APPLICATION NO:
F/2000/1139

LOCATION:
Plots 1 & 3 Land Rear Of 149 Nine Mile Ride, Finchampstead Wokingham.

APPLICANT:
Luff Homes Ltd C/O Andrews Kalik Associates Ltd

PROPOSAL:
Proposed erection of 2 dwellings (amendment to approval 99/70813/F).

EARLIEST DATE FOR DECISION: **08/05/2000**

APPLICATION EXPIRY DATE: **29/05/2000**

CASE OFFICER: **Angela Odell**

RAILEX
Marbleboard

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Luff Homes Ltd
C/O Andrews Kalik Associates Ltd
The Studio
101 London Road
READING
Berkshire
RG1 5BY

Application Number: F/2000/1139

Parish: **FINCHAMPSTEAD**

Location: **Plots 1 & 3, Land Rear Of 149 Nine Mile Ride, Finchampstead, Wokingham**

Proposal: **Proposed erection of 2 dwellings (amendment to approval 99/70813/F)**

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. Before the building operations hereby permitted are commenced, samples and details of the proposed external materials shall be submitted to and approved in writing by the Local Planning Authority and no external materials shall be used other than those approved.

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) no windows or similar openings shall be constructed in the first floor or above west side elevation of Plot 1, or east side elevations of Plots 2 or 3.

Condition
4. The bedroom 4 windows in the first floor side elevations of Plots 1 and 3 of the proposed development shall not at any time be glazed other than with obscure glass.

Condition
5. Construction work of any sort shall only take place within the area covered by the application between the hours of 7.00 am and 7.00 pm Monday to Fridays and 7.00 am to 1.30 pm Saturdays and no construction work shall take place on Sundays or Bank Holidays.

Condition
6. The proposed development shall be constructed in accordance with the finished floor levels shown on Drawing No. 1464/10A.

Condition
7. The area shown on the permitted drawings for vehicle parking, turning and garaging shall be kept available for such use and no development, whether permitted by the Town and Country Planning (General Permitted Development) Order 1995 (or any Order revoking and re-enacting that Order) or not, shall be carried out on the land so shown or in such a position as to preclude vehicular access to this parking space.

Condition
8. The dwellings 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.

Condition
9. No development shall be commenced until visibility splays of 2.4 metres by 120 metres have been provided as shown on Drawing 1431/07. The visibility splay shall thereafter be kept free of all obstructions to visibility over a height of 0.6 metres above carriageway level.

Condition
10. Bin stores for dwellings served via shared private drive shall be provided within 25m of the public highway.

Condition
11. Provision shall be made to accommodate all site operatives' visitors' and construction vehicles loading, off-loading, parking and turning within the site during the construction period in accordance with details to be submitted to and agreed in writing by the Local Planning Authority.

Condition
12. Adequate precautions shall be taken during the construction period to prevent the deposit of mud and similar debris on the adjacent public highways in accordance with details to be submitted to and approved in writing by the Local Planning Authority prior to the commencement of development.

Condition
13. No buildings shall be occupied until the access has been constructed in accordance with the approved plans.

Condition
14. No development shall take place until there has been submitted to and approved by the Local Planning Authority a scheme of landscaping, which shall include indications of all existing trees and hedgerows on the land, and details of any to be retained, together with measures for their protection in the course of development.

Condition
15. All planting, seeding or turfing comprised in the approved details of landscaping shall be carried out in the first planting and seeding seasons following the occupation of the buildings or the completion of the development, whichever is the sooner; and any trees or plants which within a period of 5 years from the completion of the development die, are removed or become seriously damaged or diseased shall be replaced in the next planting season with others of similar size and species.

Condition
16. Prior to the commencement of development details of measures to be taken to protect existing trees from damage during development shall be submitted to and approved by the Local Planning Authority, and carried out in accordance with the approved details.

Condition
17. There shall be no external paths or patios constructed above natural ground level.

Reason
1. In pursuance of Section 91(1) of the Town and Country Planning Act 1990.

Reason
2. To ensure a satisfactory external appearance.

Reason
3. To ensure that the approved parking spaces are provided for use by vehicles visiting the premises.

Reason
4. To ensure that the approved parking spaces are provided for use by vehicles visiting the premises.

Reason
5. In the interests of residential amenity.

Reason
6. In the interests of residential amenity.

Reason
7. Development without adequate provision for vehicle parking would lead to parking inconvenient to other road users and detrimental to highway safety.

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

Reason
9. In the interests of highway safety.

Reason
10. To provide maximum carry distance for refuse collection.

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

Reason
12. In the interests of highway safety.

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

Reason
14. In the interests of visual amenity.

Reason
15. In the interests of visual amenity.

Reason
16. To ensure that existing trees are protected during development.

Reason
17. In the interests of residential amenity.

Informative
1. The Engineer at the Council Offices, Shute End, Wokingham should be contacted for the approval of the access construction details before any work is carried out within the highway. This planning permission does NOT authorise the construction of such an access.

Informative
2. The landscape details required under Condition No. 14 should show the retention of the Cupressus hedge along the rear boundary of the site and the trees to be retained on the approved Plan No. 1431/07. The scheme should also show the location of all new tree and shrub planting, full species name, size of plant at time of planting and planting densities. Additional planting should be shown along the whole length of the access road and within the front gardens of the proposed dwellings. Several trees should also be planted to replace those shown to be removed.

John Mitchell CH
Development Control Manager
Date: 18 May 2000

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.

Finalised for planning

DEVELOPMENT CONTROL/BUILDING CONTROL CHECKLIST

CHECKLIST WHEN A BUILDING REGULATION APPLICATION HAS BEEN RECEIVED.

