APPLICATION NO:
F/2000/1658

LOCATION:
5 Gilbert Way, Finchampstead Wokingham.

APPLICANT:
Redrow Homes S E Ltd Redrow House

PROPOSAL:
Proposed re-alignment of boundary fence (Retrospective)

EARLIEST DATE FOR DECISION: **07/07/2000**

APPLICATION WILL HAVE EXPIRED ON:
04/08/2000

CASE OFFICER: **Farah Humayun**

RAILEX
Marbleboard

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Redrow Homes S E Ltd
Redrow House
Boundary Road
Loudwater
High Wycombe
Bucks
HP10 9QT

Application Number: F/2000/1658

Parish:	**FINCHAMPSTEAD**
Location:	**5, Gilbert Way, Finchampstead, Wokingham.**
Proposal:	**Proposed re-alignment of boundary fence (Retrospective)**

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. Within 1 month of the date of the permission, the vehicular access road must be provided with visibility splays shown on the approved drawing number 2054-101-1 Rev F. The land within the visibility splays shall be cleared of any obstruction exceeding 0.6 metres in height and so maintained at all times.

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

Reason

2. In the interests of highway safety.

John Mitchell
Development Control Manager
Date: 01/08/2000

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.

WORK SHEET FOR : Farah Humayun

Application Number : F/2000/1658

Applicant : Redrow Homes S E Ltd Redrow House.

Location : 5, Gilbert Way, Finchampstead, Wokingham.
Proposal : Proposed re-alignment of boundary fence (Retrospective)

Site Notice Displayed ? :	YES	NO	DATE

Date of Neighbour Notifications : .....

Date of Site Visit : .....

Date Registered : 09/06/2000

Earliest Date for Decision : 07/07/2000

Latest Consultation Date/Site Notice Expiry Date : 07/07/2000

This application will have expired on: 04/08/2000. 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 :

Environmental Design - Acceptable

Highways - Approval with conditions.

Finchampstead Parish Council - No objection.

Planning Issues :

* Impact upon the character + appearance of the area.

* Impact upon highway safety.

Application Number: F/2000/1658

Appraisal :

IMPACT UPON THE CHARACTER + APPEARANCE OF THE AREA

The application being considered is the proposed realignment of boundary fence. The proposed new boundary fence moves the boundary line out by approx 5 metres, where existing with a 2 metre grass verge adjacent to the highway.

The land opposite 5 Gilbert Way is majority dense woodland. Directly opposite on the curve of the road thereins is 2 Booth Drive. This property has an open plan design, however it is at a distance of 7 metres from boundary to boundary. This distance reduces any overbearing impact of the fence. It is therefore not considered that the proposed development will have an adverse negative impact upon the neighbouring character + appearance of the area.

IMPACT ON HIGHWAY SAFETY

The Highway Authority is satisfied that the proposed development meets the District's Highway standards provided condition is complied with regarding visibility splays as on the approved drawing number 2054-101-1 Rev F. Therefore it is considered that there is no detrimental impact on highway safety.

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

Application Number F/2000/1658
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
1	SC01	SR02	WITHIN 1 MONTH OF THE DATE OF THE PERMISSION
2	SC30	SR13	~~BEFORE THE DEVELOPMENT HEREBY PERMITTED~~ IS COMMENCED, THE VEHICULAR ACCESS ROAD MUST BE PROVIDED WITH VISIBILITY SPLAYS SHOWN ON THE APPROVED DRAWING, NUMBER 2054-101-1 REV F. THE LAND WITHIN THE VISIBILITY SPLAYS SHALL BE CLEARED OF ANY OBSTRUCTION EXCEEDING 0.6M IN HEIGHT AND SO MAINTAINED AT ALL TIMES

John Rutter
1/8/00

RECORD OF SITE VISIT

SITE ADDRESS: 5 Gilbert Way
Finchampstead Wokingham.

APPLICATION NUMBER: F/2000/1658

OFFICER: Farah Humayun

DATE OF SITE VISIT: 15/6/00

1 SITE/STATUTORY NOTICE DISPLAYED ? NO

2. DESCRIPTION OF SURROUNDINGS

RESIDENTIAL.

3. DESCRIPTION OF SITE/BUILDING

WOODEN CLOSE BOARDED FENCE.
2M GRASS VERGE
HOUSE OPP + AREA OF WOODLAND.

4. RELATIONSHIP TO ADJOINING PROPERTIES

ROAD CUT WITH STREET LAMPS.

5. SITE CONSTRAINTS

TREES NO EFFECT. ONE TREE - FENCE IN PLACE. NO SIGN OF DAMAGE.

ACCESS/PARKING ——

LEVELS LEVEL.

