APPLICATION NO:
F/2001/3462

LOCATION:
77 Marefield, Lower Earley Reading.

APPLICANT:
Mr Brunt C/O Mr Hodgman

PROPOSAL:
Proposed two storey side extension to dwelling (Amendment to consent 2000/1326)

EARLIEST DATE FOR DECISION: **01/04/2001**

APPLICATION WILL HAVE EXPIRED ON:
25/04/2001

CASE OFFICER: **Helen Pollock**

APPROVED

(HP)

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Mr Brunt
C/O Mr Hodgman
54 Loxwood
EARLEY
Berkshire
RG6 5QZ

Application Number: F/2001/3462

Parish:	**EARLEY**
Location:	**77 Marefield, Lower Earley, Reading**
Proposal:	**Proposed two storey side extension to dwelling (Amendment to consent 2000/1326)**

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) the garage accommodation on the site shall be kept available for the parking of vehicles ancillary to the residential use of the site at all times. It shall not be used for any business nor as habitable space.

Condition
4. 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.

Condition
5. 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 or above of the building 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 ensure that adequate parking space is available on the site, and reduce the likelihood of roadside parking.

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

Reason
5. 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
Loddon Area Local Plan Policies LBE1, LBE2
Deposit Draft Wokingham District Local Plan Policies WOS3, WBE1

John Mitchell

John Mitchell
Development Control Manager
Date: 23/04/2001

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.

Tel: (0118) 974 6479 (Direct Line)
Fax: (0118) 974 6484
Email: Emy.Circuit@wokingham.gov.uk
Date: 13 June 2001
My ref: EXC/F/2001/3462
Your ref:

Robin Brunt
77 Marefield
Lower Earley
Reading
Berkshire
Rg6 3DZ

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Fax: (0118) 974 6484
Minicom No: (0118) 974 6991
DX: 33506 – Wokingham

Dear Mr Brunt

APPLICATIONS FOR A TWO-STOREY SIDE EXTENSION TO 77 MAREFIELD, EARLEY

Further to your letter of 9 June 2001, having considered the three recent applications for a two-storey side extension to your property, two of which were approved and one refused, and also the two-storey side extension that was approved at 2 Marefield, I can offer the following comments.

I do not agree that the difference between a first-floor set back of 0.3 metres and one metre is imperceptible. Furthermore the increase in set back results in a reduction in ridge height and the combination of these factors would reduce the bulk and, therefore, the prominence of the extension. Your third application introduced a horizontal break in the form of a canopy over the garage entrance, which would also assist in reducing the apparent massing of the extension.

It is not possible to make a direct comparison with the two-storey side extension approved at 2 Marefield as its design is significantly different to those proposed at 77 Marefield. The sloping roof and low eaves line, with a dormer window would prevent the massing of the extension to No 2 becoming too great and the part of the extension that projects forward of the existing dwelling is single-storey.

While each application is considered on its own merit, the same principles apply. As this example demonstrates, the impact of a proposed extension depends on its size, location and design and assessment of this involves far more than simply whether it would be set back from or project forward of the existing front elevation.

May I remind you that, if you wish to appeal against the refusal of application F/2000/2894, your appeal must be lodged with the Planning Inspectorate within six months of the decision date, which was 18 January 2001.

I hope this advice is of assistance to you.

Yours sincerely

Emy Circuit,
Planning Assistant, Development Control



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Development Control Section, Environmental Services, Wokingham District Council.

12 June 2001

Scale: 1 : 2500

N
W E
S

WORK SHEET FOR : Helen Pollock

Application Number : F/2001/3462

Applicant : Mr Brunt C/O Mr Hodgman.

Location : 77, Marefield, Lower Earley, Reading.
Proposal : Proposed two storey side extension to dwelling (Amendment to consent 2000/1326)

Site Notice Displayed ? : YES [ ] NO [ ] DATE [ ]

Date of Neighbour Notifications : .....

Date of Site Visit : .....