SITE DETAILS		CASE OFFICER
PLANNING APPLICATION NUMBER		1139 AO.
BUILDING CONTROL NUMBER.		FP 2000/0279 Brian
APPLICANT/AGENT		Andrews Kalik
ADDRESS OF SITE		149 Nine Mile Ride FINCHAMPSTEAD
DESCRIPTION OF PROPOSED WORK		~~3~~ 2 new dwellings (amendment to approval 99/70813/F)

DRAWING NUMBERS		BC	DC
BLOCK PLAN		1464/10A	1464/1A
ELEVATIONS	Plot 1 #3	1464/4B	1464/4C
	Plot 2	1464/4B	1464/16A
	Plot 3	1464/3G	1464/3H
FLOOR PLANS	Plot 1 #3		
	Plot 2		
	Plot 3.	1464/3G.	1464/1F

CHECKLIST	1ST CHECK	2ND CHECK
PERMITTED DEVELOPMENT		
APPLIC. NECESSARY-NOT RECEIVED		
APPLIC.RECEIVED & APPROVED	18/8/00.	
APPLIC.RECEIVED-NO DECISION		
APPLIC.REFUSED		
DIFFERENCES BETWEEN DC/BC DRAWINGS	Yes	
IF YES, WHAT ARE THE DIFFERENCES? Yes DC - Plot 1 & 3 rear patio doors from living room + family room		
DATE		

PROBLEMS	REQUESTED	RECEIVED	REMINDER
PLANNING PERMISSION NEEDED			
REVISED PLANS NEEDED for BC	12/6.		
PLANNING APPLIC.REFUSED			
WAIT FOR PLANNING DECISION			

COMMENCED ON SITE	10/4/00
NO PLANNING DECISION	
NO PLANNING APPLICATION	

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

PLAN 30086
DC ✓AO
COPIES TO:

SK/JAG/1464

31st May 2000

Planning Department
Wokingham District Council
P O Box 157
Shute End
WOKINGHAM
RG40 1WR

F.A.O. Mrs A Odell

Dear Madam,

PLOTS 1 & 3, LAND R/O 149 NINE MILE RIDE, FINCHAMPSTEAD
APPLICATION F/2000/1139

Thank you for your approval of amendments to approval no. 99/70813/F. The conditions mentioned in your approval notice have already been approved under the original Planning consent, they are nos. 2, 9, 10, 11, 12, 13, 14, 15 and 16.

Yours faithfully,

S. Kalik.

c.c. Mr K Butler Luff Homes Ltd

MATT ANDREWS RIBA FFB
STOJAN KALIK Dip.Arch.RIBA
STOJANKA KALIK
ELIZABETH ANDREWS
JACKIE GILES
ABDULLAH NAWEED B.Sc.Arch.M.Phil.B.S.
KEITH WALKER FRICS ACIArb
100 GRAYS INN ROAD LONDON WC1X 8BY

WORK SHEET FOR : Angela Odell

Application Number : F/2000/1139

Applicant : Luff Homes Ltd C/O Andrews Kalik Associates Ltd.

Location : Plots 1 & 3 Land Rear Of 149, Nine Mile Ride, Finchampstead, Wokingham.
Proposal : Proposed erection of 2 dwellings (amendment to approval 99/70813/F).

Site Notice Displayed ? :

YES	NO	DATE
✓		25.4.00

Date of Neighbour Notifications : .....

Date of Site Visit : 25.4.00

Date Registered : 03/04/2000

Earliest Date for Decision : 08/05/2000

Latest Consultation Date/Site Notice Expiry Date : 08/05/2000

Application Expiry Date: 29/05/2000

Consultation Responses : Parish Council: No objection

HWS: No obj.

3 letters of concern re: proposed increased floor levels - would increase height perspective - will increase overlooking & blocking of outlook. + Reiterate previous objections

Planning Issues : Effect on neighbours.

Application Number: F/2000/1139

Appraisal :

1. Issue of floor levels

Agent written & explained that the differences ~~[illegible]~~ in marked finished floor levels due to previous survey incorrect. I have checked the levels on site and stood on the houses at this level and could not look into adjacent windows at gr floor level above fence to east of plot 3. Digging has occurred at front parts of houses & consider levels satisfactory in relation to both actuality on the ground and to the plan referred to 1464/10. Bearing this in mind, consider changes to windows/doors on front & rear elevations acceptable.

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

Application Number F/2000/1139
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal

01
The development hereby permitted shall be begun before the expiration of five years from the date of this permission.
02
Before the building operations hereby permitted are commenced, samples and details of the proposed external materials shall be submitted to and approved in writing by the Local Planning Authority and no external materials shall be used other than those approved.
03
Notwithstanding the provisions of the Town and Country Planning, (General Permitted Development Order) 1995 (or any Order revoking and re-enacting that Order) no windows or similar openings shall be constructed in the first floor or above west side elevation of Plot 1, or east side elevations of Plots 2 or 3.
04
The bedroom 4 windows in the first floor side elevations of Plots 1 and 3 of the proposed development shall not at any time be glazed other than with obscure glass.
05
Construction work of any sort shall only take place within the area covered by the application between the hours of 7.00 am and 7.00 pm Monday to Fridays and 7.00 am to 1.30 pm Saturdays and no construction work shall take place on Sundays or Bank Holidays.
06
The proposed development shall be constructed in accordance with the finished floor levels shown on Drawing No. ~~1431/07~~ 1464/10A
07
The area shown on the permitted drawings for vehicle parking, turning and garaging shall be kept available for such use and no development, whether permitted by the Town and Country Planning (General Permitted Development) Order 1995 (or any Order revoking and re-enacting that Order) or not, shall be carried out on the land so shown or in such a position as to preclude vehicular access to this parking space.