BOUNDARY TREATMENT 1.8 M BOUNDARY FENCE

OTHERS ——

Tel:

Date:

My ref: F/2000/1658

FILE COPY

CONFIDENTIAL

Councillor R Cundy
Bumbles
Longwater Lane
Finchampstead
RG40 4NX

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/2000/1658
5, Gilbert Way, Finchampstead, Wokingham.
Proposed re-alignment of boundary fence (Retrospective)

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 **Farah Humayun** on . 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 _____

Yours faithfully

John Mitchell
Development Control Manager

LISTING FORM
Case officer: **Farah Humayun** Application Number: **F/2000/1658**
5, Gilbert Way, Finchampstead, Wokingham.
Proposed re-alignment of boundary fence (Retrospective)

Transfer: Yes ☐ No ☐
Reason for Transfer:

_____

_____

Signed: _____ Date: _____

Councillor R Cundy

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:

Date:

My ref: F/2000/1658

FILE COPY

CONFIDENTIAL

Councillor T Charlesworth
3 Rowan Drive
Crowthorne
RG45 6RY

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/2000/1658
5, Gilbert Way, Finchampstead, Wokingham.
Proposed re-alignment of boundary fence (Retrospective)

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 **Farah Humayun** on . 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 _____

Yours faithfully

John Mitchell
Development Control Manager

LISTING FORM
Case officer: **Farah Humayun** *Application Number:* **F/2000/1658**
5, Gilbert Way, Finchampstead, Wokingham.
Proposed re-alignment of boundary fence (Retrospective)

Transfer: Yes ☐ No ☐
Reason for Transfer:

_____

_____

Signed: _____ Date: _____

Councillor T Charlesworth

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

TO: **DEVELOPMENT CONTROL**
Farah Hamayun

FROM: Environmental Design

DATE: 11th July 2000

Location: 5 Gilbert Way, Finchampstead

Proposal: Proposed realignment of boundary fence (Retrospective)

Application Number: F/2000/1658

In response to your consultation dated 12th June 2000 for the above application, the landscape comment is as follows:

The application is acceptable and the new line of the fence suits the locality.

Patricia Green

Patricia Green
Landscape Consultant

HIGHWAYS CONSULTATION SHEET

From: Farah Humayun **Date:** 12 June 2000

Application Number: F/2000/1658

Proposal: Proposed re-alignment of boundary fence (Retrospective)

Parish: FINCHAMPSTEAD PARISH

Site Address:
5, Gilbert Way, Finchampstead, Wokingham.

Applicant:
Redrow Homes S E Ltd Redrow House.

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).

Condition

SC:30 (INSERT). Before the development hereby permitted is commenced, the vehicular access road must be provided with visibility splays shown on the approved drawing number 2054-101-1 Ref. The land within the visibility splays shall be cleared of any obstruction exceeding 0.6m in height and so maintained at all times.

SR13

Signed: _____ **Print name:** Stephanie Knowles

03/07/00.

REDROW
HOMES

Our Ref: JDG/DS/249

27 June 2000

Development Control Manager
Environmental Services Department
Wokingham District Council
Planning Services
PO Box 157
Shute End
Wokingham
Berks
RG40 1WR

PLANNING SERVICES	HPT
POL	TLS
DC FH	ENF
[illegible]	
CS	31136
28 JUN 2000	
COPIES TO:	[illegible]
	FILE:

Dear Sir

Re: PLANNING APPLICATION NO. F/2000/1658 -
PROPOSED REALIGNMENT OF BOUNDARY FENCE AT
5 GILBERT WAY, FINCHAMPSTEAD, WOKINGHAM

Further to your letter dated 12 June 2000 regarding the above planning application, I can confirm that when our application was recently submitted it included the Section 66 Certificate with Section B completed and notice was served on the affected owner.

I also attach to this letter confirmation that the Site Notice has been displayed on site as requested by yourselves.

Yours faithfully

J D Glassford
Technical Manager

REDROW GROUP 25 YEARS 1974 1999 OF BUILDING EXCELLENCE

Redrow Homes (South East) Ltd, Redrow House, Boundary Road, Loudwater, High Wycombe, Bucks HP10 9QT.
Telephone: 01628-539700 Facsimile: 01628-539701 DX 135978 HIGH WYCOMBE 5 EMAIL: sales@redrowsoutheast.demon.co.uk

F.H

1792

I have today displayed the site notice(s) in a prominent position on the land/ buildings to which the application number F/2000/1658 relates.

Address of site 5. GILBERT WAY.
FINCHAMPSTEAD. WOKINGHAM

Signed D. Garland

Date 23.06.2000.

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

[redacted]

Business reply service
License no. RG147

1

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

FROM: Farah Humayun

DATE: 12 June 2000

DELEGATED

FINCHAMPSTEAD PARISH CONSULTATION SHEET

Application Number: F/2000/1658

Proposal: Proposed re-alignment of boundary fence (Retrospective).

Site Address: 5, Gilbert Way, Finchampstead, Wokingham.

Applicant: Redrow Homes S E Ltd Redrow House.

Your observations are required in respect of this application **by 07/07/2000** .

The Parish Council has no objections to this application.

PLANNING SERVICES	HPT
POL	
DC	
APP	
CS	
26 JUN 2000	
COPIES TO:	ACK:
	FILE:

SIGNED: C.S.C

DATE: 25 JUN 2000

Clerk To Finchampstead Parish/Town Council.

Received by Wokingham District Council

Application No: F/2000/1658

Proposal:
Proposed re-alignment of boundary fence (Retrospective)

Location:
5, Gilbert Way, Finchampstead, Wokingham.

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

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

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

Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer Farah Humayun P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 07/07/2000. 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

12 June 2000

1789/a

SECTION 66 CERTIFICATE

1638

WOKINGHAM DISTRICT COUNCIL

Application No.

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

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
MRS GILBERT	5 GILBERT WAY FINCHAMPSTEAD WOKINGHAM	24/05/00

+ 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 . . Andrew Dicker . . . . . .

On behalf of . . REDROW HOMES SOUTH EAST LIMITED . .

Date . . 24/05/00 . . . . . .

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

1789/a

SECTION 66 CERTIFICATE

Application No.

