APPLICATION NO:
F/2001/3564

LOCATION:
22 The Avenue, Crowthorne.

APPLICANT:
Mr & Mrs Priestly C/O Mr C Prince-Wright

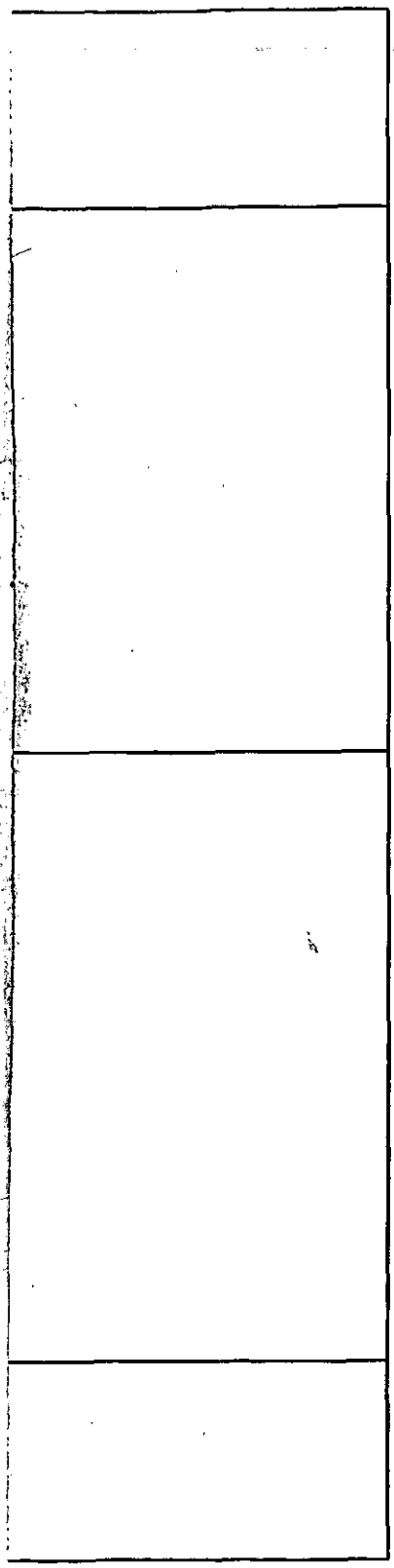
PROPOSAL:
Proposed single storey rear extension to dwelling and erection of detached triple garage. Demolition of existing garage and greenhouse.

EARLIEST DATE FOR DECISION: **16/04/2001**

APPLICATION WILL HAVE EXPIRED ON:
10/05/2001

CASE OFFICER: **Martin Durkan**

APPROVED



RAILEX
Marbleboard

EASIFILE EP7

1382

D2

(MD)

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Mr & Mrs Priestly
C/O Mr C Prince-Wright
32 Church Road East
Crowthorne
Berkshire
RG45 7NA

Application Number: F/2001/3564

Parish: **WOKINGHAM WITHOUT**

Location: **22, The Avenue, Crowthorne.**

Proposal: **Proposed single storey rear extension to dwelling and erection of detached triple garage. Demolition of existing garage and greenhouse.**

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. 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
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. Works related to the construction of the development hereby granted, including works of demolition or preparation prior to building operations, shall not take place other than between the hours of 8 am and 7 pm Monday to Friday and 8 am to 1.30 pm Saturdays and at no time on Sundays or Bank or National Holidays.

Condition
6. No trees, hedgerows or shrubs within the curtilage of the site, except those shown on the approved plan(s) or otherwise clearly indicated in the approved details as being removed, shall be felled, lopped or pruned, nor shall any roots be removed or pruned without the prior consent of the Local Planning Authority during development and for a period of five years after completion of the development hereby approved. The branch structure and trunks of the trees to be retained and their root systems shall be protected from any damage during site works, in accordance with a scheme to be submitted to and approved in writing by the Local Planning Authority. Any trees, hedgerows or shrubs removed or which die or become dangerous, damaged or diseased before the end of a period of five years after completion of the development hereby approved shall be replaced with new trees, hedging or shrub species (of such size species and in such number and position as maybe agreed in writing), before the end of the first available planting season (1st November to 31st March) following their loss or removal.

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 the external appearance of the building is satisfactory.

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

Reason
5. To protect the occupiers of neighbouring properties from noise and disturbance outside the permitted hours during the construction period.

