APPLICATION NO:
F/2002/5715

LOCATION:
72 Easthampstead Road, Wokingham.

APPLICANT:
Mr/Mrs D Fishlock C/O W M Graham

PROPOSAL:
Proposed re-roofing of dwelling and formation of room in loft space. (Amendment to consent 2001/1885)

EARLIEST DATE FOR DECISION: **18/02/2002**

APPLICATION WILL HAVE EXPIRED ON:
15/03/2002

CASE OFFICER: **Helen Pollock**

Get Committee reports to Mike 26/02/02

820
D3

RAILEX
Marbleboard

EASIFILE EP7

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Mr & Mrs D Fishlock
C/O W M Graham
1 Rectory Road
Wokingham
Berks
RG40 1DJ

Application Number: F/2002/5715

Parish: **WOKINGHAM**

Location: **72, Easthampstead Road, Wokingham.**

Proposal: **Proposed re-roofing of dwelling and formation of room in loft space. (Amendment to consent 2001/1885)**

The Wokingham District Council in pursuance of their powers under the above Acts and Regulations hereby **Approve Permission** for carrying out the above development in accordance with the application and the accompanying plans submitted to the Council subject to compliance with the following conditions, the reasons for which are specified hereunder.

Condition
1. The development hereby permitted shall be begun before the expiration of five years from the date of this permission.

Condition
2. All new works and works of making good to the retained fabric shall be finished to match in size, colour, texture and profile those of the existing building.

Condition
3. Notwithstanding the provisions of the Town and Country Planning, (General Permitted Development) Order 1995 (or any Order revoking and re-enacting that Order with or without modification) no additional windows or similar openings shall be constructed in the first floor level or above of the building hereby permitted except for any which may be shown on the approved drawing(s).

Condition
4. Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any Order revoking and re-enacting that Order with or without modification) the garage accommodation on the site shall be kept available for the parking of vehicles ancillary to the residential use of the site at all times. It shall not be used for any business nor as habitable space.

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

Reason
2. To ensure that the external appearance of the building is satisfactory.

Reason
3. To safeguard the residential amenities of the occupiers of neighbouring properties.

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

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 OS1 and EN1.
South East Area Local Plan Policies SBE1 and SBE2.
Deposit Draft Wokingham District Local Plan Policies WBE1 and WOS3.

Anna Cronin
Head of Planning & Transportation
Date: 24/04/2002

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.

Finalised.

DEVELOPMENT CONTROL/BUILDING CONTROL CHECKLIST

CHECKLIST WHEN A BUILDING REGULATION APPLICATION HAS BEEN RECEIVED.

CASE OFFICER NIL ~~[illegible]~~ fee

SITE DETAILS

PLANNING APPLICATION NUMBER	5715. Helen Pollock
BUILDING CONTROL NUMBER.	RP 2001/2565 Central.
APPLICANT/AGENT	W.M. Graham Assoc.
ADDRESS OF SITE	72 Easthampstead Road WOKINGHAM.
DESCRIPTION OF PROPOSED WORK	re-roofing of dwelling & loft conversion (amendment to consent 2001/1885).

DRAWING NUMBERS	BC	DC
BLOCK PLAN		
ELEVATIONS	2287 04A 2287 05B	2287 04A 2287 05C
FLOOR PLANS	2287 04A 2287 05B.	2287 04A 2287 05C

CHECKLIST	1ST CHECK	2ND CHECK
PERMITTED DEVELOPMENT		
APPLIC. NECESSARY-NOT RECEIVED		
APPLIC.RECEIVED & APPROVED	24/4/02	
APPLIC.RECEIVED-NO DECISION		
APPLIC.REFUSED		
DIFFERENCES BETWEEN DC/BC DRAWINGS	None	
IF YES, WHAT ARE THE DIFFERENCES ?	/	
DATE	17/5/02	

PROBLEMS	REQUESTED	RECEIVED	REMINDER
PLANNING PERMISSION NEEDED			
REVISED PLANS NEEDED			
PLANNING APPLIC.REFUSED			
WAIT FOR PLANNING DECISION			