09. JUN. 2000* 1650

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

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

OR

+ See Note (a) to Certificate A

OR

(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).

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.

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
MRS GILBERT	5 GILBERT WAY FINCHAMPSTEAD WOKINGHAM	24/05/00

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

- 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

Agricultural Holdings Certificate

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.

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 . . Andrew Dicker . . . . . .

On behalf of . . REDLAN HOMES SOUTH EAST LIMITED . .

Date . . 24/05/06 . . . . . .

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

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.

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

OR

+ See Note (a) to Certificate A

OR

(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).

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.

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
MRS GILBERT	5 GILBERT WAY FINCHAMPSTEAD WOKINGHAM	24/05/00

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

- 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) Insert description of steps taken

(b) . . . . . .

. . . . . .

(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.

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● 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 . . Andrew Darke . . . . . .

On behalf of . . REDLAN HOMES SOUTH EAST LIMITED . .

Date . . 24/05/00 . . . . . .

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

1789/a

SECTION 66 CERTIFICATE*

WOKINGHAM DISTRICT COUNCIL

Application No.

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

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

OR

+ See Note (a) to Certificate A

OR

(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).

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.

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
MRS GILBERT	5 GILBERT WAY FINCHAMPSTEAD WOKINGHAM	24/05/00

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

- 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 . . Andrew Dicker . . . . . .

On behalf of . . REDLAND HOMES SOUTH EAST LIMITED . .

Date . . 24/05/00 . . . . . .

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

WOKINGHAM D.C. DEVELOPMENT CONTROL

Valid 98

Start date: ~~25 MAY 2000~~ 09 JUN 2000

Map No. 90 Site 0.35

Officer: FH | Application No. F/2000/1658

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

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

Level: ☐ Sub Committee ☐ Delegated ☐ Sec. State

☐ Incorrect Fee ☐ Invalid ☐ PD

Description:

(F.) PROPOSED REALIGNMENT OF BOUNDARY FENCE (RETROSPECTIVE)

Location: 5 GILBERT WAY

Parish: FINCHAMPSTEAD Ward: Finch North

12.6.2000.

Applicant: REDROW HOMES SE LTD

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

Enforcement Section (6) to be notified ☑ PW tick if required

Additional information required for validation

		Reason	Requested	Received
1	1:2500 OS location plan showing property edged in blue/red	Scale just outline property	phoned ? 8/6	
2	1:500 block plan showing existing & proposed dev. + adj. Properties			9 JUN
3	Forms unsigned			
4	Correct S 66 certificate			
5	Elevation plans			
6	Floor plans			
7	Metric scale disclaimer			
8	Encroachment letter	POSSIBLE ENCROACHMENT ON 9 GILBERT WAY.		
9	Miscellaneous			

APPLN NO. _____

ACTION REQUIRED BY DEVELOPMENT CONTROL

Conservation Area .....

Listed Building 1 2 2*

Advertisement Required .....

Date Site Notice Sent : 12.6.2000 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: ✓

Encroachment ✓

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:

NO pre-apps

° RURAL AREA

NEIGHBOURS: S/N + 3, 5, 9, 16 GILBERT WAY

87 NASH GROVE LANE ✓

5, 7, 11 + 15 SPRINGDALE

09.JUN.2000* 1658

REDROW
HOMES

Our Ref: AJD/DS/244

PLANNING SER...	
POL	
DC	
APP	
CS	
2 ... 2000	
COPIES TO:	ACK:
	FILE:

24 May 2000

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

Dear Sirs

Re: PLANNING APPLICATION FOR AMENDED BOUNDARY AT 5 GILBERT WAY, FINCHAMPSTEAD, WOKINGHAM, BERKSHIRE

Further to a letter received from Mr P I Wratten, please find enclosed all the relevant forms, fee and plans for a planning application in respect of an amendment to the boundary of the aforementioned plot.

I hope that the information meets with your satisfaction but should you require any further clarification, please do not hesitate to contact me.

Yours faithfully

A J Dicker
Senior Architectural Technician

Redrow Homes (South East) Ltd, Redrow House, Boundary Road, Loudwater, High Wycombe, Bucks HP10 9QT.
Telephone: 01628-539700 Facsimile: 01628-539701 DX 135978 HIGH WYCOMBE 5 EMAIL: sales@redrowsoutheast.demon.co.uk

Other offices in: Bristol, Cheadle, Chester, Glasgow, Halesowen, Leigh, London, Tamworth, Wakefield and Waltham Cross
A member of the Redrow Group plc. Registered Office Redrow House, St. David's Park, Flintshire CH5 3RX. Registered in England No. 537405.

1789/a

SECTION 66 CERTIFICATE

09. JUN. 200

Application No.

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

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

OR

+ See Note (a) to Certificate A

OR

(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).

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.

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
MRS GILBERT	5 GILBERT WAY FINCHAMPSTEAD WOKINGHAM	24/05/00

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

- 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

Agricultural Holdings Certificate

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.

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 . . Andrew Dicker . . . . . .

On behalf of . . REDROW HOMES SOUTH EAST LIMITED . .

Date . . 24/05/00 . . . . . .

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

ADDRESS ~~91 ~~ ~~Nash Grove Lane~~ Spinakers
Now S. GILBERT WAY

PARISH ~~Barnham~~ Finch 1.4.86

PLOT No.

ORD. SHEET No.

