APPLICATION NO:
F/2001/3406

LOCATION:
106 Ellis Road, Crowthorne.

APPLICANT:
Ms Goddard And Mr Fail C/O 4th Dimension Architectural Design

PROPOSAL:
Proposed two storey side extension to dwelling, single storey rear extension with conservatory plus loft conversion.

EARLIEST DATE FOR DECISION: **24/03/2001**

APPLICATION WILL HAVE EXPIRED ON:
19/04/2001

CASE OFFICER: **George Allpress**

APPROVED

(GA)

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Ms Goddard and Mr Fail
C/O 4th Dimension Architectural Design
95 High Street
Crowthorne
Berkshire

Application Number: F/2001/3406

Parish:	**WOKINGHAM WITHOUT**
Location:	**106, Ellis Road, Crowthorne.**
Proposal:	**Proposed two storey side extension to dwelling, single storey rear extension with conservatory, plus loft conversion.**

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 east facing side elevation of the extensions hereby approved except for any which may be shown on the approved drawing(s).

Condition
4. 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
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.

Condition
6. The extensions shall not be occupied until space has been provided within the curtilage for vehicles to turn so that they may enter and leave the site in a forward gear and this space shall thereafter be maintained at all times for this purpose.

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 ensure that adequate parking space is available on the site, and reduce the likelihood of roadside parking.

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

Reason
6. In the interests of highway safety and convenience.

Informative

1. You are advised, in compliance with The Town and Country Planning (General Development Procedure) (England) (Amendment) Order 2000, that the following policies and/or proposals in the development plan are relevant to this decision:

Berkshire Structure Plan Policy EN1.

South East Area Local Plan Policies SBE2 and ST5.

Deposit Draft Wokingham District Local Plan Policies WBE1 and WT6.

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.

Received by Wokingham District Council

Application No: F/2001/3406

Proposal:
Proposed two storey side extension to dwelling, single storey rear extension with conservatory plus loft conversion.

Location:
106, Ellis Road, , Crowthorne.

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

PLANNING DEPARTMENT, SHUTE END, WOKINGHAM TEL (0118) 974 6428
8.30 - 5.00 Monday - Thursday & 8.30 - 4.00 Friday

WOODLEY LIBRARY HEADLEY ROAD WOODLEY (9.30am - 7.00pm Mon, Thurs & Fri. 9.30am - 5.00pm Tues, 9.30am - 1.00pm Saturday. closed all day Wednesday). If you intend to view this application at Woodley Library (see details above) please allow 4 days from the date of this notice for delivery of plans.

Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer George Allpress P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 24/03/2001. 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

28 February 2001

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

Tel: 0118 974 6442

Date: **28 February 2001**

My ref: F/2001/3406

CONFIDENTIAL

Councillor Ross
By The Stream
Soldiers Rise
Wokingham
RG40 3NE

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/2001/3406
106, Ellis Road, , Crowthorne.
Proposed two storey side extension to dwelling, single storey rear extension with conservatory plus loft conversion.

I write to let you know that the above mentioned house holder application has been received

At this stage a recommendation has not yet been made. This form should only be returned if it is likely that you may wish the application to be listed for consideration by the Development Control Sub-Committee. This form must be received no later than 28 days from the date of this letter.

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

Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **George Allpress** Application Number: **F/2001/3406**
106, Ellis Road, , Crowthorne.
Proposed two storey side extension to dwelling, single storey rear extension with conservatory plus loft conversion.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Ross

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

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

Tel: 0118 974 6442

Date: **28 February 2001**

My ref: F/2001/3406

CONFIDENTIAL

Councillor Lewis
4 St Andrews Close
Heathlake Park
Crowthorne
RG45 6UP

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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Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **George Allpress** Application Number: **F/2001/3406**
106, Ellis Road, , Crowthorne.
Proposed two storey side extension to dwelling, single storey rear extension with conservatory plus loft conversion.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Lewis

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

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

Tel: 0118 974 6442

Date: **28 February 2001**

My ref: F/2001/3406

CONFIDENTIAL

Councillor Helliar-Symons
17 Eagle Close
Heathlake Park
Crowthorne
RG45 6TP

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/2001/3406
106, Ellis Road, , Crowthorne.
Proposed two storey side extension to dwelling, single storey rear extension with conservatory plus loft conversion.

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

Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **George Allpress** Application Number: **F/2001/3406**
106, Ellis Road, , Crowthorne.
Proposed two storey side extension to dwelling, single storey rear extension with conservatory plus loft conversion.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Helliar-Symons

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

Tel. 0118 974 6444 (Direct Line)
E-mail: Mike.Thorp@wokingham.gov.uk
Date. 7 January, 2002
My ref. BC/DC/2001/3406

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Fax: (0118) 974 6484
Minicom No: (0118) 977 8909
DX: 33506 – Wokingham

Mr D Fair & J Goddard
c/o Fourth Dimension Architectural Design
Sydenham House
95 High Street
Crowthorne
RG45 7AD

Dear Sirs

PLANNING PERMISSION 2001/3406
SITE: 106 ELLIS ROAD, CROWTHORNE

I note that you have submitted an application for Building Regulations approval.