COMMENCED ON SITE	
NO PLANNING DECISION	
NO PLANNING APPLICATION	

MINUTES OF A MEETING OF THE DEVELOPMENT CONTROL COMMITTEE HELD ON WEDNESDAY 24TH APRIL 2002 FROM 7.00 PM TO 10.25 PM

Present: Mr KA Malvern (Chairman), Mrs JA Lissaman (Vice-Chairman), Mr MJ Bryant, Mr RH Cundy, Mrs MA Long, Mrs M Robertson, Mr ND Rose, Mr AJ Ross and Mrs C Smith.

Also present: Mrs T Marinos, Mr DC Morgan, and Mrs PJ Stubbs.

PART I

241. MINUTES

The Minutes of the meeting of the Committee held on 3rd April 2002 were confirmed as a correct record and signed by the Chairman, subject to the inclusion of Mrs MA Long in the list of those in attendance and in relation to Minute No. 234, reference in the resolution should be to consultation with the local Member and not Members.

242. APOLOGIES

Apologies for absence were submitted from Mrs DC Beatty and Mr SR Conway.

RESOLVED: That Application No.F/2002/5715 be approved subject to the conditions set out on Agenda pages 3170 to 3171.

255. APPLICATION NO.F/2002/5715 – PROPOSED RE-ROOFING OF DWELLING AND FORMATION OF ROOM IN LOFT SPACE, AMENDMENT TO CONSENT F/2000/1885 – 72 EASTHAMPSTEAD ROAD, WOKINGHAM FOR MR & MRS D FISHLOCK

The Committee considered a report about this application set out on Agenda pages 3169 to 3175.

Members discussed the application and

Development Control Ref No:	Received	Parish
F/2002/5715	18/01/02	Wokingham

Applicant: Mr & Mrs D. Fishlock
Location: 72 Easthampstead Road, Wokingham
Proposal: Proposed re-roofing of dwelling and formation of room in loft space. Amendment to consent F/2000/1885

REPORT PREPARED FOR: DEVELOPMENT CONTROL COMMITTEE

REPORT PREPARED BY: Head of Planning & Transportation & Helen Pollock

SUMMARY:

1. **Planning History** – The site is located within the identified settlement of Wokingham, fronting Easthampstead Road, which is both a green route and green corridor. In 1983 (planning consent 20115) a study and an enlargement to the kitchen was approved, and in September 2000 (planning consent F/2000/1885) was approved for a first floor side extension and a rear dormer window to form a room in the roof space.

2. **Proposal** –
   The proposal is an amendment to consent F/2000/1885, which was approved at Development Control Sub-Committee on 27th September 2000. The previous application was for a first floor side extension above the existing integral garage and provision of an additional bedroom in the roof space with a rear dormer window. This application proposes not to construct the previously approved dormer window and instead replace it with a roof light and to the rear and both sides of the roof. It is also proposed to raise a section of the roof to the north east side elevation to allow adequate head height for internal repositioning of the stairs.

The application is before the Development Control Committee because the applicant is an employee of Wokingham District Council.

RECOMMENDATION:

GRANT PLANNING PERMISSION subject to conditions

Background Papers
Held by: Planning Reception
Division: Development Control
Dept: Environmental Services

Contact No: 0118 974 6428/ 6429
E Mail: development.control@wokingham.gov.uk

NB: All reports seek to identify environmental, community safety and equal opportunities implications. Consultation with residents and organisations which has or is about to take place, will also be reported.

BACKGROUND

3. **Consultations** –

- ***Earley Town Council*** – no comments received
- ***Highway Officer*** – No objections subject to condition

4. **Appraisal** – The main issues are:

A. Impact upon the neighbouring properties (BSP Policy EN1, SEALP Polies SBE1 and SBE2 and WDLP Policy WBE1and WOS3).
B. Impact upon street scene (BSP Policy EN1, SEALP Polies LBE1 and LBE2 and WDLP Policy WBE1and WOS3).
C. Impact upon highway safety
D. Flooding Issues (Berkshire Structure Plan policies EN3, Loddon Area Local Plan policies LPS2 &3, and Wokingham District Local Plan policy WIC16 and PPG25).