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
09219	REPS. OF MRS D. SHELGAR (DEC'D)	O/APP. REPL. DWELLING & GARAGE	28.9.78	N/A C/A
10684	MR. T. GILBERT	REPL. BUNGALOW & GARAGE	8.6.79	N/A C/A
11132	DR J.A.S GILBERT	BUNGALOW + D/GARAGE	5.7.79	N/A C/A
BR 11910	"	"	30.10.79	REF. N/A
40878	R/O APPEAL " O/L	RES. DEV.	13.12.93 ~~24.11.93~~	REF
43556 43557	" REDROW HOMES	43 DWELLINGS	23.12.94 22.12.94	REF

DATE OF COMPLETION

MINISTRY DECISION 40878 - APPEAL DISMISSED · 27.1.95

SPECIAL ORDERS TPO 503/89 TPO 646/94 TPO 674/94

DRAINAGE WILL NOT BE CONFIRMED

091074

1509/ab

PLANNING APPLICATION PART 1

03. JUN. 2000 #WOKINGHAM 1658

Please answer all questions in CAPITAL letters. If any question is not applicable, put N/A in the space.

Please submit 6 copies of the completed form and your plans to:- Planning Dept., Wokingham District Council, PO Box No. 157, Shute End, Wokingham, Berkshire, RG40 1WR.

If you are a new applicant, notes to help you fill in the form are attached. If you still have any questions about the form, please call Ian Jordan on 0118 974 6428

For office use only
Application No.

1.	YOUR NAME	REDROW HOMES SOUTH EAST LIMITED
	ADDRESS	REDROW HOUSE, BOUNDARY ROAD
		LOUDWATER, HIGH WYCOMBE
	POST CODE	HP10 9QT Tel No. 01628 539700
2. If you have an agent and want all correspondence to be sent to them	AGENT'S NAME	
	ADDRESS	
	POST CODE	Tel No.
3. On the plans outline the whole site in RED. Any OTHER land in your Ownership or control outline in BLUE.	SITE LOCATION	LAND OFF NASHGROVE LANE FINCHAMPSTEAD, WOKINGHAM
4. Give the area of the application site in hectares, if appropriate, or part of a hectare.	SITE AREA	
5. Give brief details of the proposal	ABOUT THE APPLICATION	RE-ALIGNMENT OF BOUNDARY FENCE TO 5 GILBERT WAY
6. What is your interest in the application site, e.g. owner, prospective purchaser, a tenant with a lease.	OWNERSHIP	

7. We need plans to be able to assess the application. Please list the plans and drawings you have submitted.

PLANS/DRAWINGS

- 1:25000 Location Plan ☑
- 1:500 Block Plan ☑
- 1:100 Elevations ☑
- 1:100 Floor Plan ☐
- Other ☐

8. Does the application involve any of the following

Please tick relevant boxes. If you tick OTHER, please explain on this form.

- CHANGE OF USE ☐
- ALTERATION or EXTENSION ☐
- CONSTRUCTION OF NEW BUILDING ☐
- DEMOLITION ☐
- OTHER: RE-ALIGNMENT OF BOUNDARY

9. What type of Planning application are you applying for ?

RESERVED MATTERS	☐	Go to Question 10.
OUTLINE PERMISSION	☐	State relevant outline permission No. Go to Question 10.
FULL PERMISSION	☑	Go to Question 11.
TEMPORARY PERMISSION	☐	State period required. Go to Question 11.
RENEWAL OF TEMPORARY PERMISSION	☐	State previous permission No. Go to Question 11.
VARIATION/RELAXATION OF CONDITIONS	☐	State relevant application No.
		Details of conditions to be relaxed. Go to Question 11.

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

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

11. WHAT IS THE EXISTING USE OF THE LAND AND/OR BUILDINGS ON THE APPLICATION SITE, e.g. residential, industrial, etc. If the site is vacant say so, and if possible give last known use.

BACK GARDEN

12. ARE THERE ANY TREES ON THE SITE ?
IF YES, please show their position, spread, and species of the trees on the plans. Indicate any which are to be felled.

YES / NO — N/A

13. PLEASE LIST THE EXTERNAL MATERIALS TO BE USED.

CLOSE BOARD FENCE

14. WILL SURFACE WATER BE DRAINED INTO THE EXISTING DRAINAGE SYSTEM ?
If NO, please give details of any new system to be constructed.

YES / NO — N/A

15. WILL FOUL SEWAGE BE DISPOSED OF INTO THE EXISTING SEWAGE SYSTEM ?
If NO, please give details of any new system to be constructed.

YES / NO — N/A

16. WILL PEDESTRIANS / VEHICLES ACCESS THE SITE ?
Please show details of the existing access and any proposed changes on the plans.

YES / NO — N/A

17. WILL THE CAR PARKING PROVISION AT THIS SITE BE CHANGED ?
If YES, please show details of any changes on the plans.

~~YES~~ / NO

18. DOES A PUBLIC RIGHT OF WAY TOUCH OR CROSS THE SITE ?
If YES, please show the route and any proposed alternative on the plans.

~~YES~~ / NO

19. DOES THE PROPOSAL INVOLVE NEW RESIDENTIAL DEVELOPMENT OR THE LOSS OF RESIDENTIAL UNITS ? If YES, please complete the following table.