Reason

6. The existing trees/hedgerows/shrubs represent an important public visual amenity in the area.

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 Policies LD3 and EN1.
South East Area Local Plan Policies STV1, SBE1, SBE2 and SBE5.
Deposit Draft Wokingham District Local Plan Policies WOS2, WOS3 and WBE1.

John Mitchell
Development Control Manager
Date: 18/05/2001

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 6443 (Direct Line)

Date. 7 April, 2003

My ref. CD/FP2003/4046(3564)

Mrs M Priestley
22 The Avenue
Crowthorne
Berkshire
RG45 6PG

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) 977 8909
DX: 33506 – Wokingham
E-mail:

Dear Mrs Priestley,

DETACHED TRIPLE GARAGE AT 22 THE AVENUE, CROWTHORNE, WOKINGHAM WITHOUT

Thank you for your Building Regulations Application Number FP2003/4046 received on 19 March.

I am writing to inform you that a new Planning Application is required if you intend to carry out the work in accordance with this application. There is only a floor plan submitted with the Building Control application, but from this drawing the proposal is materially different from the Approved Planning Number F/2001/3564, which cannot be dealt with as a minor amendment. The garage is a different size and style.

I am enclosing the appropriate forms for your convenience. Please submit the new application to this office by 28 April. I will point out, however, that I cannot pre-determine the outcome of any application submitted.

Any unauthorised work is undertaken at your own risk and expense.

If you have any queries with regard to this letter please contact me on 0118 974 6443.

Yours sincerely

MRS C DODSWORTH
Development Control/Building Control Liaison Officer

Enc.

DEVELOPMENT CONTROL/BUILDING CONTROL CHECKLIST

CHECKLIST WHEN A BUILDING REGULATION APPLICATION HAS BEEN RECEIVED.

SITE DETAILS	CASE OFFICER
PLANNING APPLICATION NUMBER	~~396~~ 3564 ND
BUILDING CONTROL NUMBER.	FP 2003/4046 Bra
APPLICANT/~~AGENT~~	M - Priestley
ADDRESS OF SITE	22 The Avenue. Crowthorne WOK. WITHOUT.
DESCRIPTION OF PROPOSED WORK	S/S rear ext + detached triple garage

demolish existing garage

DRAWING NUMBERS	BC	DC
BLOCK PLAN		CPW/22TA/2
ELEVATIONS		22TA/3
FLOOR PLANS	only floor plan by Hamlet Buildings Ltd. 791/A3/01	22TA/1

BC - triple garage only

CHECKLIST	1ST CHECK	2ND CHECK
PERMITTED DEVELOPMENT		
APPLIC. NECESSARY-NOT RECEIVED		
APPLIC.RECEIVED & APPROVED	18/5/01	
APPLIC.RECEIVED-NO DECISION		
APPLIC.REFUSED		
DIFFERENCES BETWEEN DC/BC DRAWINGS	Yes.	
IF YES, WHAT ARE THE DIFFERENCES ? Seen Kerrin	BC - different style garage.	
DATE	7/4/03.	

PROBLEMS	REQUESTED	RECEIVED	REMINDER
New PLANNING PERMISSION NEEDED	7/4/03		
REVISED PLANS NEEDED			
PLANNING APPLIC.REFUSED			
WAIT FOR PLANNING DECISION			

COMMENCED ON SITE	
NO PLANNING DECISION	
NO PLANNING APPLICATION	

WORK SHEET FOR : Martin Durkan

Application Number : F/2001/3564

Applicant : Mr & Mrs Priestly C/O Mr C Prince-Wright.

Location : 22, The Avenue, , Crowthorne.
Proposal : Proposed single storey rear extension to dwelling and erection of detached triple garage. Demolition of existing garage and greenhouse.

Site Notice Displayed ? :

YES	NO	DATE
✓		10/05/01

Date of Neighbour Notifications : .....

Date of Site Visit : 10/05/01

Date Registered : 15/03/2001

Earliest Date for Decision : 16/04/2001

Latest Consultation Date/Site Notice Expiry Date : 16/04/2001

This application will have expired on: 10/05/2001. 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 :

1) WOKINGHAM WITHOUT P.C. – NO OBJECTIONS
2) WARD COUNCILLOR – NO OBJECTION IN PRINCIPLE; GARAGE TOO LARGE FOR THIS PLOT.
3) HIGHWAYS – NO OBJECTION SUBJECT TO CONDITION.
4) LANDSCAPE ARCHITECT – BOUNDARY TREES AND SHRUBS TO BE RETAINED.