A. Impact upon the neighbouring properties

The proposed amendments would have no impact upon the neighbouring properties in terms of overlooking, if anything overlooking would be reduced from that previously approved as only roof lights are now proposed and the approved dormer window will not be constructed.

B. Impact upon the street scene

The property is set back from the road by around 15m and there is a mixture of styles and design of house along Easthampstead Road, and it is therefore considered that there would be no detrimental impact upon the character of the street scene. The materials would match existing.

C. Highway issues

The proposed amendments would result in no alterations to the previously approved parking arrangements.

D. Flooding issues

The application site does not contain any land shown on plans supplied by the Environment Agency as being liable to flooding.

5. **Conclusion** – The proposed extension would not impact on the neighbouring properties, the character and appearance of the area or be detrimental to highway safety and therefore, the proposal is considered acceptable.

6. **Recommendation** – GRANT planning permission subject to the following condition.

1. The development hereby permitted shall be begun before the expiration of five years from the date of this permission.

2. All new works and works of making good to the retained fabric shall be finished to match in size, colour, texture and profile those of the existing building.

3. Notwithstanding the provision of the Town and Country Planning, (General Permitted Development) Order 1995 (or any order revoking and re-enacting that order with or without modification) no additional windows or similar openings shall be constructed in the first floor level or above of the building hereby permitted except for any which may be shown on the approved drawings.