08
The dwellings 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.
09
No development shall be commenced until visibility splays of 2.4 metres by 120 metres have been provided as shown on Drawing 1431/07. The visibility splay shall thereafter be kept free of all obstructions to visibility over a height of 0.6 metres above carriageway level.
10
Bin stores for dwellings served via shared private drive shall be provided within 25m of the public highway.
11
Provision shall be made to accommodate all site operatives', visitors' and construction vehicles loading, off-loading, parking and turning within the site during the construction period in accordance with details to be submitted to and agreed in writing by the Local Planning Authority.
12
Adequate precautions shall be taken during the construction period to prevent the deposit of mud and similar debris on the adjacent public highways in accordance with details to be submitted to and approved in writing by the Local Planning Authority prior to the commencement of development.
13
No building shall be occupied until the access has been constructed in accordance with the approved plans.

17 The shall be no external paths or patios constructed above natural ground level.

14
No development shall take place until there has been submitted to and approved by the Local Planning Authority a scheme of landscaping, which shall include indications of all existing trees and hedgerows on the land, and details of any to be retained, together with measures for their protection in the course of development.
15
All planting, seeding or turfing comprised in the approved details of landscaping shall be carried out in the first planting and seeding seasons following the occupation of the buildings or the completion of the development, whichever is the sooner; and any trees or plants which within a period 5 years from the completion of the development die, are removed or become seriously damaged or diseased shall be replaced in the next planting season with others of similar size and species.
16
Prior to the commencement of development details of measures to be taken to protect existing trees from damage during development shall be submitted to and approved by the Local Planning Authority, and carried out in accordance with the approved details.

REASON(S) :
01
In pursuance of Section 91(1) of the Town and Country Planning Act 1990.
02
To ensure a satisfactory external appearance.
03
To ensure that the approved parking spaces are provided for use by vehicles visiting the premises.
04
To ensure that the approved parking spaces are provided for use by vehicles visiting the premises.
05
In the interests of residential amenity.
06
In the interests of residential amenity.
07
Development without adequate provision for vehicle parking would lead to parking inconvenient to other road users and detrimental to highway safety.
08
In the interests of highway safety and convenience.
09
In the interests of highway safety.
10
To provide maximum carry distance for refuse collection.
11
In the interests of highway safety and convenience.
12
In the interests of highway safety.
13
In the interests of highway safety and convenience.
14
In the interests of visual amenity.
15
In the interests of visual amenity.
16
To ensure that existing trees are protected during development.
17 SR10.

INFORMATIVE(S) :
01
The Engineer at the Council Offices, Shute End, Wokingham should be contacted for the approval of the access construction details before any work is carried out within the highway. This planning permission does NOT authorise the construction of such an access.
02
The landscape details required under Condition No. 14 should show the retention of the Cupressus hedge along the rear boundary of the site and the trees to be retained on the approved plan No. 1431/07. The scheme should also show the location of all new tree and shrub planting, full species name, size of plant at time of planting and planting densities. Additional planting should be shown along the whole length of the access road and within the front gardens of the proposed dwellings. Several trees should al
be planted to replace those shown to be removed.

RECORD OF SITE VISIT

SITE ADDRESS: Plots 1 & 3 Land Rear Of 149 Nine Mile Ride Finchampstead Wokingham.