I would like to take this opportunity to remind you that Planning Permission Number 2001/3406 has condition(s) attached to it. Some of these condition(s) may require approval prior to work commencing on site.

The Council considers that it is important that planning conditions are fully complied with to ensure that development proceeds in the manner it was intended. Consequently, I must point out that failure to comply with the condition(s) could result in a Breach of Condition Notice being served. If the Notice is not complied with your client could be liable to a £1,000 fine.

Any work carried out prior to these conditions being formally discharged is undertaken at your own risk and expense.

If you have already complied with these conditions, please disregard this letter.

If you have any queries regarding this matter please do not hesitate to contact me on the above telephone number.

Yours faithfully

M L THORP
Principal Development Control Officer

Finalised

DEVELOPMENT CONTROL/BUILDING CONTROL CHECKLIST

CHECKLIST WHEN A BUILDING REGULATION APPLICATION HAS BEEN RECEIVED.

SITE DETAILS	CASE OFFICER
PLANNING APPLICATION NUMBER	3406 GA
BUILDING CONTROL NUMBER	FP 2001/2290 South
APPLICANT/AGENT	4th Dimension
ADDRESS OF SITE	106 Ellis Road Crowthorne WOK WITHOUT
DESCRIPTION OF PROPOSED WORK	2 storeyside ext. loft conversion (S/S rear ext - conservatory - DC only)

DRAWING NUMBERS	BC	DC
BLOCK PLAN	✓	✓
ELEVATIONS	5090/05B	5090/05A
FLOOR PLANS	5090/04B	5090/04A

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	Slight	
IF YES, WHAT ARE THE DIFFERENCES ? No relative restrictive conditions	BC - front rooflight added. - rear rooflight increased	
DATE	22/10/01	

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: George Allpress

Application Number: F/2001/3406

Applicant: Ms Goddard and Mr Fail C/O 4th Dimension Architectural Design.

Location: 106 Ellis Road, Crowthorne.

Proposal: Proposed two storey side extension to dwelling, single storey rear extension with conservatory plus loft conversion.

Site Notice Displayed? :	YES	NO	DATE
	✓Yes		06/03/01

Date of Neighbour Notifications: 28/02/01

Date of Site Visit: 08/03/01

Date Registered: 22/02/2001

Earliest Date for Decision: 24/03/2001

Latest Consultation Date/Site Notice Expiry Date: 24/03/2001
28/03/01 (GA)

This application will have expired on: 19/04/2001. 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 - recommend approval subject to appropriate conditions

Cllrs. Ross - I commented unfavourably about the previous application . This is clearly better. It appears there is no overlooking onto 104 and that more traditional materials are being used.

Wokingham Without Parish Council – no objection.

Occupants of no.102 Ellis Road (neighbour to the east): we have no objections; however we would like the following comments considered: garage roof should be kept as low as possible; utility room roof height and angle should not be altered; any subsequent damage to our property following removal of trees should be made good; and any damage to the fencing panels should be made good.

At the time of writing no further comments have been received.

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

Application Number: F/2001/3406

Appraisal:

The application is made following refusal of planning permission for a similar, albeit larger and bulkier, scheme for which planning permission was refused on the 15th December 2000.

The reasons for refusal are:

1) The proposed first floor extension would detract from the character and appearance of the existing dwelling resulting in harm to the street scene, and would thereby conflict with: Berkshire Structure Plan policy EN1: Policies SBE1 and SBE2 of the South East Area Local Plan, and the Wokingham District Local Plan Deposit Draft 1997 policy WBE1.
2) The proposed extensions would have an overbearing impact, resulting in detriment to the amenity currently enjoyed by the occupants of the adjacent dwelling. The development therefore conflicts with: Berkshire Structure Plan policy EN1: Policies SBE2 of the South East Area Local Plan, and the Wokingham District Local Plan Deposit Draft 1997 policy WBE1.

The current application is considered to have positively addressed both reasons for refusal.

Neighbour amenity would not be materially impacted upon by the current proposal, and the extension is not considered to detract from the appearance of the existing dwelling, and therefore no harm to the street scene is considered to result.

The application property is a two storey detached Victorian/Edwardian house. The house lies within large grounds with a relatively deep and secluded front garden. The house is not symmetrical to its plot being closer to the east boundary (at just under 4.0 metres separating plot boundary and flank wall) than to the west boundary (with between 11 to 12 metre separation). The principle roof is gable with ridge running east to west. To one side on the front elevation there is a two storey bay window with gable roof, and this is balanced on the other side with a pair of windows with gable roof over. There are trees and shrubs on the property street boundary but these would not be impacted upon.