4. Notwithstanding the provision 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.

Reasons

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

2. To ensure that the external appearance of the building is satisfactory.

3. To safeguard the residential amenities of the occupiers of the neighbouring properties.

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

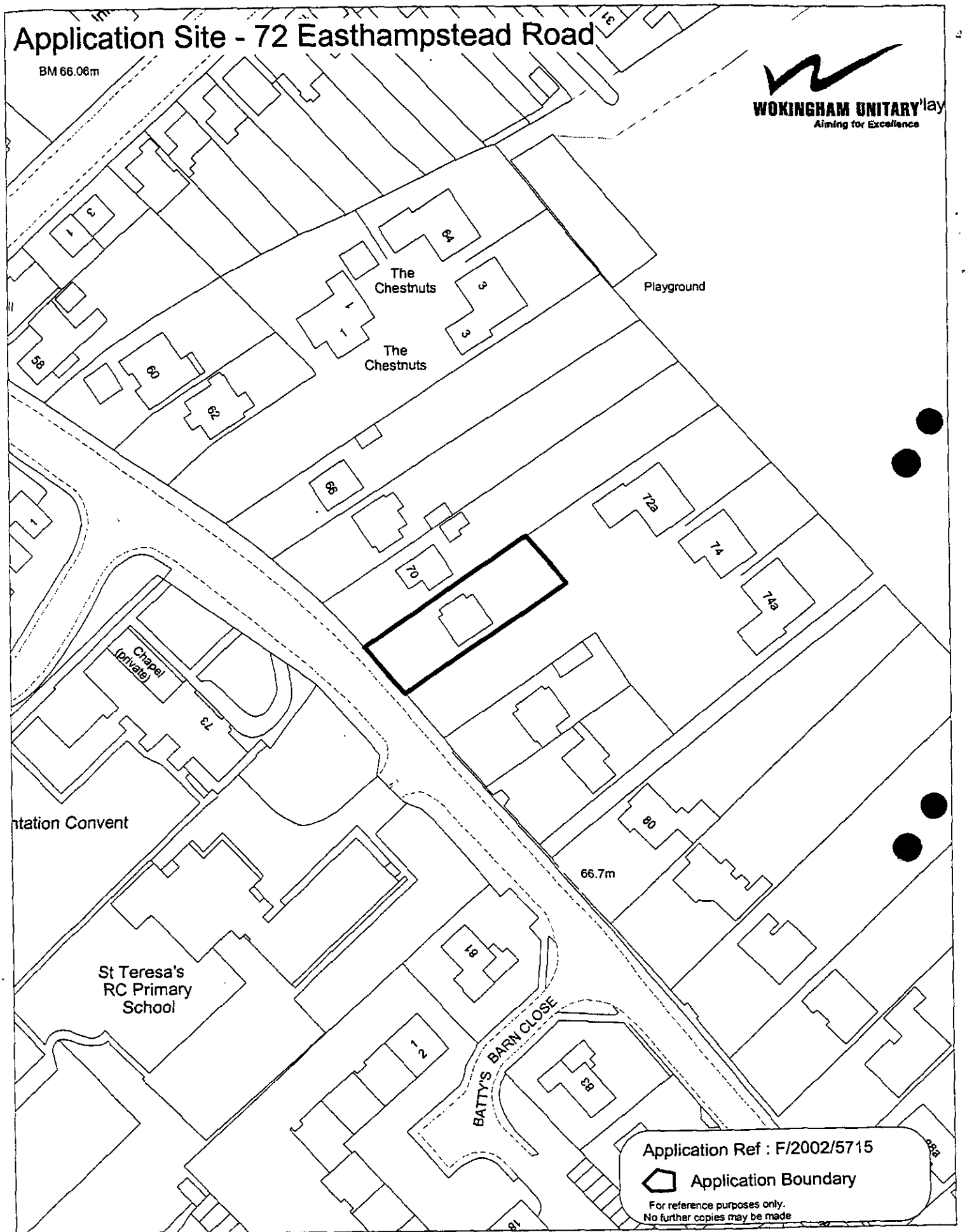
Informative

1. You are advised, in compliance with *The Town & 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:

Policies OS1 and EN1 of the Berkshire Structure Plan
WBE1 and WOS3 of the Wokingham District Local Plan
SBE1 and SBE2 of the Loddon Area Local Plan