APPLICATION NUMBER: F/2000/1139

OFFICER: Angela Odell

DATE OF SITE VISIT: 25.4.00

1 SITE/STATUTORY NOTICE DISPLAYED ? Yes 25.4.00

2. DESCRIPTION OF SURROUNDINGS Mix of dwelling types in established residential area.

3. DESCRIPTION OF SITE/BUILDING 3 houses U/c at slab level.

4. RELATIONSHIP TO ADJOINING PROPERTIES See attached plan

5. SITE CONSTRAINTS

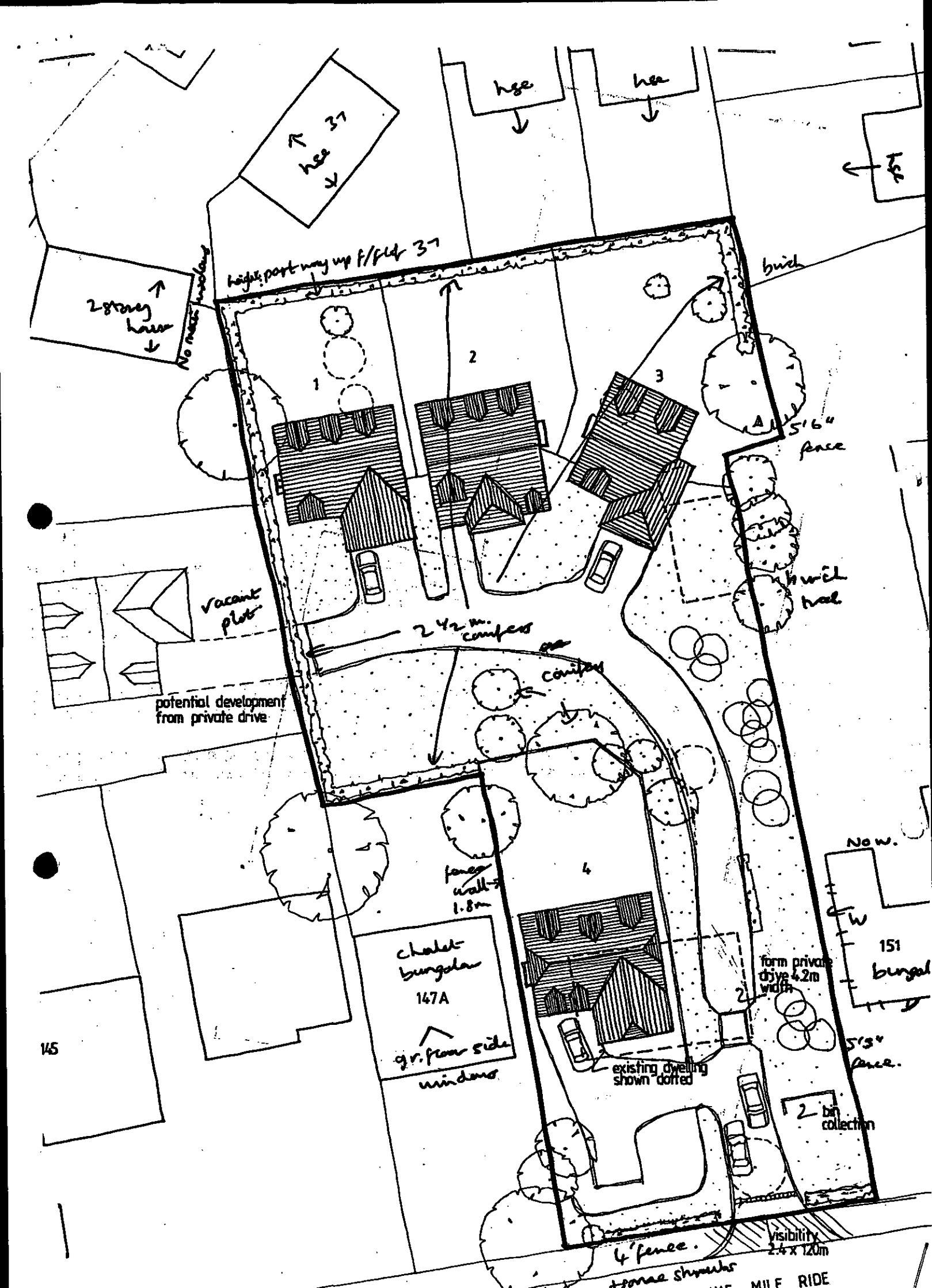
TREES See attached plan.

ACCESS/PARKING

LEVELS Land falls from road.

BOUNDARY TREATMENT See attached plan.

OTHERS


hse
hse
hse 37
2 storey house
No rear windows
height part way up f/fld 37
brick
1
2
3
4
5'6" fence
vacant plot
potential development from private drive
2½ m. conifers
one conifer
brick wall
fence wall 1.8m
chalet bungalow
147A
gr. floor side windows
form private drive 4.2m width
existing dwelling shown dotted
2 bin collection
5'3" fence.
No. 151
bungal
145
4' fence.
visibility 2.4 x 120m
trees shown
MILE RIDE

Applicationo	Name & Address
F/2000/1139	I C Hunt 151 Nine Mile Ride Finchampstead RG40 4HY
F/2000/1139	Mr & Mrs R Soanes 37 Kelsey Avenue Finchampstead Rg40 4TZ
F/2000/1139	Mr & Mrs J H Woolford 35 Kelsey Ave Finchampstead RG40 4TZ

App approved,
sent 19/05/00

LISTING FORM

Case officer: **Angela Odell** Application Number: **F/2000/1139**

Plots 1 & 3 Land Rear Of 149, Nine Mile Ride, Finchampstead, Wokingham.

Proposed erection of 2 dwellings (amendment to approval 99/70813/F).

Transfer: Yes ☐ No ☑

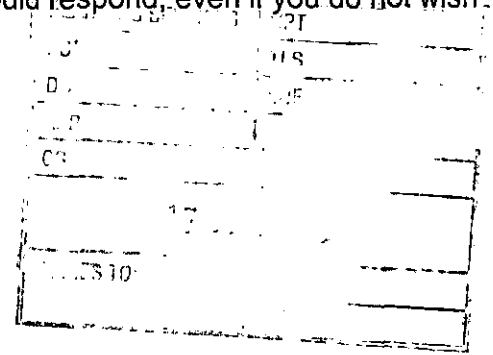
Reason for Transfer:

N/A

Signed: _____ Date: 11/05/00

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.



LISTING FORM

Case officer: **Angela Odell** Application Number: **F/2000/1139**

Plots 1 & 3 Land Rear Of 149, Nine Mile Ride, Finchampstead, Wokingham.

Proposed erection of 2 dwellings (amendment to approval 99/70813/F).

Transfer: Yes ☒ No ☐

Reason for Transfer:

Signed: _____ Date: 16.5.00

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.

Tel: (0118) 974 6445

Date: 10. 5. 00

My ref: F/2000/1139

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: F/2000/1139
Plots 1 & 3 Land Rear Of 149, Nine Mile Ride, Finchampstead, Wokingham.
Proposed erection of 2 dwellings (amendment to approval 99/70813/F).

I write to let you know that the above mentioned application has been recommended for APPROVAL: ☑ ~~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 Sub-Committee for decision please fill in the form below.
This form must be received no later than 22. 5. 00

Yours faithfully

John Mitchell

Head of Planning and Transportation

LISTING FORM
Case officer: **Angela Odell** Application Number: **F/2000/1139**
Plots 1 & 3 Land Rear Of 149, Nine Mile Ride, Finchampstead, Wokingham.
Proposed erection of 2 dwellings (amendment to approval 99/70813/F).

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: 10.5.00

My ref: F/2000/1139

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

CONFIDENTIAL

Councillor M Long
Foxfield
Wick Hill Lane
Finchampstead
RG40 3PY

Dear Councillor

Application Number: F/2000/1139
Plots 1 & 3 Land Rear Of 149, Nine Mile Ride, Finchampstead, Wokingham.
Proposed erection of 2 dwellings (amendment to approval 99/70813/F).