The application proposes a steep pitched roof side extension that reads as a single storey, ground floor extension. Additional non-habitable accommodation would be formed in the roof void. The rear extension is modest in depth and height. The conservatory would be positioned off and away from both property boundaries.

The application proposal demonstrates compliance with off street parking requirements.

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

Application Number: F/2001/~~9386~~ 3406
Conditions/~~Reasons for Refusal~~

No	Std Con	Std Reas	~~Non Std Conditions / Reasons for Refusal~~
1	C001	R001	FULL PERMISSION - 5 YEARS
2	C014	R014	EXTERNAL FINISHES
3	C044	R044	NO WINDOWS TO BE INSERTED
			INSERT: .....in the east facing side elevation of the extensions hereby approved.....
4	C049	R049	GARAGE(S) TO BE RETAINED FOR VEHICLE PARKING
5	C122	R122	PARKING AND TURNING AREA BEFORE OCCUPATION
6	C137	R137	TURNING WTIHIN SITE
			INSERT .....extensions....
			INFORMATIVE
1	**N16**		**INSERT:** Berkshire Structure Plan policy EN1: Policies SBE2 and ST5 of the South East Area Local Plan and, Wokingham District Local Plan Deposit Draft 1997 policy WBE1 and WT6.

John Mercer
3/4/07

RECORD OF SITE VISIT

SITE ADDRESS: 106 Ellis Road, Crowthorne.

APPLICATION NUMBER: F/2001/3406

OFFICER: George Allpress

DATE OF SITE VISIT: 08/03/01

1. SITE/STATUTORY NOTICE DISPLAYED? Yes

2. DESCRIPTION OF SURROUNDINGS Residential settlement characterised by mixed styles of large houses in spacious settings.

3. DESCRIPTION OF SITE/BUILDING Two storey detached Victorian/Edwardian house.

4. RELATIONSHIP TO ADJOINING PROPERTIES No.102 adjacent to the east. No other dwelling within immediate vicinity.

5. SITE CONSTRAINTS

TREES Beech to rear of site of proposed extensions would need to be removed. Not of amenity value.

ACCESS/PARKING Front garden parking sufficient to accommodate 2/3 cars.

LEVELS Level.

BOUNDARY TREATMENT Shrubs and trees to the front; timber fencing, shrubs and trees to the rear.

OTHERS None

F.A.O.Mr.G.Allpress
Env.Svcs.Dept.
P.O.Box 157,
Shute End,
Wokingham,
R.G.40 1W.R.

102 Ellis Road,
Crowthorne,
Berkshire,
R.G.45 6P.H.

8th March 2001.

PLANNING SERVICES
POL
DC
APP
CS OBS GA
12 MAR 2001
COPIES TO:
ACK:
FILE:

Dear Mr. Allpress,

Ref. Application Number: F/2001/3406

Having studied the revised plans for the two storey extension to No.106 Ellis Road, we have no objections to the construction being carried out as per these plans.

We would however, like the following points to be taken into consideration.

1. The intended height and pitch of the proposed garage roof should be kept as shown on the revised plans, or less.

2. The roof of the utility room should remain at the proposed height and angle, and not be altered in any form to cause an obstruction of light on our patio/courtyard now or at any time in the future.

3. Should the removal of any trees, shrubs, and their root systems cause any damage or subsidence to our patio/courtyard areas, and or property now,or at any time in the future, it shall be made good to the existing standard.

4. Any damage to existing fence panels and plants on our side of the boundary be corrected and replaced, the fence panelling being put in the correct line of boundary as per the existing Deeds.

Yours sincerely,

R.E.CLARKE.
D.L.M.CLARKE.

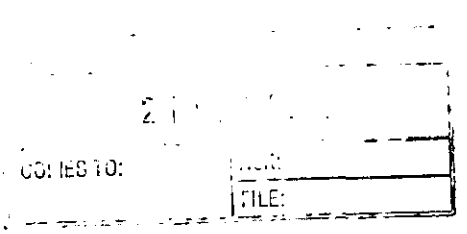
Dilys M. Clarke

Wokingham Without Parish Council Consultation Sheet

Officer	George Allpress
No	F 2001 3406
Proposal	two storey side extension to dwelling, single storey rear extension with conservatory plus loft conversion.
Site	106 Ellis Road, Crowthorne.