Planning Issues :

SITE DESIGNATION

IDENTIFIED SETTLEMENT : SEALP (STV1)
WDLP (WOS2)

MAIN ISSUES

IMPACT ON NEIGHBOURING PROPERTIES AND ON THE STREET SCENE.

Application Number: F/2001/3564

Appraisal:

The site comprises a large, two-storey, detached dwelling. There is a conservatory on the south-east corner of the property and a detached double garage adjacent to the conservatory. On the north-east corner of the property is single-storey utility room attached to the main dwelling.

The proposal is to demolish the conservatory and the double garage and to erect a triple garage on the site of the latter. It is also proposed to erect a 7.5 metre long single-storey extension to the rear of the utility room. Both the new garage and the extension would be provided with pitched roofs. The garage would have a ridge height of 3.4 metres and the extension would have a ridge height of 4.4 metres.

The adjoining property to the north (no.24) is well screened from the application site by trees and shrubs. There is also a gap of approximately 12 metres between the two dwellings, with garden sheds in between. The extension would not therefore cause any loss of daylight, outlook or privacy to the occupants of no.24.

The adjoining property to the south (no.20) is also well screened from the application site by trees and shrubs. The proposed garage would be in the same position as the existing garage and would be set back from the rear of no.20. There would be no significant increase in the height of the garage and the increase in footprint would have no affect on no.20. There would therefore be no loss of amenity to the occupants of that property.

As far as the impact on the street scene is concerned, the new extension would not be seen from the front. The garage would be seen but it would not appear excessive in scale or disproportionate to the main dwelling. It is therefore considered that it would not have any adverse impact on the street scene or on the character of the area in general. Consequently, it is recommended that planning permission should be granted.

Recommendation: **Approval.✓** ~~Refusal.~~

Application Number **F/2001/3564**

Conditions

No	Std Con	Std Reas
1	C001	ROO1
2	C012	R012
3	C014	R014
4	C049	R049
5	C070	R070
6	C153	R153

Informative for approvals
N16
South East Area Local Plan Policies: STV1, SBE1, SBE2 & SBE5
Wokingham District Local Plan Policies: WOS2, WOS3 & WBE1
Berkshire Structure Plan Policies: LD3 & EN1

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

Date.....18/5/01.....

RECORD OF SITE VISIT

SITE ADDRESS: 22 The Avenue Crowthorne.

APPLICATION NUMBER: F/2001/3564

OFFICER: Martin Durkan

DATE OF SITE VISIT: 11/05/01

1 SITE/STATUTORY NOTICE DISPLAYED ? YES

2. DESCRIPTION OF SURROUNDINGS

RESIDENTIAL - DETACHED HOUSES WITHIN LARGE CURTILAGES.

3. DESCRIPTION OF SITE/BUILDING

LARGE TWO-STOREY, DETACHED HOUSE WITH DETACHED DOUBLE GARAGE.

4. RELATIONSHIP TO ADJOINING PROPERTIES

BOTH ADJOINING DWELLING ARE WELL SET BACK FROM THEIR RESPECTIVE COMMON BOUNDARIES WITH No. 22

5. SITE CONSTRAINTS

TREES ALONG SIDE BOUNDARIES AND WITHIN SITE

ACCESS/PARKING

LEVELS EXISTING ACCESS AND OFF-STREET PARKING.

BOUNDARY TREATMENT TREES AND SHRUBS. TIMBER FENCE ALONG FRONT BOUNDARY

OTHERS

HIGHWAYS CONSULTATION SHEET

From: Martin Durkan **Date:** 23 March 2001

Application Number: F/2001/3564

Proposal: Proposed single storey rear extension to dwelling and erection of detached triple garage. Demolition of existing garage and greenhouse.

Parish: WOKINGHAM WITHOUT PARISH

Site Address:
22, The Avenue, , Crowthorne.

Applicant:
Mr & Mrs Priestly C/O Mr C Prince-Wright.

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).

C049, R049.