~~YES~~ / NO

	No. of Bedrooms	Dwellings
Proposed new development	1	
	2	
	3	
	4	
	5 or more	
	TOTAL	
Nos. of residential units lost through demolition or conversion		
	NET CHANGE	

20. HAS PROVISION BEEN MADE FOR THE DISABLED ?
If YES, please show on the submitted plans what is to be provided.

~~YES~~ / NO

21. DOES THE PROPOSAL INVOLVE ANY NON-RESIDENTIAL DEVELOPMENT ?
If YES, please complete PART 2 of the form.

~~YES~~ / NO

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 (INCLUDING SCRAP YARDS) ?
If YES, complete PART 3 of the form and submit whole application to Wokingham District Council.

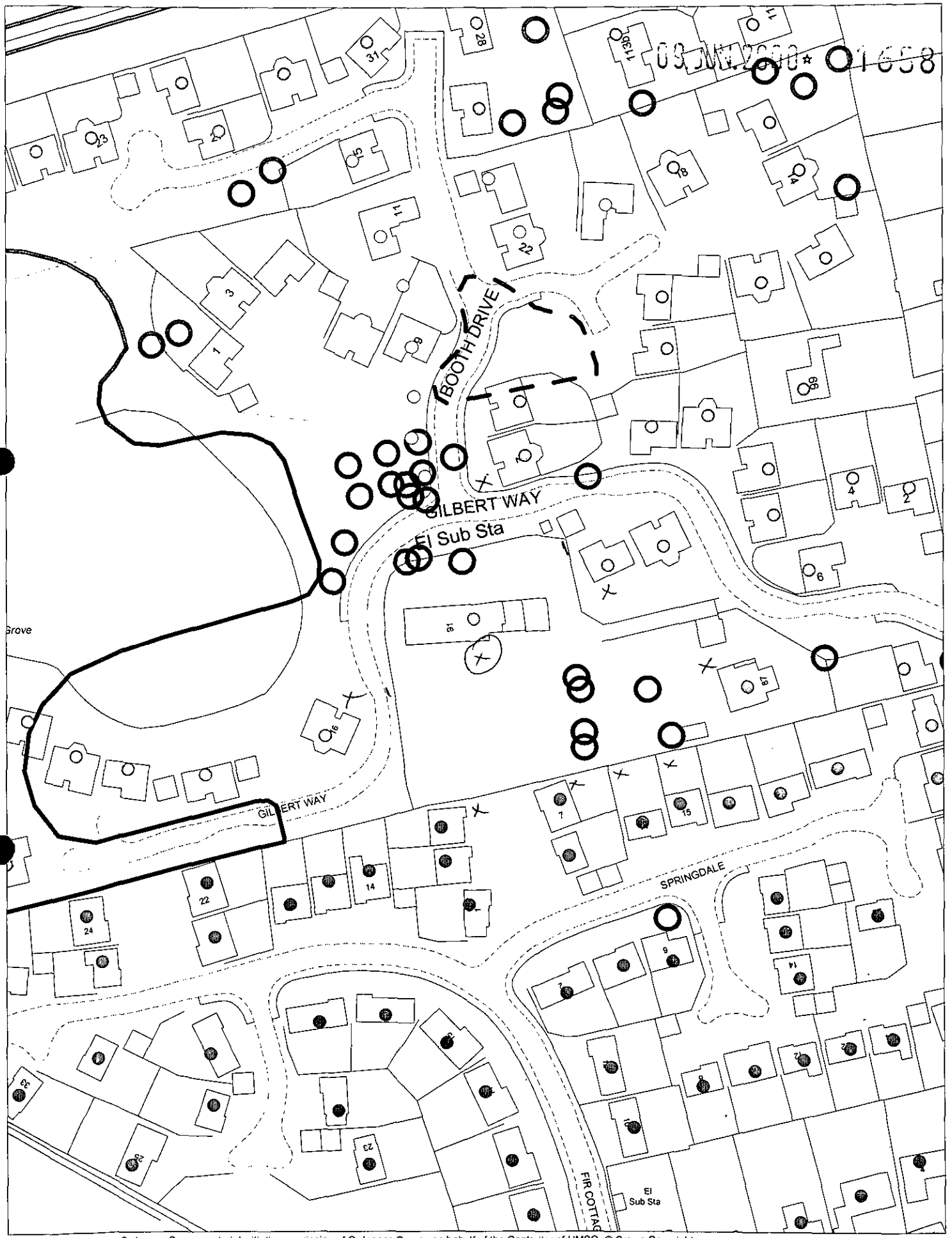
~~YES~~ / NO

23. THE FEE ENCLOSED IS £ 95-00

The current scale of fees is attached. If you believe a reduced fee or no fee is payable please say why below.

SIGNED Andrew Dodson ON BEHALF OF REDROW HOMES DATE 24/05/00

Before submitting this application check that you have answered all the relevant questions 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.



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Development Control Section, Environmental Services, Wokingham District Council.