Committee's Comments

no objections



Signed : _____
Clerk to Wokingham Without Parish Council

20 March 2001

George Allpress

From: George Allpress
Sent: Monday, March 19, 2001 3:24 PM
To: 'Angus Ross'
Subject: RE: F/2001/3406 106 Ellis Road

Thank you for your e-mail. The neighbours at no.102 have been notified of this current application. The earliest date for determination is the 28th March which I anticipate meeting with a favorable recommendation.
Yours sincerely,
George Allpreess

-----Original Message-----
From: Angus Ross [SMTP:angus@soldiers75.freeserve.co.uk]
Sent: Sunday, March 11, 2001 8:29 PM
To: george.allpress@wokingham.gov.uk
Subject: F/2001/3406 106 Ellis Road

I commented unfavourably about the previous application. This is clearly better. It appears there is no overlooking onto 104 and that more traditional materials are being used. Have the Clark's in 104 commented this time?
Also, does the application include, or should it be a condition, that the very old wooden garage on the west (left) of the property and fronting onto the street in front of the building line, is removed?
regards, cllr angus ross

George Allpress

To: Angus Ross
Subject: RE: F/2001/3406 106 Ellis Road

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George Allpreess

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regards, cllr angus ross

HIGHWA[redacted]ONSULTATION SHEET

From: George Allpress **Date:** 28 February 2001

Application Number: F/2001/3406

Proposal: Proposed two storey side extension to dwelling, single storey rear extension with conservatory plus loft conversion.

Parish: WOKINGHAM WITHOUT PARISH

Site Address:
106, Ellis Road, , Crowthorne.

Applicant:
Ms Goddard And Mr Fail C/O 4th Dimension Architectural Design.

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).

C04F1, R04F1.
C122, R122.
C137 (INSERT: extension), R137.

Signed: _____ **Print name:** Adam Coggins 6/3/01

1792

G-A

I have today displayed the site notice(s) in a prominent position on the land/ buildings to which the application number F/2001/3406 relates.

Address of site 106 Ellis Road

Crowthorne RG45 6PH

Signed J C Coddled

Date 6th March 2001

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

1

WOKINGHAM D.C. DEVELOPMENT CONTROL

Valid

Start date: ~~05 FEB 2001~~ 12 FEB 2001

Officer: GA

Application No. F/2001/3406

Map No. 108 Site 015

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

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

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

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

Description:
(F.) PROPOSED TWO STOREY SIDE EXTENSION TO DWELLING, ~~AND~~ SINGLE STOREY REAR EXTENSION WITH CONSERVATORY PLUS LOFT CONVERSION

Location: 106 ELLIS ROAD

Parish: WOK W/OUT Ward: WOK W/OUT: 28.2.01 D.

Applicant: MS GODDARD & MR FAIL

RE-SUBMISSION 2000/2762 – refused

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			12 FEB ✓
2	1:500 block plan showing existing & proposed dev. + adj. Properties	Q5 Trees not marked on plan – are any affected?	phoned 8/5. plan to follow	
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 : 28.2.01 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 ✓

NEIGHBOURS:

..... S/N+ Mr & Mrs Clarke, 102 Ellis Road, Crowthorne
..... Councillor Ross wrote about previous application
..... + See map.
.....
.....
.....
.....
.....

22 FEB 2001

22.FEB.2001 13406

Ref RTH/5090

21 February 2001

Mrs Hurst,
Planning Department,
Wokingham District Council,
Shute End,
Wokingham,
Berks.

Fourth Dimension
ARCHITECTURAL DESIGN
Sydenham House, 95 High Street
Crowthorne, Berkshire RG45 7AD
Telephone: 01344 761727
E.Mail: richard@4thdimension.freeserve.co.uk

Dear Mrs Hurst,

RE: EXTENSION – 106 Ellis Road, Crowthorne.

Further to our recent telephone conversation regarding the above planning application, please find enclosed 6 No copies of our revised site plan indicating the position of the tree in the vicinity of the proposed extension as requested by yourself.

We trust this is to your satisfaction and look forward to hearing from you in the near future.

Yours sincerely,

Richard Hart
4th Dimension Architectural Design

By hand 2/2/01

Ref: RTH/5090

22.FEB.2001 * 3406

30 January 2001

Planning Department,
Wokingham District Council,
Shute End,
Wokingham,
Berks.

Fourth Dimension
ARCHITECTURAL DESIGN
Sydenham House, 95 High Street
Crowthorne, Berkshire RG45 7AD
Telephone: 01344 761727
E.Mail: richard@4thdimension.freeserve.co.uk

Dear Sir,

RE: EXTENSION: 106 Ellis Road, Crowthorne.

Please find enclosed six copies of our drawings 5090/ 01/ 04A & 05A illustrating proposals for the above project together with copies of relevant forms and certificates to comply with our application for Planning Approval

No fee is enclosed, this is a re-application of No F/2000/2762.

We trust this is to your satisfaction and look forward to hearing from you in due course.

