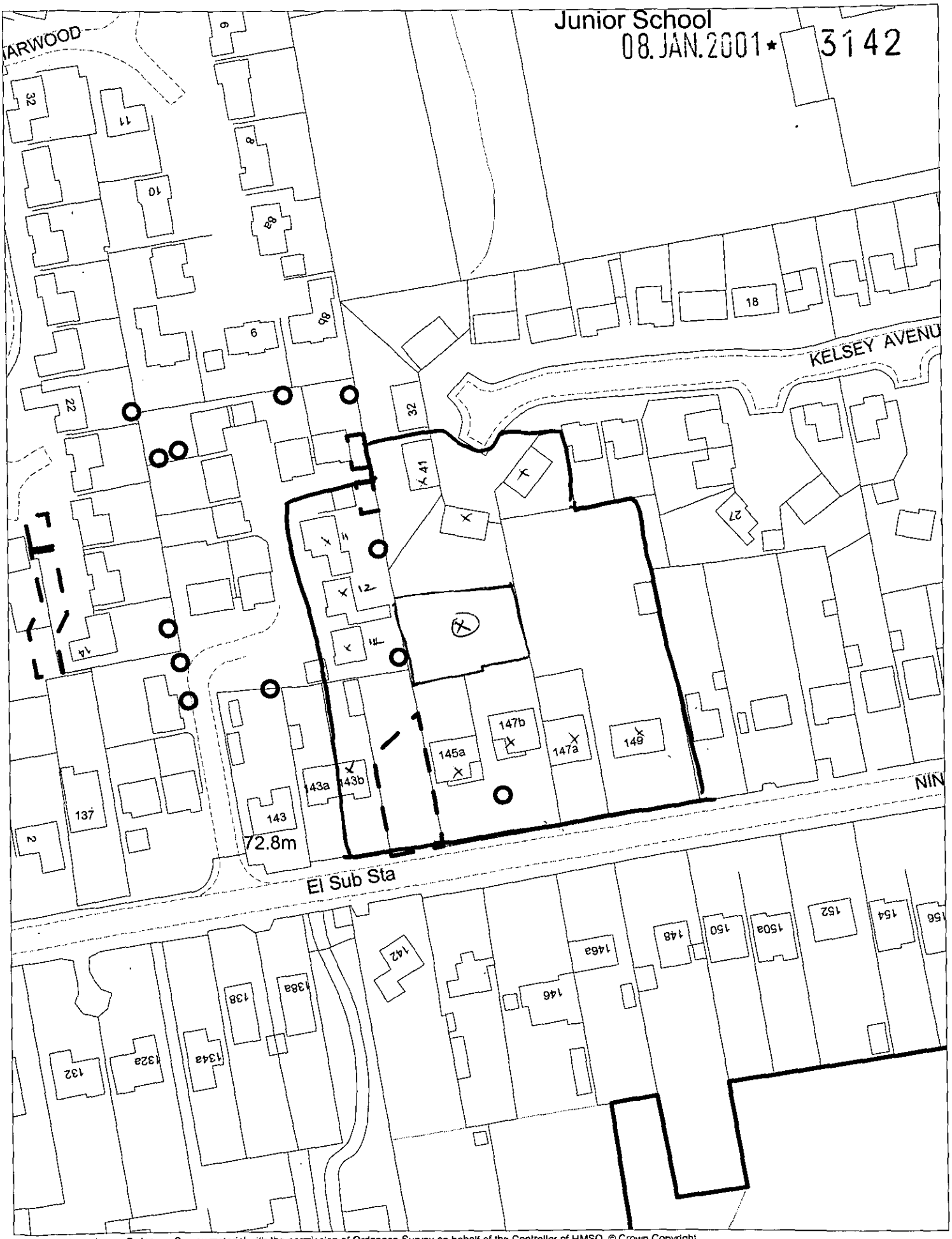
SITE PLAN

1:500

mar.2000

1510/1

(0118) 9869669
101 LONDON ROAD
READING BERKSHIRE
Chartered Architects
ANDREWS KALIK ASSOCIATES



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Development Control Section, Environmental Services, Wokingham District Council.

9 January 2001

Scale: 1 : 1250