1 June 2000

Scale: 1 : 1250

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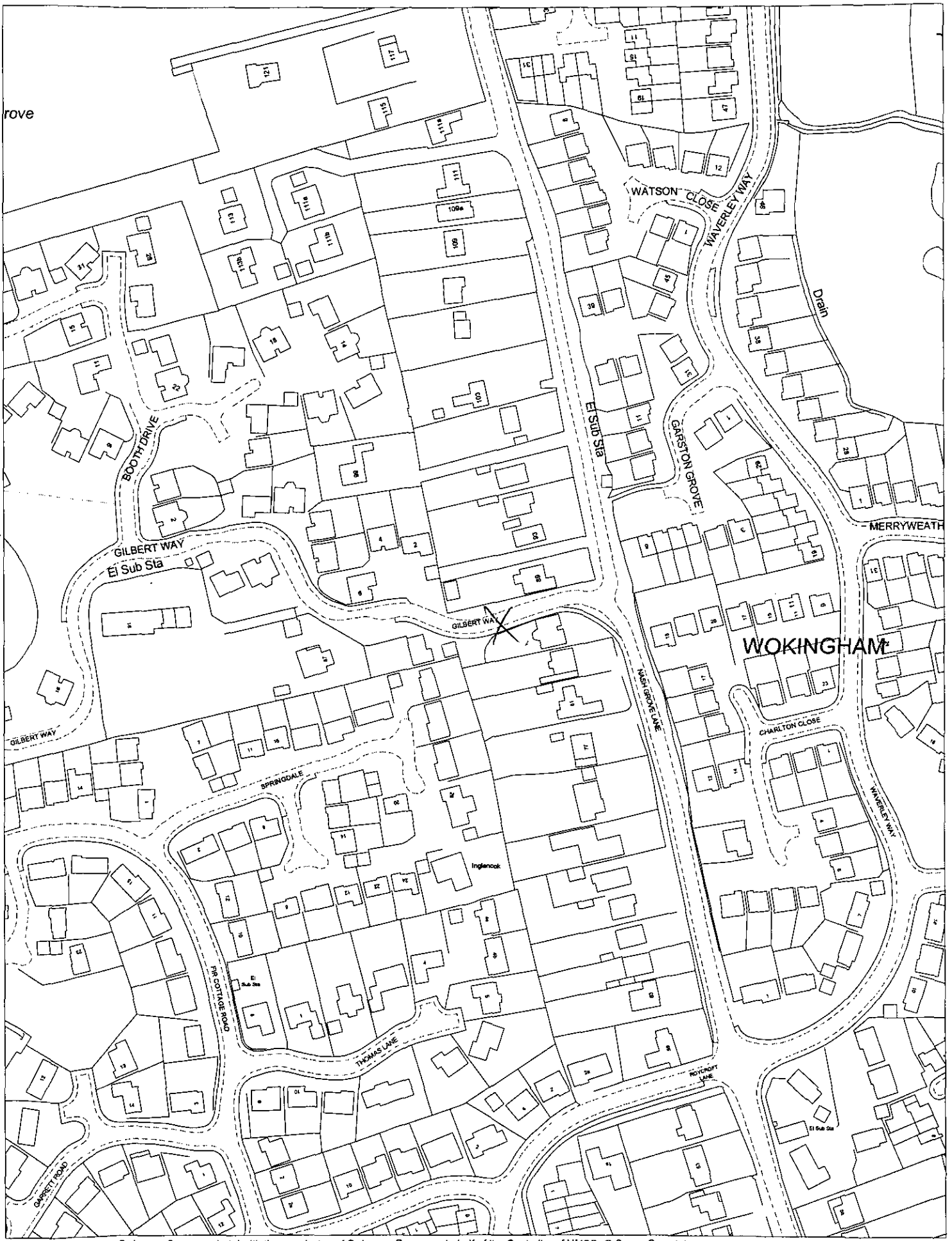

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Development Control Section, Environmental Services, Wokingham District Council.

15 June 2000

Scale: 1 : 2000

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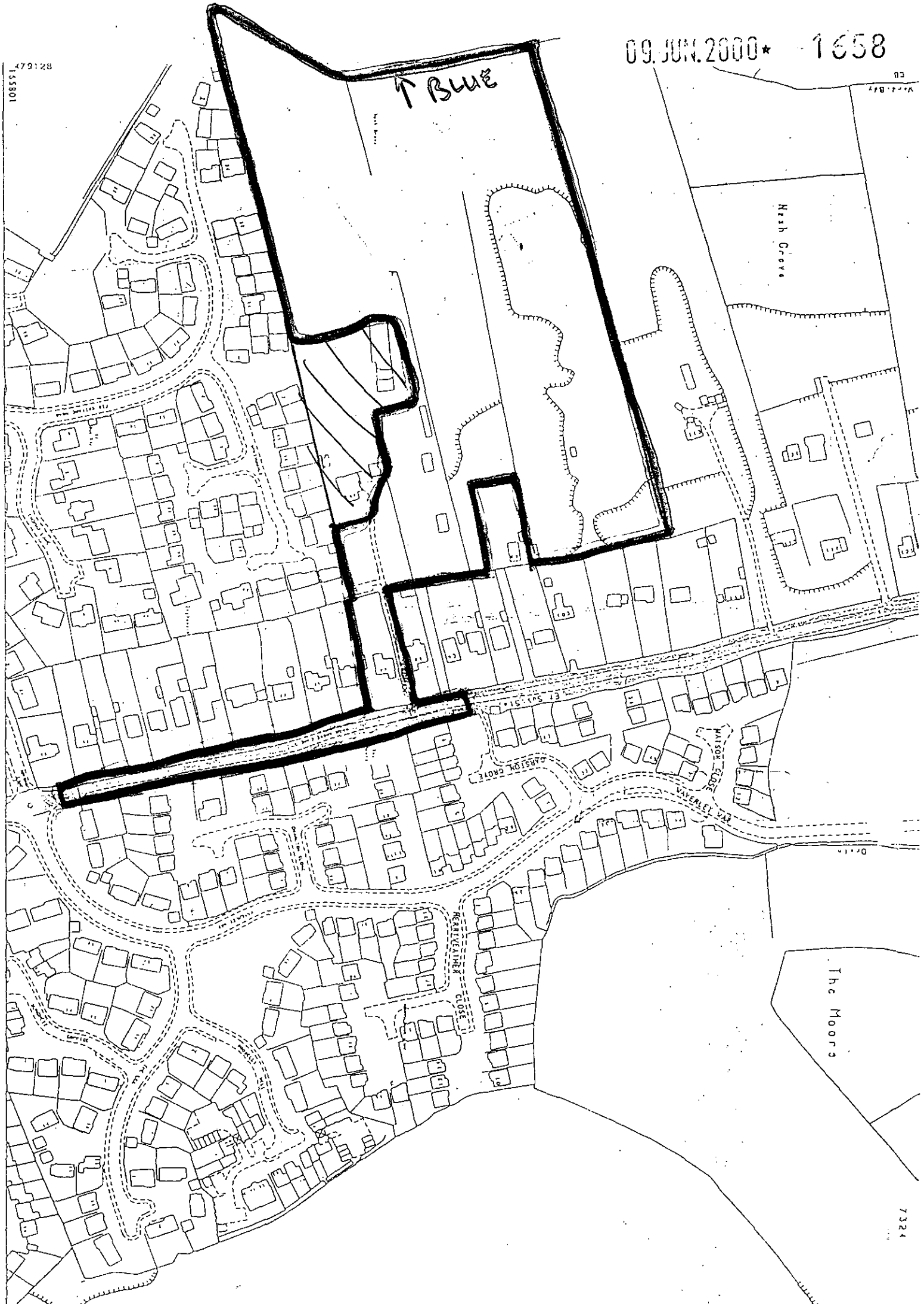
09.JUN.2000* 1658