Yours faithfully

Richard T.Hart.
4th Dimension Architectural Design.

CARFAX
ADDRESS 106 ELLIS ROAD

PARISH WOK/WITHOUT

PLOT No.

ORD. SHEET No. SU.8363 '08

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
RP94/2227	MR. D. FAIL	S/ST. LET/INT. ALTS.	3.2.94	APP
F/2000/2762	Mr. Fail & Ms. Goddard.	S/Ext-Garage + en-suite/store over & Conserv.	15.12.00	REF

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS PD Enq - S/St/S & R - Hart - 17/8/00

DRAINAGE

091074

Environmental Services

For office use only.
Application number: 22.FEB.2001 5106

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	J. GODARD | D. FAIR.
	Address and postcode	106 ELLIS ROAD CROWTHORNE. BERKS.
	Phone number	
	Agent's Name	4th DIMENSION ARCH DESIGN.
	Address and postcode	95 HIGH ST. CROWTHORNE, BERKS.
	Phone number	01344 761727.
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.	106 ELLIS ROAD CROWTHORNE. BERKS.
4	Give brief details of the proposal for example, two storey side extension. About the application	SIDE + REAR EXTENSION + LOFT CONVERSION

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.	WHITE PAINTED BRICKWORK + GREY SLATE TO MATCH EXIST.
7	Will the proposal change the pedestrian or vehicle access to the site? Please show details of the existing access and any proposed changes on the plans.	Yes ☐ No ☑
8	Will the car parking provision at the site be changed? If Yes, please show details of any changes on the plans.	Yes ☐ No ☑

Crystal Mark
Clarity approved by Plain English Campaign

Please turn over

9	How many bedrooms does the property have?	Existing: 4	Proposed: 5
10	Does a public right of way touch the site? If yes, please show the route and any proposed alternative on the plans.	Yes ☑	No ☐
11	Checklist. Please make sure that you enclose the following.		
	a Six copies of this form signed and dated.		
	b The fee (We have attached a current scale of fees). If you do not have to pay a fee, please say why below.		
	c Six copies of each set of plans and drawings listed below.		
	• 1:2500 scale location plan with the site outlined in red.		
	• 1:500 scale site layout plan.		
	• 1:100 or 1:200 scale floor plans and elevations.		

12 Certificate of ownership (Section 66 Town & Country Planning Act 1990)
Please delete either certificate A or certificate B. If neither apply, you must fill in a full certificate which you can get from Environmental Services.

(Owner means a person with a freehold interest, or someone who is a leasehold tenant with at least seven years left on their agreement)

Certificate A

I certify that

- At the beginning of the period of 21 days ending with the date of the application nobody, except the applicant, owned any part of the land which the application relates to.
- None of the land forms part of an agricultural holding.

Certificate B

~~I certify that~~

- ~~I or the applicant~~ has given the necessary notice to everyone else who (at the beginning of the period of 21 days ending with the date of the application) owned any part of the land which the application relates to as listed below.

Owner's name	Address at which the notice was served	Date on which the notice was served