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This form must be received no later than 22.5.00

Yours faithfully

John Mitchell pp

Head of Planning and Transportation

LISTING FORM
Case officer: **Angela Odell** Application Number: **F/2000/1139**
Plots 1 & 3 Land Rear Of 149, Nine Mile Ride, Finchampstead, Wokingham.
Proposed erection of 2 dwellings (amendment to approval 99/70813/F).

Transfer: Yes ☐ No ☐
Reason for Transfer:

_____

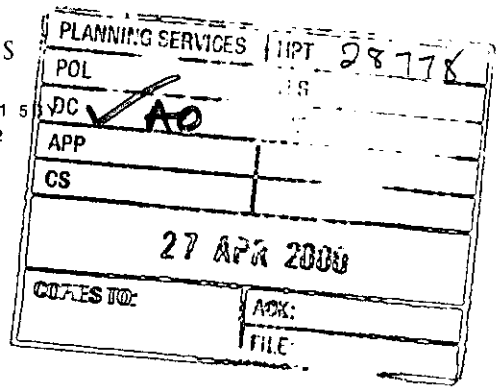
_____

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.

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



SK/JAG/1464

25th April 2000

Planning Department
Wokingham District Council
P O Box 157
Shute End
WOKINGHAM
RG40 1WR

F.A.O. Mrs A Odell

VIA FAX & POST

Dear Madam,

149 NINE MILE RIDE, FINCHAMPSTEAD

I understand you have received complaints from the local residents regarding the slab levels at the above site. We have been employed by Luff Homes Ltd to prepare the working drawings under Building Regulations and to deal with the outstanding matters of the Planning permission.

As you are aware DWT partnership were responsible for the Planning application and we inherited from them a survey of the site, which has not been fully detailed for Building Regulations purposes. We therefore instructed Cutts Land Surveys to proceed with a new survey, which they carried out during the first week of April 2000. Comparing the two surveys we noticed a difference of 0.5 m (both surveyors have used a temporary bench mark). We have related all our levels with the one approved on the section under the Planning, and we have written a note on the site plan clearly stating the difference between the two surveys. This drawing has been sent to Building Control (1464/10). A site inspection reveals the slab levels accord with the gardens and surrounding areas and have not been elevated.

I am sorry for any confusion and if you need any further information please do not hesitate to contact us.

Yours faithfully,

pp S. Kalik.

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

ELIZABETH ANDREWS
JACKIE GILES

ABDULLAH NAWEED B.Sc.Arch.M.Phil.B.S.
KEITH WALKER FRICS ACIArb

100 GRAYS INN ROAD LONDON WC1X 8BY

Received by Wokingham District Council

Application No: F/2000/1139

Proposal:
Proposed erection of 2 dwellings (amendment to approval 99/70813/F).

Location:
Plots 1 & 3 Land Rear Of 149, 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 letter 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 08/05/2000. 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

FROM: Angela Odell

DATE: 13 April 2000

FINCHAMPSTEAD PARISH CONSULTATION SHEET

Application Number: F/2000/1139

Proposal: Proposed erection of 2 dwellings (amendment to approval 99/70813/F)..

Site Address: Plots 1 & 3 Land Rear Of 149, Nine Mile Ride, Finchampstead, Wokingham.

Applicant: Luff Homes Ltd C/O Andrews Kalik Associates Ltd.

Your observations are required in respect of this application **by 08/05/2000** .

The Parish Council has no objections to this application.

SIGNED: C.S.C. DATE: 20-4-00.

Clerk To Finchampstead Parish/Town Council.

To:
Highways

From: Angela Odell

Date: 05 April 2000

Application Number: C/2000/1066

Proposal: Details to comply with condition 11 of consent 99/70813/F for the approval of visitor parking..

Site Address:
Land Rear Of 149, Nine Mile Ride, Finchampstead, Wokingham.

Applicant:
Luff Homes Ltd C/O Andrews Kalik Associates.

Your observations are required in respect of this application within **7 days** of the above date.

No Comments, Details OK.

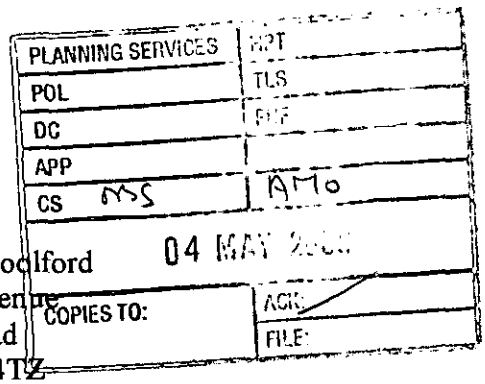
N.S. Tolley
18-4-00

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

Scale	Title	Dwg.
1:1250	RESIDENTIAL DEVELOPMENT	LOCATION
Date	149 NINE MILE RIDE	Rev.
MARCH 2000	FINCHAMPSTEAD	



03.APR.2000



Mr Mrs JH Woolford
35 Kelsey Avenue
Finchampstead
Berks RG40 4TZ

2nd May 2000

Mrs A. O'Dell
Wokingham District Council
Environmental Services Department
Planning Services
PO Box 157
Shute End
Wokingham
Berks RG40 1WR

Dear Mrs O'Dell

Reference: F/2000/1139

Proposal: proposed erection of 2 dwellings (amendment to approval 99/70813/F)

Location: Plots 1 & 3 Land at rear of 149 Nine Mile Ride, Finchampstead

On looking at the plans for the above amendment, which related to windows in plots 1 & 3, we see that there have been further changes made to the heights of plots 1 & 3 and indeed plot 2.

We are most concerned that these changes have been made to the height of the dwellings, without specific planning permission being applied for. At what stage are the plans considered final? How many changes of this nature can be made without planning permission being sought and the surrounding residents informed? We understand that this builder/architect has been known to make these types of changes late on and we feel that the council should be monitoring the situation carefully so that the existing residents are represented fairly.