Signed: _____ **Print name:** Adam Coggins 30/3/01

TO: DEVELOPMENT CONTROL FROM: Environmental Design

Martin Durkan DATE: 9th April 2001

Location:	22 The Avenue, Crowthorne, Wokingham Without
Proposal:	Proposed single storey rear extension to dwelling and erection of detached triple garage. Demolition of existing garage and green house.
Application Number:	F/2001/3564

In response to your consultation dated 23rd March 2001 for the above application, the tree and landscape comments are as follows:

The development proposals do not affect ant significant landscape features. However, the property boundaries contain a number of mature trees and shrubs which provide a good screen between the proposed site and adjacent properties. In order to ensure their successful retention the applicant should be required to submit for approval tree protection details in accordance with BS 5837 : 1991 - Trees in Relation to Construction.

Of note is that the tree shown for removal on drawing CPW/22TA/1 is noted as a willow but is in fact a small birch. There is also a good quality large conifer to the west of proposed garage which is essential to be retained.

ROBERT PETROW
Consultant Landscape Architect

RP

26 MAR 2001

To:
Neil Etherington
Senior Arboricultural Officer

From: Martin Durkan

Date: 23 March 2001

26 MAR 2001

Application Number: F/2001/3564

Proposal: Proposed single storey rear extension to dwelling and erection of detached triple garage. Demolition of existing garage and greenhouse..

Site Address:
22, The Avenue, , Crowthorne.
Wokingham Without.

6

Applicant:
Mr & Mrs Priestly C/O Mr C Prince-Wright.

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

NO TPO

protect trees.
conifer - birch not willow)
boundary planting

PLA	
POL	
DC	
APP	
CS	
26 MA	
COPIES TO:	ACK
	FILE

FROM: Cllr Angus Ross
Members' Room
PO Box 150, Shute End
WOKINGHAM, RG40 1WQ

Representing Wokingham Without Ward

42349

14th April 2001

PLANNING SERVICES
POL
DC WD
APP
CS
19 APR 2001
COPIES TO:
ACK:
FILE:

Martin Durkan
DC
Env Servs
WDC

cc. Cllrs P Lewis, P Helliar-Symons

22 THE AVENUE, CROWTHORNE
F/2001/3564

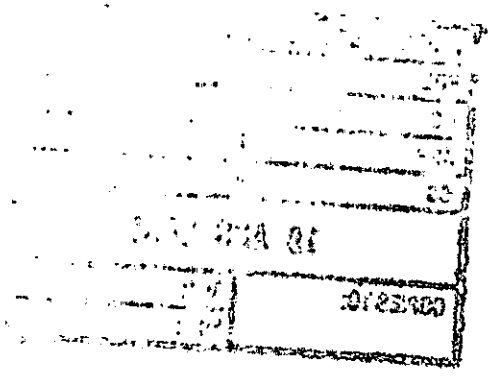
I apologise for the delay in sending these comments.

I see no in depth or in principle objection to this application other than to speculate on the start of a change in character and street-scene in this stretch of The Avenue. These elements have changed markedly further down the street and progressively along the parallel road Wiltshire Avenue in recent years. Is this inevitable?

I do object to the three (3) car garage as being too large a structure on this plot. It is also, in my mind unnecessary and of questionable use as so few people put any cars in their garage, let alone three!

CLLR ANGUS ROSS

avenue22.doc



Wokingham Without Parish Council Consultation Sheet

Officer	Martin Durkan
No	F 2001 3564
Proposal	single storey rear ext and erection of detached triple garage. Demolition of exisitng garage and greenhouse
Site	22 The Avneue, Crowthorne

Committee's Comments

No objections

PLANNING SERVICES	RPT
POL	TLS
DC	ENF
APP	
CS	
10 APR 2001	
COPIES TO:	ACK:
	FILE:

Signed : _____
Clerk to Wokingham Without Parish Council

10 April 2001



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Development Control Section, Environmental Services, Wokingham District Council.

1 March 2001

Scale: 1 : 1250

N
W E
S

Received by Wokingham District Council

Application No: F/2001/3564

Proposal:
Proposed single storey rear extension to dwelling and erection of detached triple garage. Demolition of existing garage and greenhouse.

Location:
22, The Avenue, , 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 Martin Durkan P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 16/04/2001. 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 Planning and Transportation

23 March 2001


WOKINGHAM
DISTRICT COUNCIL

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

Tel: (0118) 974 6446

Date: **23 March 2001**

My ref: F/2001/3564

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/2001/3564
22, The Avenue, , Crowthorne.
Proposed single storey rear extension to dwelling and erection of detached triple garage. Demolition of existing garage and greenhouse.

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 **Martin Durkan** on **(0118) 974 6446**.

Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **Martin Durkan** Application Number: **F/2001/3564**
22, The Avenue, , Crowthorne.
Proposed single storey rear extension to dwelling and erection of detached triple garage. Demolition of existing garage and greenhouse.
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**********

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

Tel: (0118) 974 6446

Date: **23 March 2001**

My ref: F/2001/3564

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

Dear Councillor

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Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **Martin Durkan** Application Number: **F/2001/3564**
22, The Avenue, , Crowthorne.
Proposed single storey rear extension to dwelling and erection of detached triple garage. Demolition of existing garage and greenhouse.
*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 6446

Date: **23 March 2001**

My ref: F/2001/3564

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/2001/3564
22, The Avenue, , Crowthorne.
Proposed single storey rear extension to dwelling and erection of detached triple garage. Demolition of existing garage and greenhouse.

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If you have any questions please do not hesitate to contact **Martin Durkan** on **(0118) 974 6446**.

Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **Martin Durkan** Application Number: **F/2001/3564**
22, The Avenue, , Crowthorne.
Proposed single storey rear extension to dwelling and erection of detached triple garage. Demolition of existing garage and greenhouse.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Ross

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

WOKINGHAM D.C. DEVELOPMENT CONTROL

Start date: ~~22 FEB 2001~~ Valid 15 MAR 2001	
Officer: MD	Application No. F/2001/3564

Map No. 108. Site ...0.20.....
Easting: ..... Flood Pln .....
Northing: ..... Mineral .....

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

Description:
(F.) PROPOSED SINGLE STOREY REAR EXTENSION TO DWELLING & ERECTION OF DETACHED TRIPLE GARAGE. DEMOLITION OF EXISTING GARAGE & GREENHOUSE

Location: 02 THE AVENUE

Parish: WOK W/OUT Ward: WOKINGHAM WITHOUT
23.03.01.

Applicant: MR/MRS PRIESTLEY

Fee Received 95-00 Required ..... Additional ..... Refund .....

Enforcement Section (4) 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			15 MAR 2001
5	Elevation plans	Other 3 elevations garage 4/3 Other 2 elevations family room.		
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 : 23.03.01 Parish Council Informed - YES / NO

INTERNAL CONSULTATIONS

Building Control .....
Landscape .....
Trees ...✓...
Conservation Officer .....
Environmental Health .....
Housing .....
Leisure & Cultural services .....
Public Rights of Way .....
Property .....
District Secretary (only if called in by SOS) .....
Policy & Plans .....
Strategic Planning (JSPU) .....
Minerals (INTERNAL) .....
Archaeological Site (BABTIE) : .....
Education .....
Social Services .....
Highways ...✓...

EXTERNAL CONSULTATIONS

Adjacent D P A : .....
Adjacent Parish : .....
Southern Electricity Board : .....
British Gas .....
PSA Oil Pipeline .....
Transco : .....
Environment Agency .....

Rail Track .....
Police Arch. Liaison Officer .....

HERITAGE BODIES

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

OTHERS:

.....
.....
No pre-apps.
.....

NEIGHBOURS:

S/N + See map ✓

Environmental Services

For office use only
Application number 15 MAR 2001 * 3564

Householder planning application form

Please answer all questions in CAPITAL letters.
If any question does not apply to you, put N/A in the space.
Please send six copies of the filled in form and your plans to the address on the front of the folder.
We provide guidance notes to help you fill in the form. If you have any questions, please call Planning Support on 0118 974 6428 or 0118 974 6429.

1	Your name Address and postcode Phone number	MR + MRS SM + M PRIESTLEY 22 THE AVENUE CROWTHORNE BERKS RG45 6AG. 01344 771080
2	Agent's Name Address and postcode Phone number	MR C. PRINCE-WRIGHT 32 CHURCH ROAD EAST CROWTHORNE BERKS RG45 7NT 01344 751260
3 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	Site	22 THE AVENUE CROWTHORNE BERKS RG45 6PG.
Give brief details of the proposal for example, two storey side extension.	About the application	DEMOLITION OF EXTG GREENHOUSE + DOUBLE GARAGE + ERECTION OF TRIPLE GARAGE + SINGLE STOREY REAR EXTENSION
5 Are there any trees on the site? If Yes, please show their positions, spread and species of the trees on the plans. Say which trees you plan to cut down.		Yes ☑ No ☐
6 Please list the external materials you will use for example, red brick to match any existing bricks and dark stained timber.		RED BRICK TO MATCH EXTG + ROOF TILES TO MATCH.
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 ☑

PLANNING
POL
DC
A+P
CS

15 MAR 2001
COPIES TO: ACK
FILE

3544 Crystal Mark
Clarity approved by Plain English Campaign

Please turn over

9	How many bedrooms does the property have?	Existing: 6	Proposed: 6.
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: [signature]

on behalf of Mr S. Priston.