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1:2500

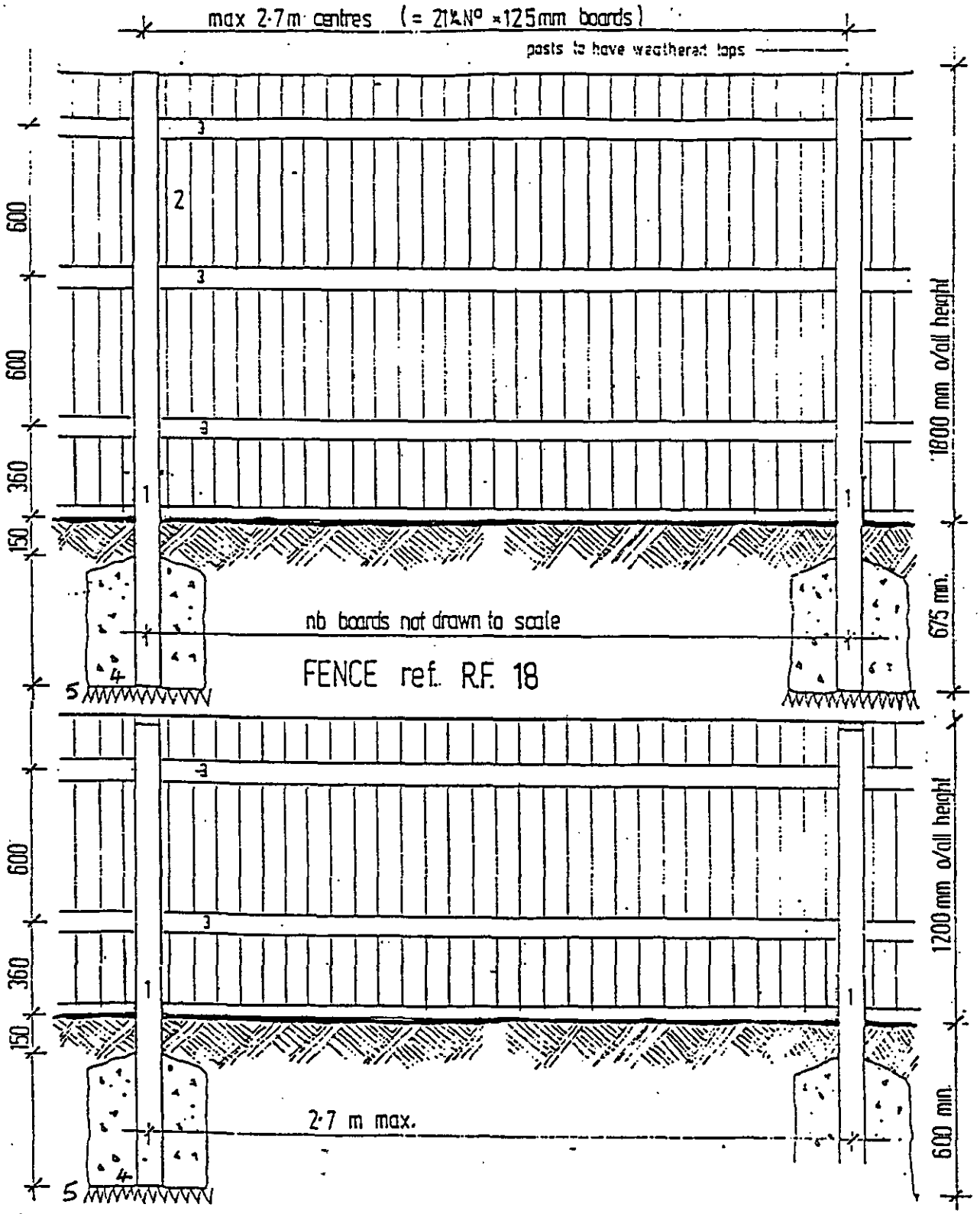
CLOSE BOARDED FENCING

M-EXTERNAL DETAILS 13

N T S

A

09. JUN. 2000* 1658



A—ISSUE FOR CONSTRUCTION 12-1099

REDROW HOMES

09.JUN.2000* 1658

Redrow House, Boundary Road, Loudwater,
High Wycombe, Bucks HP10 9QT
Tel: 01628 539700
Fax: 01628 539701