Date Registered : 28/02/2001

Earliest Date for Decision : 01/04/2001

Latest Consultation Date/Site Notice Expiry Date : 01/04/2001

This application will have expired on: 25/04/2001. 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 :

Highways : C/A

Earley T. C : No objection

Fiona Rolls : Contact her if going to refuse

- 1 neighbour objection from 79 Marefield → Concern over available space for them eighting from their car on their driveway.

Planning Issues :

1) Impact upon neighbouring properties
2) Impact upon Street Scene
3) Impact upon highway Safety.

Application Number: F/2001/3462

Appraisal:

The proposed development is for a first floor side extension. It is proposed to infill behind the existing garage and build above this to form an extra bedroom and en-suite. This would take the number of bedrooms to 4. The property is detached with an existing attached garage. The proposed development is 7m in length, 2.7m in width and would stand 4.6m to the eves and 6.7m to the ridge. The properties in Marefield are staggered with No.75 sitting back from the body of No.77 by 6m. No.79 is set forward of 77 by 2.5m. Marefield is an open plan street and the garage of 77 forms the boundary with 79, the boundary with No.75 is formed by the existing single storey side extension of 77, to the rear 1.8m standard fencing encloses the garden

1) Impact upon neighbouring properties

The proposed development has no windows in the side elevation; the new rear windows that are proposed would not result in overlooking as the nearest property is around 20m away. The proposal would be screened from No.75 by the existing house. It is therefore considered that there will be no adverse impact upon the neighbouring properties.

2) Impact upon the street scene

The proposed development would be set back from the street, and is designed to be in-keeping with the existing dwelling. The materials used would match existing and as such there would be no adverse effects upon the character of the street scene.

3) Impact upon highway safety

There would be an increase in the number of bedrooms from 3 to 4, so 3 off-road parking spaces need to be provided. This standard has been met and provided that parking and garaging remain, there would be no detrimental impacts upon highway safety.

Approval: ✓ **~~Refusal:~~**

Application Number F/2001/3462
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
1	C005	R005	
2	C014	R014	
3	C049	R049	
4	C122	R122	
5	C044	R044	'first floor or above of the building'

RECORD OF SITE VISIT

SITE ADDRESS: 77 Marefield Lower Earley Reading.

APPLICATION NUMBER: F/2001/3462

OFFICER: Helen Pollock

DATE OF SITE VISIT:.....

1 SITE/STATUTORY NOTICE DISPLAYED ?

2. DESCRIPTION OF SURROUNDINGS

3. DESCRIPTION OF SITE/BUILDING

4. RELATIONSHIP TO ADJOINING PROPERTIES

5. SITE CONSTRAINTS

TREES

ACCESS/PARKING

LEVELS

BOUNDARY TREATMENT

OTHERS

Received by Wokingham District Council

Application No: F/2001/3462

PROPOSAL:
Proposed two storey side extension to dwelling (Amendment to consent 2000/1326)

LOCATION:
77, Marefield, Lower 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 Helen Pollock P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 01/04/2001. 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 of Planning and Transportation

08 March 2001

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

Tel: 0118 974 6480

Date: **08 March 2001**

My ref: F/2001/3462

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/2001/3462
77, Marefield, Lower Earley, Reading.
Proposed two storey side extension to dwelling (Amendment to consent 2000/1326)

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/2001/3462**
77, Marefield, Lower Earley, Reading.
Proposed two storey side extension to dwelling (Amendment to consent 2000/1326)
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 6480

Date: **08 March 2001**

My ref: F/2001/3462

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

Dear Councillor

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77, Marefield, Lower Earley, Reading.
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Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **Helen Pollock** Application Number: **F/2001/3462**
77, Marefield, Lower Earley, Reading.
Proposed two storey side extension to dwelling (Amendment to consent 2000/1326)
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 6480

Date: **08 March 2001**

My ref: F/2001/3462

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/2001/3462
77, Marefield, Lower Earley, Reading.
Proposed two storey side extension to dwelling (Amendment to consent 2000/1326)

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/2001/3462**
77, Marefield, Lower Earley, Reading.
Proposed two storey side extension to dwelling (Amendment to consent 2000/1326)
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Hare

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

LISTING FORM

Case officer: **Helen Pollock** Application Number: **F/2001/3462**

77, Marefield, Lower Earley, Reading.