Helen Pollock

Application Site - 72 Easthampstead Road



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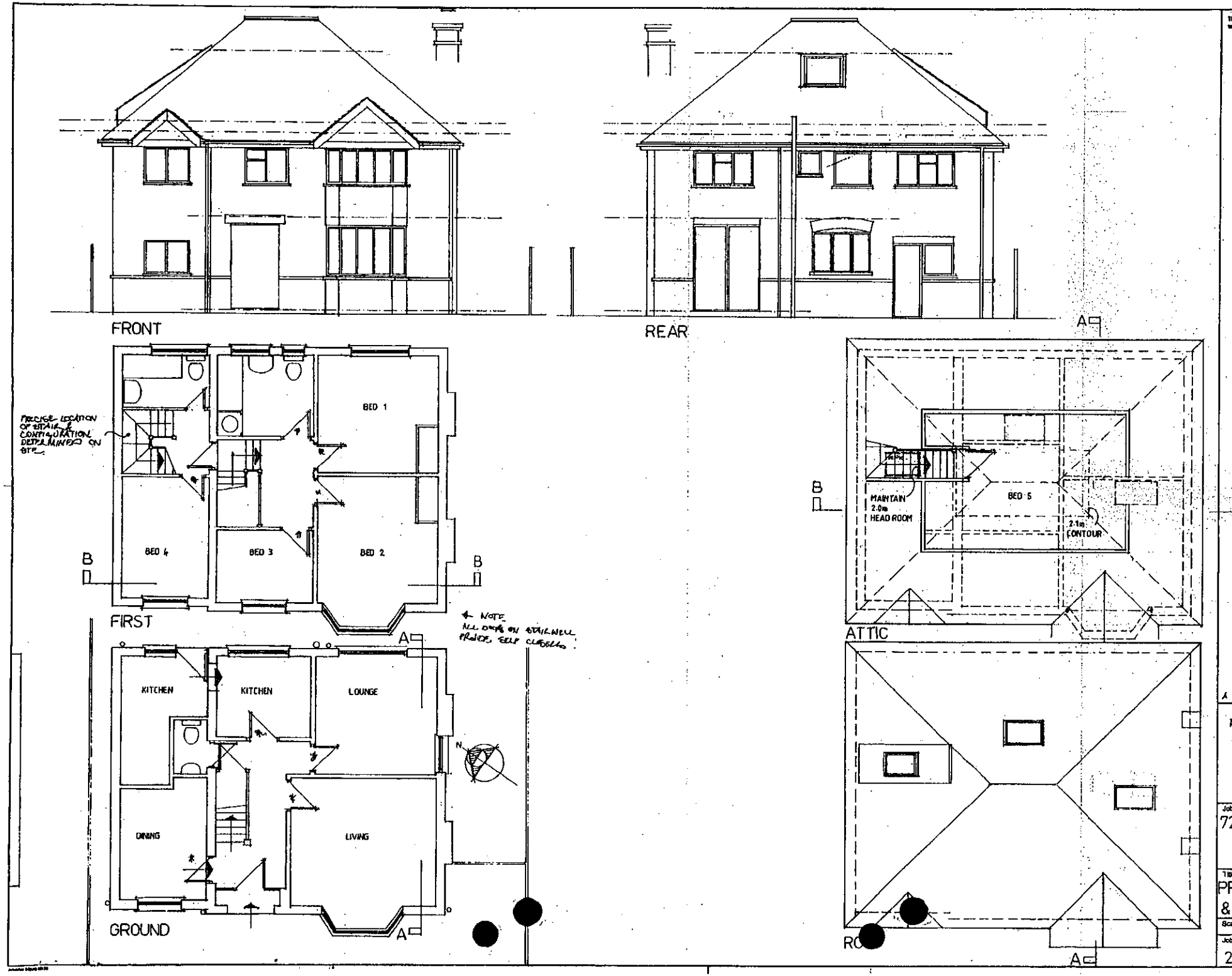
Development Control Section, Environmental Services, Wokingham District Council.

9 April 2002

Scale: 1 : 1000

3172



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3173

5715

A BURDINGS REQS. 1.13.01

W. M. GRAHAM ASSOCIATES
CHARTERED ARCHITECTS
1 Rectory Road,
Wokingham,
Berkshire, RG40 1DJ.
Tel: 0118 9770464
Fax: 0118 9770482

Job
72, EASTHAMPSTEAD ROAD, WOKINGHAM.

Title
PROPOSED ELEVATIONS & PLANS

Scale 1:50	Date OCT '01	Drawn By A
Job No. 2287	Drawing No. 04	Revision A

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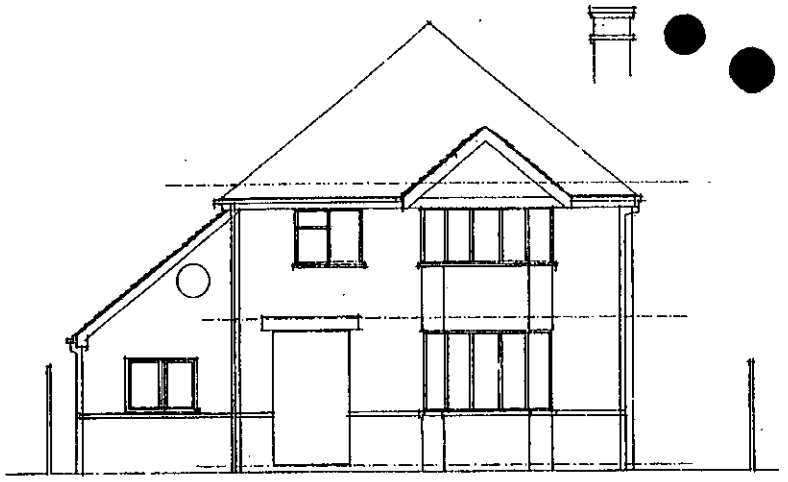