We feel that we must strongly object to these dwellings being made even higher than what we already consider to be an unacceptable height. The builder/architect started off with draft plans for dwellings of a chalet/bungalow type but have now been allowed to build dwellings that are already higher than the houses in Kelsey Avenue and well out of place with the existing houses on the Nine Mile Ride.

We do feel that the council to this date have not done enough to protect the interests of the residents in Kelsey Avenue and feel that they should be looking carefully into the effects these houses are going to have on the residents in Kelsey Avenue and Nine Mile Ride.

When the proposal for these houses went to appeal: T/APP/X0360/A/99/1015944/P4, the point was raised (no.13) that the council were concerned that there would be unacceptable overlooking, particularly of the gardens and rear first floor windows of nearby houses in Kelsey Avenue. The inspector said, ' I see this as a consideration that should be resolved at the reserved matters stage.' We cannot possibly see how this situation has been resolved and indeed with each new set of plans, the effects on Kelsey Avenue just worsens. Why is this builder being allowed to continue to make ongoing changes, when the foundations for the houses have already been laid? Is it just that we have not yet been shown the final design? I think if the council remind themselves of the original plans **Planning Application No: 98/68693/0 (DWG No. 28908/001 dated Nov 1998)**, they will see why we feel that the council have neglected to fully consider our views and the impact these houses will have on our lives.

Yours sincerely

J. Woolford

Jane Woolford.

John Woolford

Jane Woolford

PLANNING SERVICES	RPT
POL	TLG
DC	ENT
APP	
CS	AMO
12 ... 2000	
COPIES TO:	ACK
	FILE

28th April 2000

Mr Mrs R.J. Soanes
37 Kelsey Avenue
Finchampstead
Wokingham
Berkshire RG40 4TZ

Mrs A. O'Dell
Wokinham Disrict Council
Environmental Services Department
Planning Services
PO Box 157
Shute End
Wokingham
Berkshire RG40 1WR

Reference F/2000/1139

Application Number: F/2000/1139

Site Address: Plots 1 & 3 Land Rear of 149 Nine Mile Ride Finchampstead

Proposal: Proposed erection of 2 dwellings (amendment to approval 99/70813/F)

Dear Mrs O'Dell

Further to your letter of the 13th April 2000 we are writing to object to the above proposal.

Background.

You are aware that, along with the other residents in Kelsey Avenue, we have opposed this development from the onset in November 1998.

Although the original application was refused by Wokingham District Council on the 5th January 1999 as a backland development the application went to appeal and was granted on the 12th May 1999. However Clause 13 of the appeal decision stated:

'The Council was also concerned that there would be unacceptable overlooking, particulary of the gardens and rear first floor windows of the nearby houses in Kelsey Avenue. Again I see this as a consideration that should be resolved at the reserved matters stage. In my opinion the appealants alternative site illustration site layout demonstrates how a satisfactory solution could be achieved in respect of Plots 1 & 2. I can also perceive of a situation where the relationship between Plot 1 and 37 Kelsey Avenue could be improved, all without potential appearance of the line of new houses.'

We feel that the situation with Plots 1 and 2 was not improved in relation to 37 Kelsey Avenue.

Objections:

After receiving your letter we rang the Council to see what the proposed amendments were. We spoke to a young lady who did her best to be helpful, getting out the new plan and the letter detailing the amendment to Plots 1 and 3.

She informed us that the only change was to the patio doors on the gound floor of these two Plots, the design of the two houses are identical but reversed.
We felt that this did not warrent any valid objections from us.
After all, we had written so many times objecting to this development, the style of the houses and layout of this development and none of those letters had any effect on the decision to grant the application. Even if we did object this time we felt sure that our opinion wouldn' be taken into consideration.

However on the 19th April another letter arrived under reference F/2000/1181 for a proposal to erect a detached dwelling at the rear of 147 Nine Mile Ride.
In our previous letters we indicated that once these houses were approved then another application would be received to errect a house on this plot which will have access via this new development.

We decided to go and view application F/2000/1181 and whilst we were there asked to see this application F/2000/1139.

We were extremly concerned to see that not only are the ground floor patio doors to Plots 1 & 3 being amended but also the F.F.L. to all three Plots!!.

As this application amendment only states that Plots 1 & 3 are being amended why is the builder being allowed to 'slip in' amendments to all three Plots, were they hoping that nobody would notice, the Council certainly didn't!!

Surely the Council has a 'Duty of Care' to ensure that this sort of thing doesn't happen.

As a result of this discovery we are writing, once again, to object to this non disclosed amendment to all three Plots.

The houses, as detailed on the plan 1431/07 dated October 1999 shows the side elevation of these new houses. They are already above the height of the existing houses in Kelsey Avenue and this change to the F.F.L. will make them even higher.

Plot 1 was 48.465 and is now 48.965
Plot 2 was 48.515 and is now 49.015
Plot 3 was 48.565 and is now 49.065

We understood that when applications are submitted the new houses should be in keeping with the existing houses, including the height.

The Council has already approved houses that will be higher than those in Kelsey Avenue, which will overlook the Kelsey Avenue residents first floor and gardens. This amendment to the F.F.L. will make the situation worse.

Apart from increasing the height of the houses is the Council prepared to allow the builder to make amendments without applying for permission.

We also have concerns with regard to the existing 3.0m high Cupressus screen hedging that borders this development. According to the plan 1431/07 this hedging will provide, at least on the ground floor, some privacy for the Kelsey Avenue residents.

We are however concerned that some of this hedging that is shown on this plan has been removed. The hedging which should go beyond the tree that is in the garden of 39 Kelsey Avenue appears to have been removed to the other side of the tree nearest to Kelsey Avenue.