Proposed two storey side extension to dwelling (Amendment to consent 2000/1326)

~~I wish this application to be~~ listed should the officers recommendation be for refusal

~~and my reason(s) are~~ please contact me

Signed: Councillor Rolls Date: 16/3/01

COPIES TO:

79 Marefield
Lower Earley
Reading
RG6 3DZ
Tel: 0118 967 1712

21.3.01

F.A.O. John Mitchell, Development Control Manager
Re: Planning Application No. F/2001/3462 - Proposed two storey side extension to dwelling (amendment to consent 2000/1326) - 77 Marefield - Mr. Brunt

Dear Mr. Mitchell

Please could I ask that the garage (front of extension) is only brought forward a maximum of 30cm from at present rather than 50cm as shown on the plans. This is to allow me access to open my car door on the rear left (as facing ~~front~~ back of car) in order to take my baby out of her car seat. If I were to park my car further down the drive my husband would be prevented from parking his car entirely on the drive thus denying access along the footpath for pedestrians as the car would need to extend onto the path.

Thank you; I apologise to Mr. and Mrs. Brunt for any inconvenience.

Yours sincerely

DAWN BROOK

FROM: Helen Pollock

DATE: 08 March 2001

DELEGATED

EARLEY TOWN CONSULTATION SHEET

Application Number: F/2001/3462

Proposal: Proposed two storey side extension to dwelling (Amendment to consent 2000/1326).

Site Address: 77, Marefield, Lower Earley, Reading.

Applicant: Mr Brunt C/O Mr Hodgman.

Your observations are required in respect of this application **by 01/04/2001** .

NO OBJECTION

SIGNED: _____ DATE: 15 MAR 2001

Clerk To Earley Parish/Town Council.

HIGHWAYS CONSULTATION SHEET

From: Helen Pollock **Date:** 08 March 2001

Application Number: F/2001/3462

Proposal: Proposed two storey side extension to dwelling (Amendment to consent 2000/1326)

Parish: EARLEY TOWN

Site Address:
77, Marefield, Lower Earley, Reading.

Applicant:
Mr Brunt C/O Mr Hodgman.

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).

In this instance and without prejudice to our standards the highway authority will accept 2 no. parking spaces.

C04A, R04A.
C12Z, R12Z.

Signed: _____ **Print name:** Adam Coggins 14/03/01

Environmental Services

For office use only. Application number:

28.FEB.2001 7:62

WOKINGHAM DISTRICT COUNCIL

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. BRUNT 77 Marefield RG6 3DZ
2	Agent's Name Address and postcode Phone number	Mr. R. Hodgman 54 Loxwood RG6 5QZ 0118-9671467 or 0208 208 5031
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 1 above
4	Give brief details of the proposal for example, two storey side extension. About the application	2 storey extension set back 1m
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.	brick & tiles to match existing & samples provided if needed.
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: 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: R E Hodgman on behalf of Mr Brand

Date 25/02/2007

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

MASTER CARD FOR

ADDRESS MAREFIELD. PARISH EARLEY

PLOT No. AREA L - LOWER EARLEY. ORD. SHEET No. SU 75 70

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
1768/73	PYE	O/L. RES. DEV.	13.6.74	N/A R
01945 -	"	LOWER EARLEY PLAN	APP. ACC. TO	MINUTES
02235	BOWIS	ROADS	24.11.77	N/A C/A
02295	"	"	15.12.77	N/A C/A
04546 -	PYE	O/L. RES. DEV	10.6.76	N/A R
19034	McLean Homes	Advert sign - 3 flags	31.3.83	N/A Rf
19035	"	portakabin - Sales Off	31.3.83	N/A TP. 30.4