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

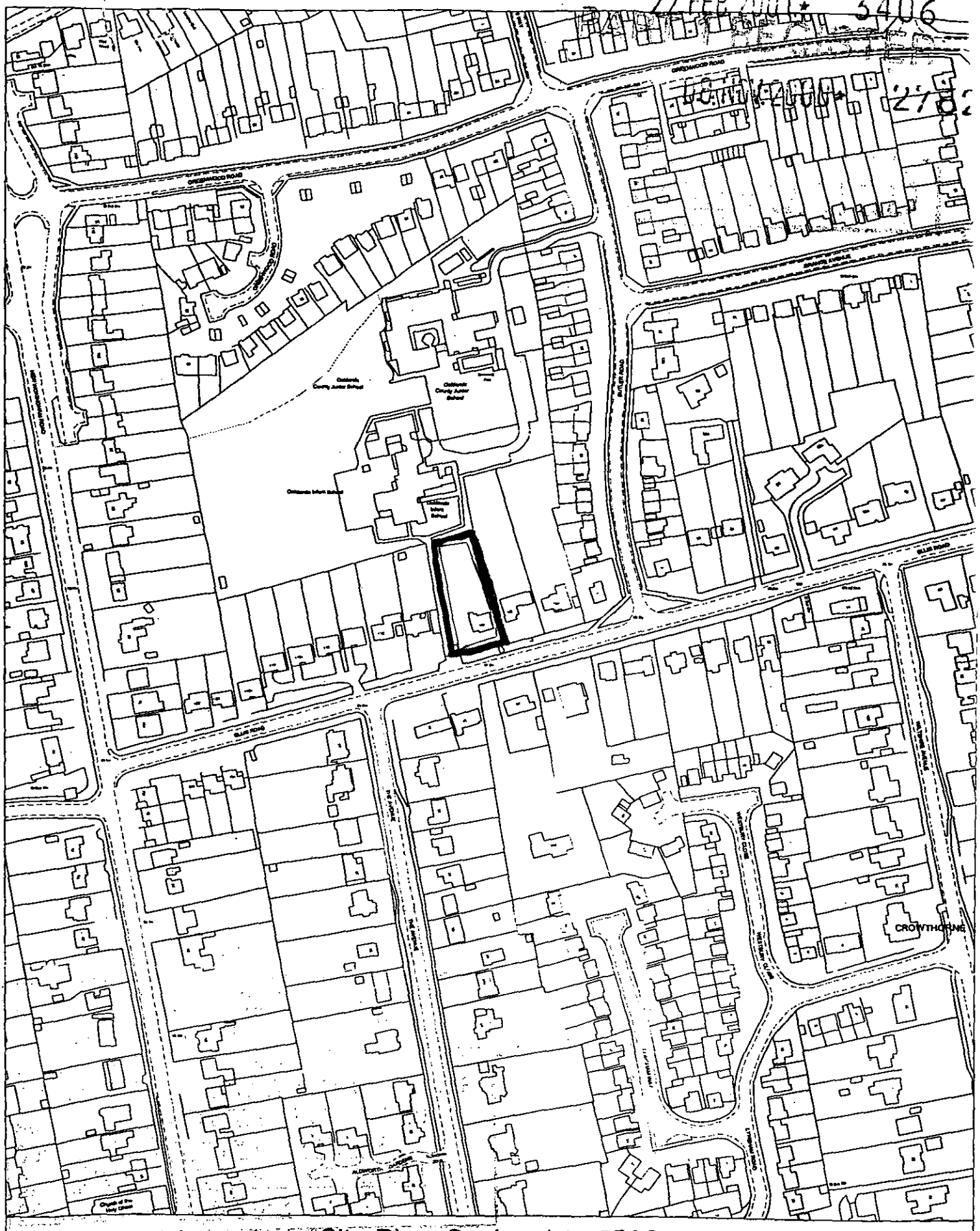
Your signature: 4th DIMENSION ARCH. DESIGN

on behalf of J. GODDARD D. FAIR

Date 30/1/07

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

22 FEB 2001* 3406



Site Plan, Scale: 1 to 2500

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Date: 31 October 2000

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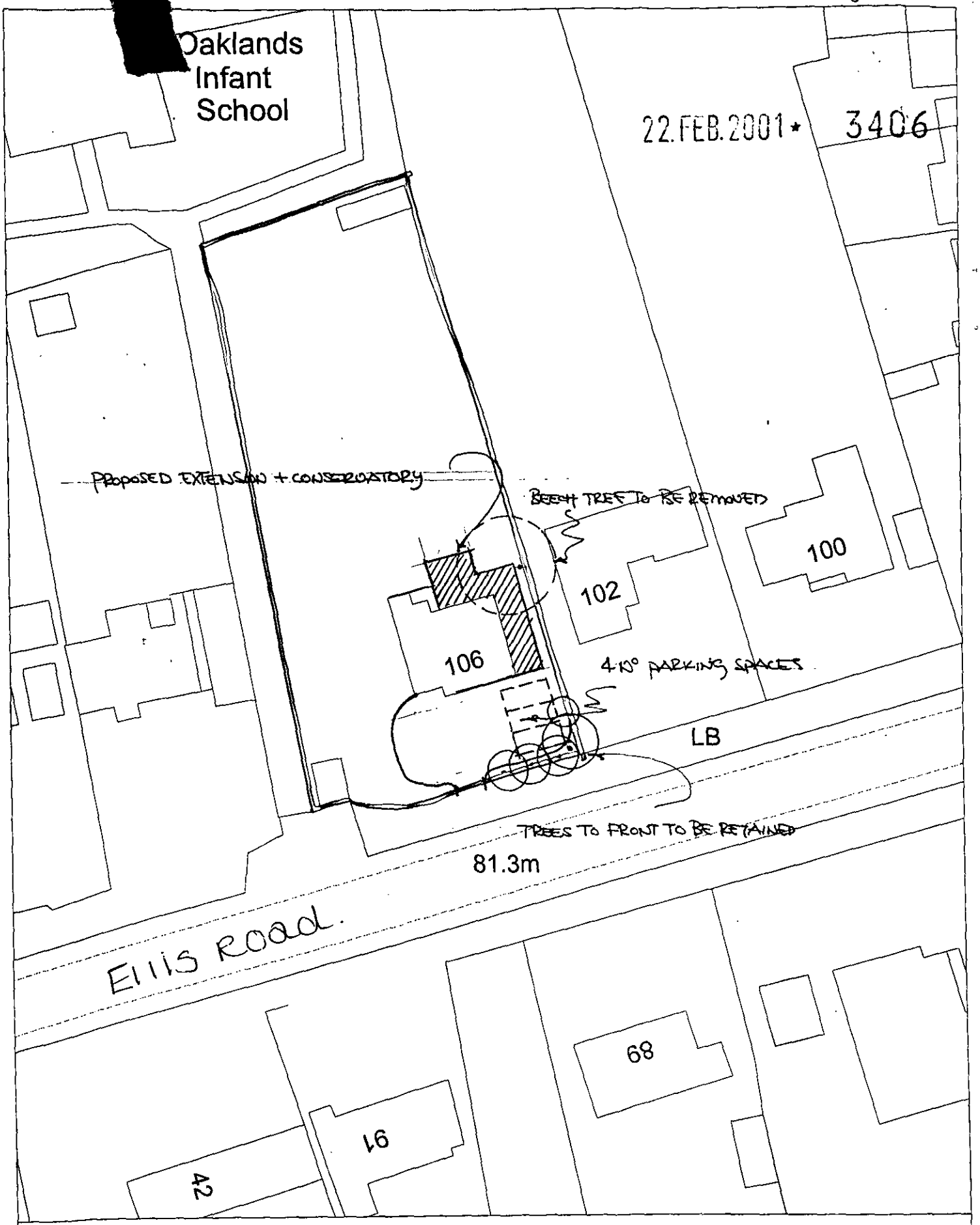