The hedging has also been removed to allow access the Plot to the rear of 147 Nine Mile Ride, application F/2000/1181, the builder must be very confident that the application will be approved.

We sincerely hope that these comment, particulary concerning the increased height of the houses, will be taken into consideration and that the Council will have a 'Duty of Care' when reaching a decision.

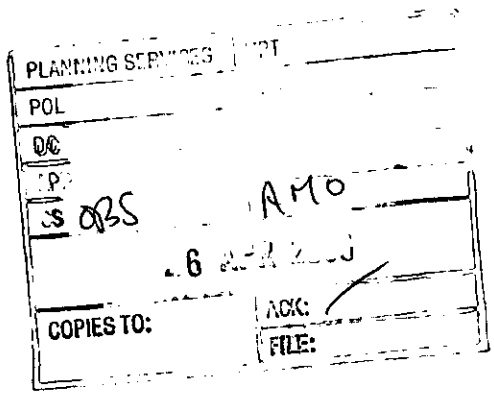
Yours sincerely

Robin Soanes (Mr)

Kathleen Soanes (Mrs)

By hand 25/4/00

151 Nine Mile Ride
Finchampstead
WOKINGHAM
Berkshire
RG40 4HY



Your Ref: Angela Odell F/2000/1139
Our Ref: ICH/planning 3

17th April 2000

Mr C Wood
Head of Planning and Transportation
Environmental Services Department
P.O. Box 157, Shute End
WOKINGHAM, Berkshire
RG40 1WR

Dear Mr Wood

PROPOSED ERECTION OF TWO DWELLINGS (AMENDMENT TO APPROVAL 99/70813/F)

Land rear of 149 Nine Mile Ride plots 1 & 3

Thank you for your letter of 13 April 2000 in respect of the above. We have the following comment to make:

As previously stated in my letter of 9 December 1999 we find the heights of these houses are already too high considering the height of the existing properties to the rear of this plot and then those of the bungalow/dormers at the front on the main road.

This amendment to the finished floor levels would increase the height of these proposed "in between" properties yet again !!

Yours sincerely

I C HUNT

A6

1792

I have today displayed the site notice(s) in a prominent position on the land/ buildings to which the application number F/2000.1113.9 relates.

Address of site 149, NINE MILE RIDE

FINCHAMPSTEAD, WOKINGHAM.

Signed

Date 19-4-2000

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: ~~17 MAR 2000~~	-3 APR 2000
Officer: AO	Application No. F/2000/1139

Map No. ..... Site ..O..16...
Easting: ..... Flood Pln .....
Northing: ..... Mineral .....

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

Description:
(F) PROPOSED ERECTION OF 2 DWELLINGS (AMENDMENT TO APPROVAL 99/70813/F)

Location: PLOTS 1 + 3 149 NINE MILE RIDE

Parish: FINCHAMPSTEAD Ward: Finch South. ✓ 13/4

Applicant: LUFF HOMES LTD

Fee Received 380-00 (4) 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			
3	Forms unsigned			
4	Correct S 66 certificate		-3 APR 2000	
5	Elevation plans	plans for both plots	phoned 27/3	
6	Floor plans	handed plans not accepted.	✓	
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 : 13/4 ..... Parish Council Informed - YES / ~~NO~~

INTERNAL CONSULTATIONS

Building Control	NF: .....
Landscape	NK: .....
Trees	NK: .....
Conservation Officer	NK: .....
Environmental Health	NA: .....
Housing	NA: .....
Leisure & Cultural services	PA: .....
Public Rights of Way	PA: .....
Property	NG: .....
District Secretary (only if called in by SOS)	MA: .....
Policy & Plans	QA: .....
Strategic Planning (JSPU)	HA: .....
Minerals (BABTIE)	GA: .....
Archaeological Site (BABTIE)	: .....
Education	AP: .....
Social Services	BT: .....
Highways	XA: .....

EXTERNAL CONSULTATIONS

Adjacent D P A	: .....
Adjacent Parish	: .....
Southern Electricity Board	BN: .....
British Gas	BM: .....
PSA Oil Pipeline	BD: .....
Transco	: .....
Environment Agency	BP: .....
Rail Track	BI: .....
Police Arch. Liaison Officer	PC: .....

HERITAGE BODIES

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

OTHERS:

.....

.....

.....

NEIGHBOURS:

see attached plan 27-39 Kelsey Ave
151 Nine mile Ride ✓
147a Nine mile Ride 13/4
147b

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

F-3 APR 2000

SK/JDF/1464

31 March 2000

03.APR.2000* 1139

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

fao Mrs Hurst

Dear Madam

THREE DWELLINGS 149 NINE MILE RIDE FINCHAMPSTEAD.

Further to our telephone conversation, I enclose herewith 6 copies of our drawing nos 1464/3H, 4C, 7F and 16A to supersede those already with you, these show Plots 1 and 3 separately as requested.

Yours faithfully

J. Fuller

pp S Kalik

MATT ANDREWS RIBA FFB
STOJAN KALIK Dip.Arch.RIBA
STOJANKA KALIK
ELIZABETH ANDREWS
JACKIE GILES
ABDULLAH NAWEED B.Sc.Arch.M.Phil.B.S.
KEITH WALKER FRICS ACIArb
100 GRAYS INN ROAD LONDON WC1X 8BY

ADDRESS 149 Nine Mile Ride PARISH Finch E

PLOT No.

ORD. SHEET No.