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

091074

ADDRESS 77 MAREFIELD PARISH EARLEY

PLOT No. 46 AREA L. ORD. SHEET No. SU 75 70 JJ

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
18542	McLEAN HOMES LTD	RES: HOUSE & GARAGE	10.2.83	N/A C/A
AR20089	"	"	17.3.83	APP N/A
AR24532	MR & MRS HAWKINS	DWLNG, SUNROOM & STORAGE	3.5.85	APP N/A
23514	"	" " "	22.5.85	N/A C/A
F/2000/1326	Mr. Brunt	1st Floor Side Ext	14.06.00	C/A
FP/2000/0944	"	2 S/S Ext.	29.9.00	C/A
F/2000/2894	"	F/FL/S (Amendment to 2000/1326)	18.01.01	RE

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

091074

WOKINGHAM D.C. DEVELOPMENT CONTROL

Start date:	28 FEB 2001
Officer: AT HP	Application No. F/2001/3462

Map No. 58 Site 0.02

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

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

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

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

Description:
(F.) PROPOSED TWO STOREY SIDE EXTENSION TO DWELLING (AMENDMENT TO CONSENT 2000/1326)

Location: 77 MARE FIELD

Parish: EARLEY Ward: Redhatch 8-3-01

Applicant: MR BRUNT

Resubmission fee paid 2000/1326

Fee Received 00-00 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			
2	1:500 block plan showing existing & proposed dev. + adj. Properties	NO PARKING SHOWN		
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 : 8.3.01 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 .....

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 new pre-apps - 2 in application w/2000/2894

NEIGHBOURS:

site notice & sec map for neighbour notices

PLA
PO
DC 28 FEB 2001
APP
CS
28 FEB
COPIES TO:
ACK:
FILE:

54 Oakwood,
Reading
RG65QZ

27th February 2001

Dear Miss Pollock,

Ref: Planning Application 77 Mayfield

Further to our conversation to-day enclosed are a set of amended plans for the 2 storey extension at 77 Mayfield Lower Early, which will be set back from the front of the house 1m.

The property recently received planning application for a 2 storey extension and as we discussed no fee has been included.

Please call me if there is anything that has changed, my number is 0208 208 5361.

Thanking you in anticipation.

Yours faithfully

L. E. Hodgman.

MASTER CARD FOR

ADDRESS MAREFIELD. PARISH EARLEY

PLOT No. AREA L - LOWER EARLEY. ORD. SHEET No SU7570 5

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
1768/73	PYE	O/L. RES. DEV.	13.6.74	N/A R
01945 -	"	LOWER EARLEY PLAN	APP. ACC. TO	MINUTES
07235	BOVIS	ROADS	24.11.77	N/A C/A
07295	"	"	15.12.77	N/A C/A
04546 -	PYE	O/L. RES. DEV	10.6.76	N/A R
19034	McLean Homes	Advert sign - 3 flags	31.3.83	N/A Rd
19035	"	Portakabin - Sales Off	31.3.83	N/A TP. 30.4

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

091074

ADDRESS 77 MAREFIELD PARISH EARLEY

PLOT No. 46 AREA L. ORD. SHEET No. SU. 7570 58

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
18542	McLEAN HOMES LTD	DET. HOUSE & GARAGE	10.2.83	N/A C/A
BR20089	"	"	17.3.83	APP N/A
BR24532	MR & MRS HAWKINS	DINING, SHOWER & STORE	3.5.85	APP N/A
23514	"	" "	22.5.85	N/A C/A
F/2000/1326	Mr. Brunt	1st Floor Side Ext	14.06.00	C/A
FP/2000/0944	"	2 St/S Ext.	29.9.00	C/A
F/2000/2894	"	F/Fl/S (Amendment to 2000/1326)	18.01.01	RE

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

091074

Environmental Services

For office use only
Application number: C.TEB.2001 - 3462

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. Brant 77 Haverfield RG6 3DZ
2	Agent's Name Address and postcode Phone number	Mr. R. J. Hodgman 54 Loxwood Rd RG6 5QZ 0118 9671467 0208 2085361
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	2 storey extension set back in.
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.	brick tiles to match existing + samples provided if selected
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: 3	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: R.S. Hodgman on behalf of Mr. Brunt

Date 25/02/2001

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.

6 March 2001 Scale: 1 : 1250