Site Plan, Scale: 1 to 500

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Date: 31 October 2000

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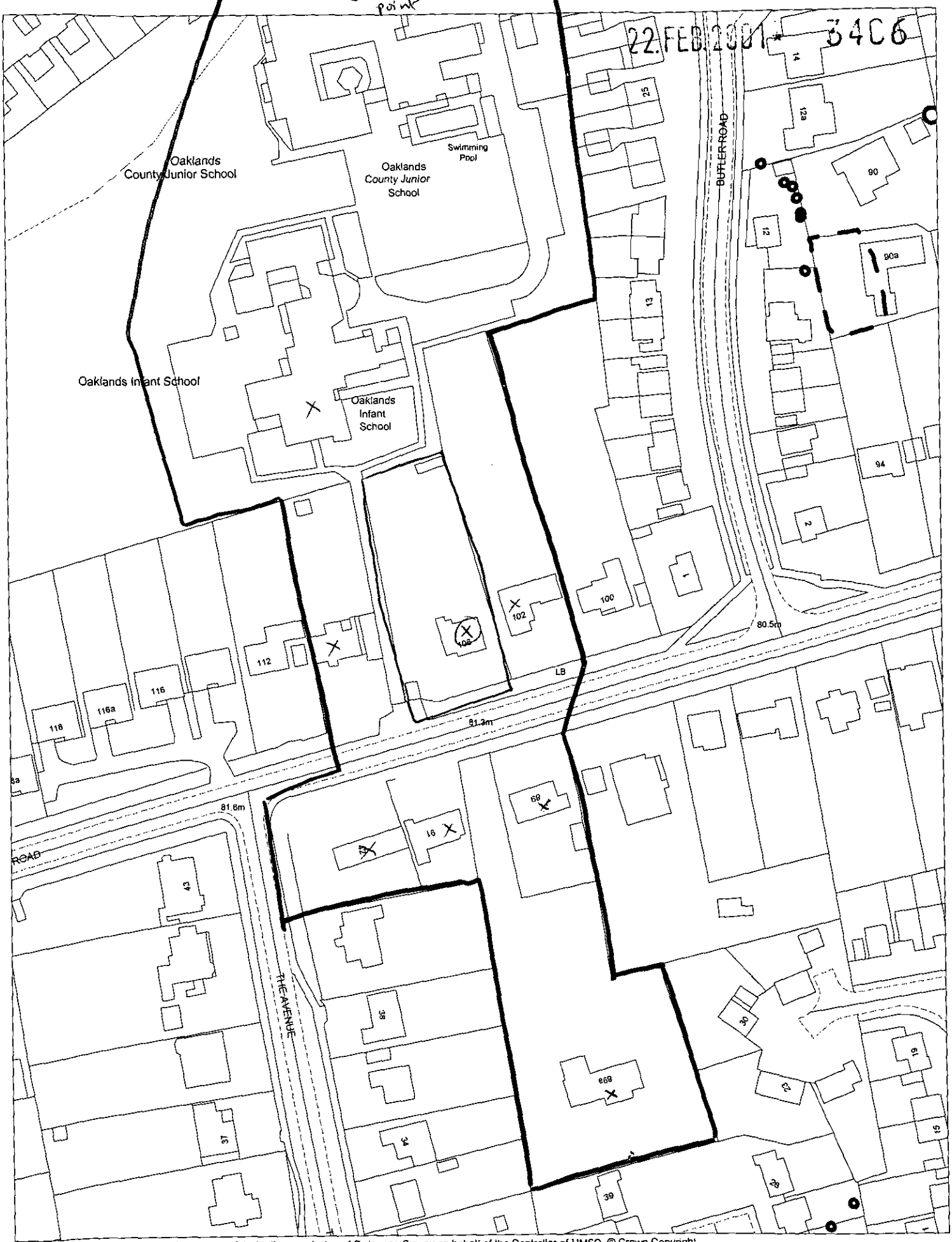