Redrow Homes (South East) Limited

Technical Department

POL	TLS
DC	
APP	
CS	
08 JUN 2000	
COPIES TO:	ACK:
	FILE:

Fax

To: WOKINGHAM DISTRICT COUNCIL **Attention:** MRS HURST.

From: ANDY DICKER. **Pages:** 2.

Fax: 0118 974 6484 **Date:** 08/06/00

Re: NASHGROVE LANE. **cc:**

☑ Urgent ☐ For Review ☐ Please Comment ☐ Please Reply ☐ Please Recycle

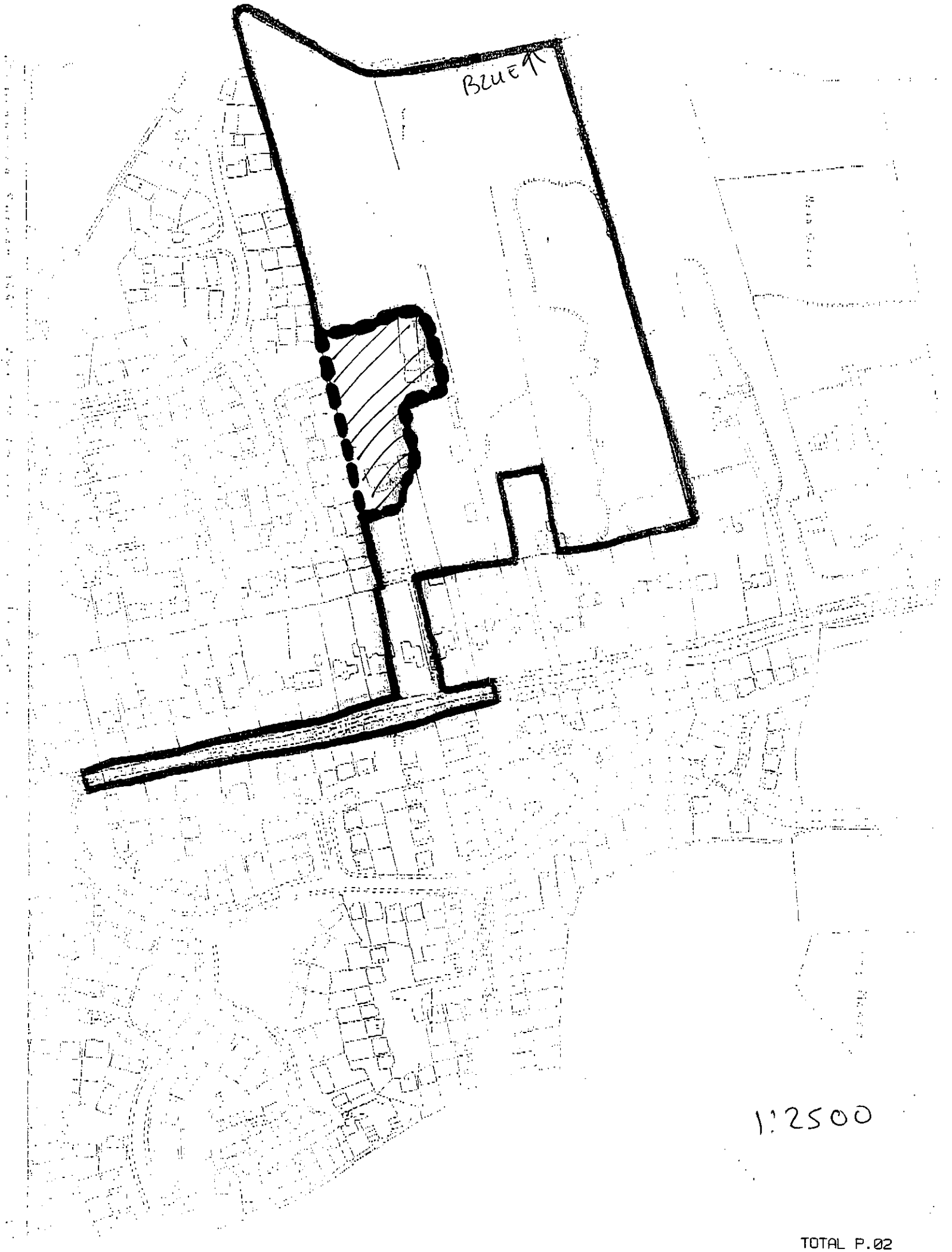
• **Comments:**

FURTHER TO OUR DISCUSSIONS PLEASE FIND A 1:2500 LOCATION PLAN FOR OUR APPLICATION.

AREA DENOTED BY DOTTED LINE

THANKYOU FOR YOUR ASSISTANCE

ANDY.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1:2500