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
271/72	Mr. H. Wright	outline Two Houses	16.3.72	N/A C/A
974/73	"	demol ext dwelling erect Colt bungalow	2.8.73	— C/A
06546	" x	O/APP. RES DEV AT REAR	4.8.77	N/A REF
~~12259~~	~~Jonathan Alan Devs Ltd.~~	~~19 Det. houses & garages~~ R/O 147-161	~~17.1.80~~	~~N/A C/A~~
AR13663	Messrs. Wright x	2 garages & store shed	27.5.80	App. N/A
13432	" "	" " " "	5.6.80	N/A CA
98/68693/O	Mr. & Mrs I Wright	O/A for Demolition & Erect 4 Dwellings	5.1.99	REF
99/70524/RM	Luff Developments Ltd	Erect 4 Dwellings	5.11.99	Withdr
99/70813/F	" "	R/O 3 Dwellings + Access	5.1.00	C/A

MINISTRY DECISION 68693/O - APPEAL ALLOWED 12/5/99

SPECIAL ORDERS

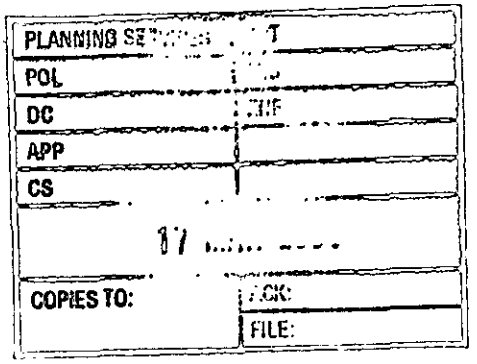
DRAINAGE

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

SK/JAG/1464

03.APR.2000* 1139

16th March 2000



Planning Department
Wokingham District Council
P O Box 157
Shute End
WOKINGHAM
RG40 1WR

F.A.O. Mrs A Odell

Dear Madam,

PLOTS 1 & 3, 149 NINE MILE RIDE, FINCHAMPSTEAD

Further to a letter from Mrs Hurst of your department and our meeting in your offices, we have now prepared a Planning application for Plots 1 and 3 of the above site. The only difference between the approved plans and the new proposals is the doors on the ground floor towards the rear garden, from the dining room and living room.

We enclose the following documents:

- 6 copies of application forms
- Certificate A
- 6 copies of drawing nos. 1464/1A, 7C, 16 and location plan
- Deposit cheque in the sum of £380

Should you require further information regarding this application please do not hesitate to contact us.

Yours faithfully,

S. Kalik.

Enc:

c.c. Luff Homes Ltd

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

ELIZABETH ANDREWS
JACKIE GILES

ABDULLAH NAWEED B.Sc.Arch.M.Phil.B.S.
KEITH WALKER FRICS ACIArb

100 GRAYS INN ROAD LONDON WC1X 8BY

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.

03.APR.2006* 1139

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.

(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).

- 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) .....

  .....

- 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.

OR

● 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) . . . . . .

. . . . . .

(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).

● Notice of the application as attached to this Certificate, has been published in the (c) . . . . . .

on (d) . . . . . ●

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 . fagler . . . . . .

On behalf of . LUFF HOMES LTD . . . . . .

Date . 16·3·00 . . . . . .

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

03.A.R.2000 1139

1.	APPLICANT'S NAME	LUFF HOMES LTD
	ADDRESS	THE GRANARY, ASHRIDGEWOOD FARM WARREN HOUSE ROAD, WOKINGHAM
	POST CODE	RG40 5RD PHONE
2. If the applicant has an agent, all correspondence will be sent to the agent	AGENT'S NAME	ANDREWS KALIK ASSOCIATES LTD
	ADDRESS	THE STUDIO, 101 LONDON ROAD READING
	POST CODE	RG1 5BY PHONE 0118 9507700
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	LAND REAR OF 149 NINE MILE RIDE FINCHAMPSTEAD
4. WHAT IS THE APPLICATION FOR ? Give brief details and state for what purpose this site and any buildings will be used.		ERECTION OF TWO HOUSES, AMENDMENT TO APPROVAL 99/70813/F
5. Give the area in hectares or part of a hectare	AREA OF SITE	0.18 HECTARES
6. State the applicant's interest in the land e.g. owner, prospective purchaser, lessee	OWNERSHIP	OWNER
7. List all the plans and drawings submitted with the application	PLANS/DRAWINGS	1464/7C & 16, 1A & LOCATION PLAN

8. DOES THE APPLICATION INVOLVE ANY OF THE FOLLOWING ?

Tick the boxes(x)

CHANGE OF USE	☐	REDEVELOPMENT	☐
ERECTION OF NEW BUILDING	☑	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 Conditions to be relaxed

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 ?

EXTERNAL APPEARANCE	☐	SITING	☐
MEANS OF ACCESS	☐	DESIGN	☐
		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.
RESIDENTIAL

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~~
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.
BRICKS & TILES TO LOCAL AUTHORITY APPROVAL

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.
1.8M CLOSE BOARDED FENCE

16. HOW WILL SURFACE WATER BE DISPOSED OF?
TO EXISTING SYSTEM

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
AS APPROVAL 99/70813

19. HAS PROVISION BEEN MADE FOR THE DISABLED? See notes for applicants
YES GROUND FLOOR ONLY

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	2	16	*	*	*	*
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.
£380

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 J Fidler ON BEHALF OF LOFF HOMES LTD DATE 16.3.00

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".

ANDREWS KALIK ASSOCIATES
CHARTERED ARCHITECTS
THE STUDIO 101 LONDON ROAD READING RG1 5BY
T 0118 9669669/9607700 F 0118 9568642

Scale	Title	Dwg.
1: 1250	RESIDENTIAL DEVELOPMENT	LOCATION
Date	149 NINE MILE RIDE	Rev.
MARCH 2000	FINCHAMPSTEAD	

03.APR.2000* 1139



APPROVED