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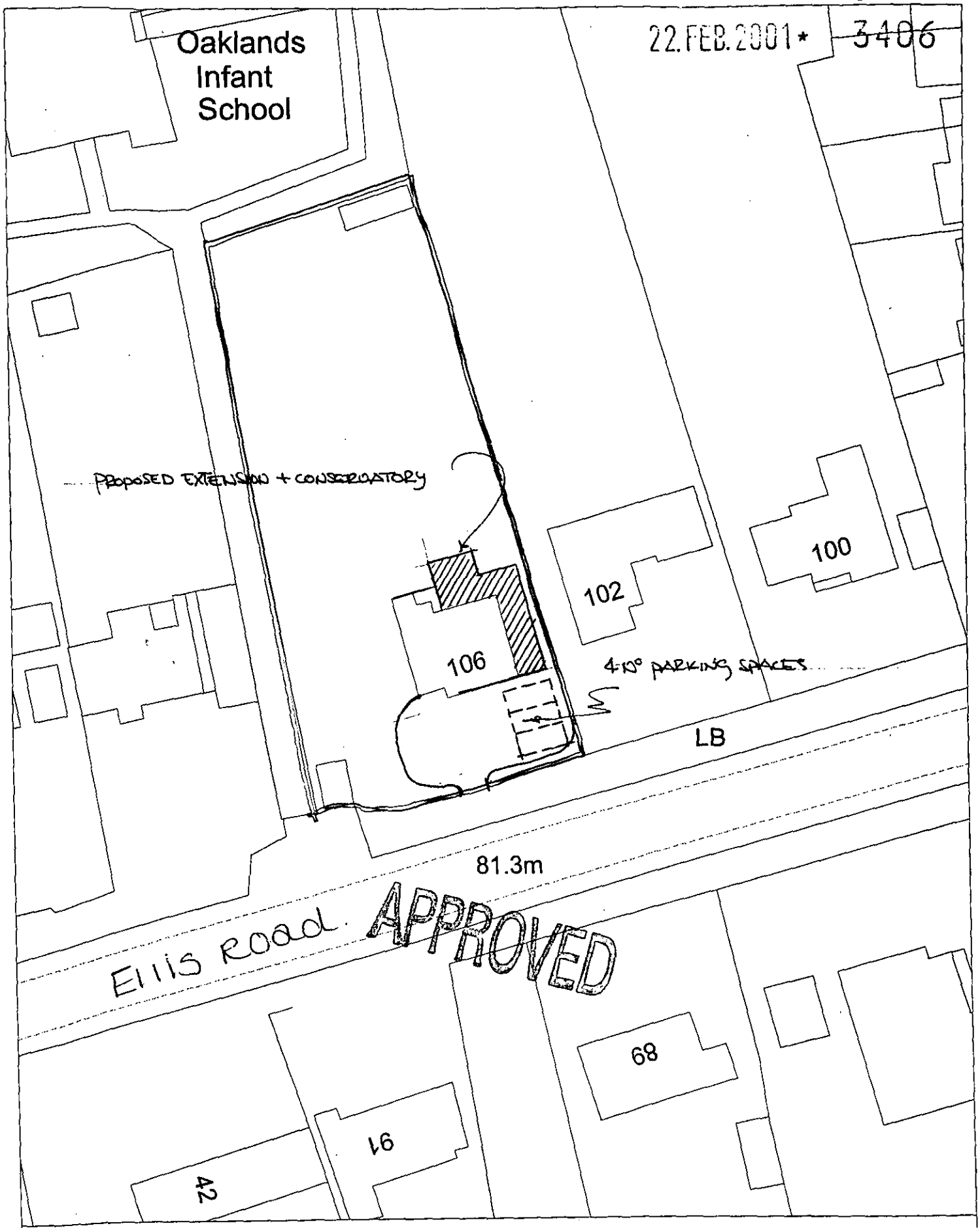
Development Control Section, Environmental Services, Wokingham District Council.

8 February 2001

Scale: 1 : 1250

N W E S



Site Plan, Scale: 1 to 500

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