Date 20/2/01

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

WOODCOTE
ADDRESS 22 The Avenue

PARISH WOK | WITHOUT

PLOT No.

ORD. SHEET No. SU. 8364 (108)

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
R/296/67	MR W. IMRIE	DOUBLE GARAGE	28.9.67	APP C/A
RP95/3469	A. GOULDIE	REMOVE WALL IN KITCHEN	26.6.95	GRANTED

DATE OF COMPLETION

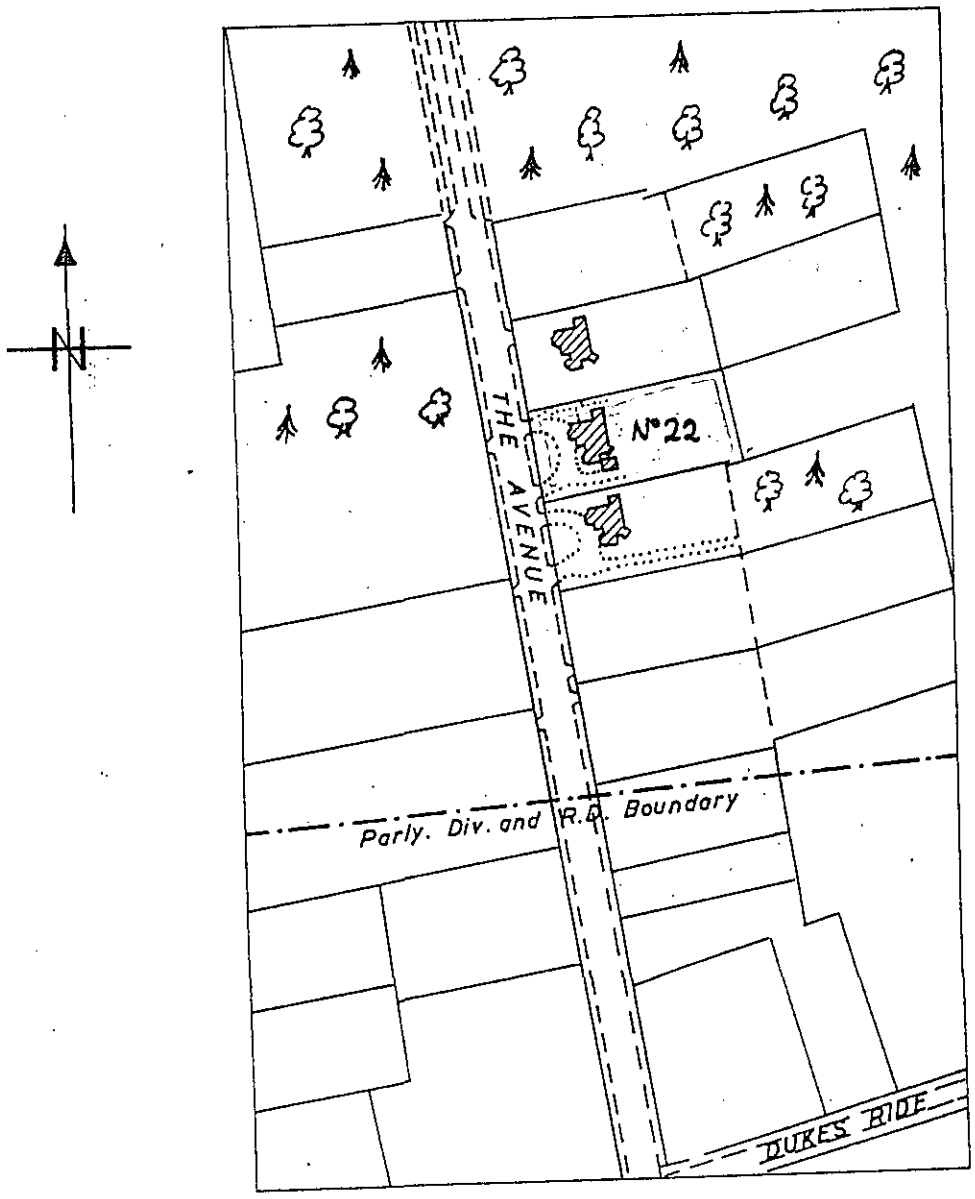
MINISTRY DECISION

SPECIAL ORDERS

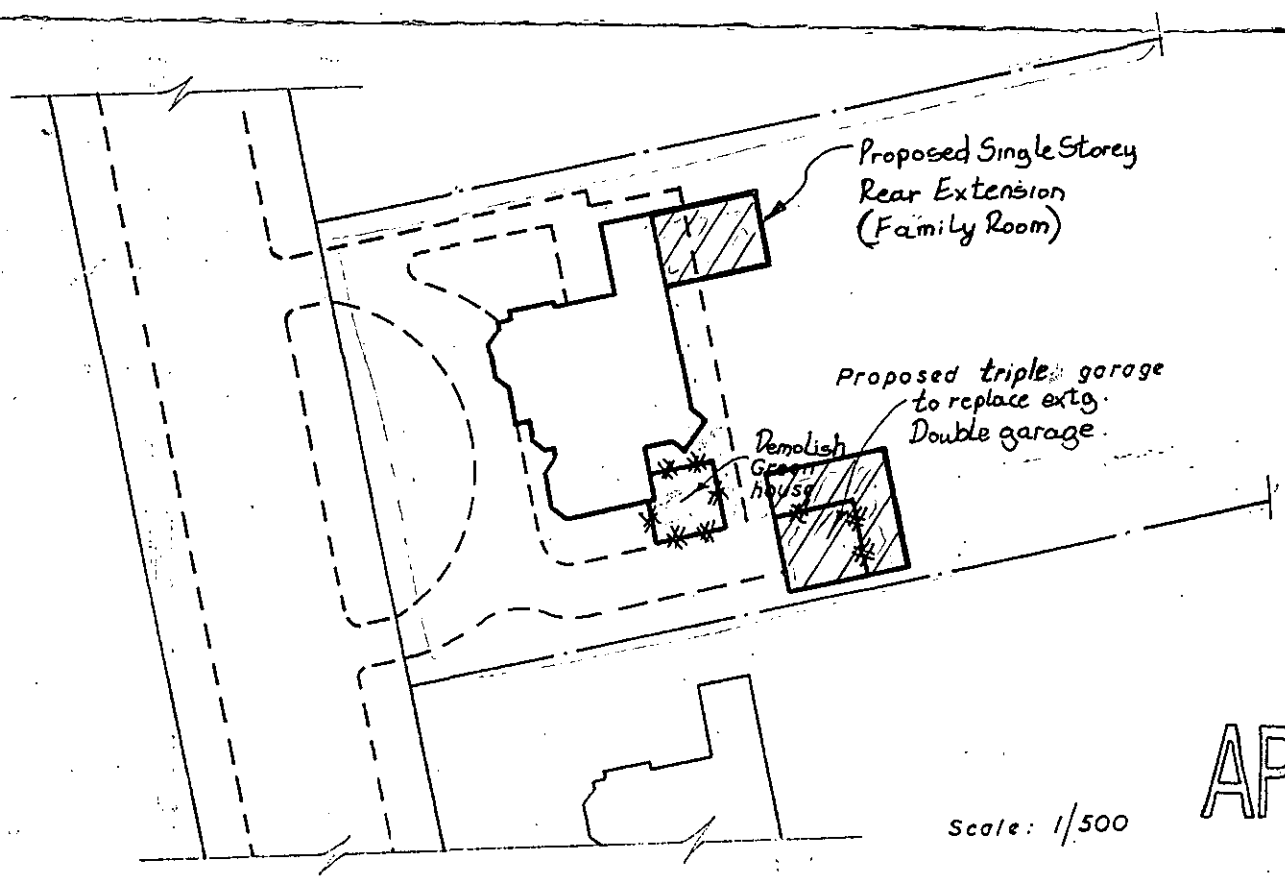
DRAINAGE

091074

15 MAR 1 5564



Scale: 1/2500



Scale: 1/500

APPROVED

PROPOSED TRIPLE GARAGE & SINGLE STOREY REAR EXTENSION.
DRG. N° CPW/22TA/2.

MR & MRS S. PRIESTLEY
22 THE AVENUE,
CROWTHORNE,
BERKSHIRE.