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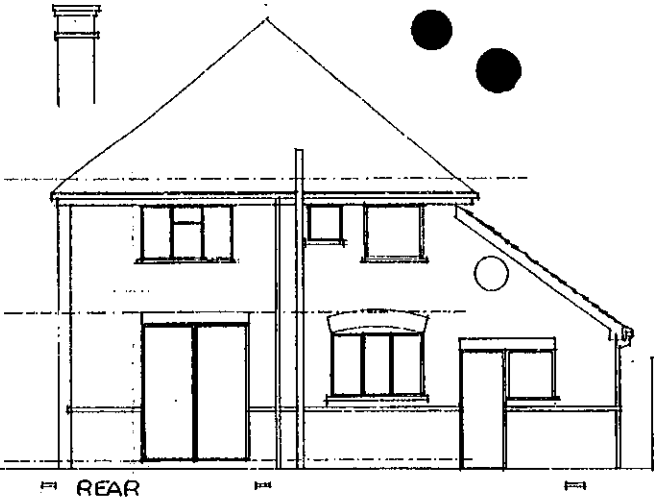
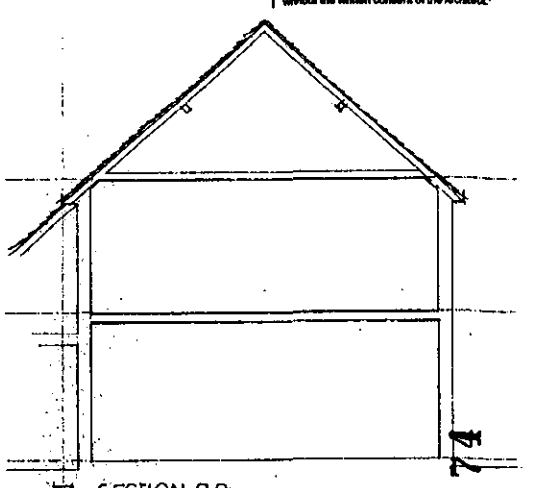
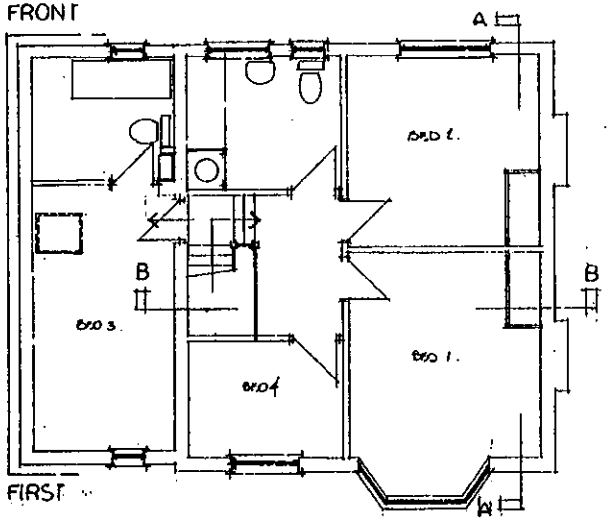


REAR



SECTION BB

3174



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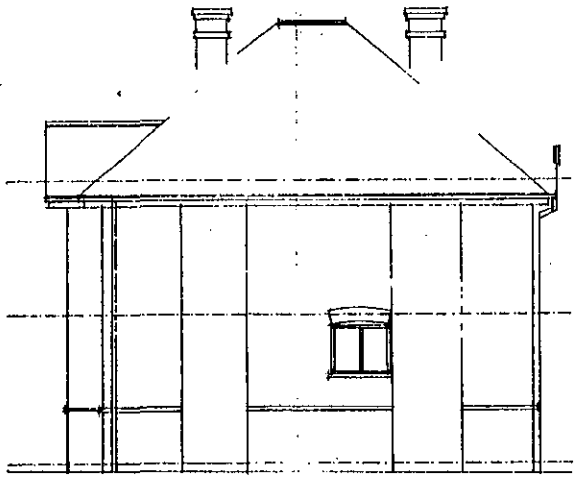

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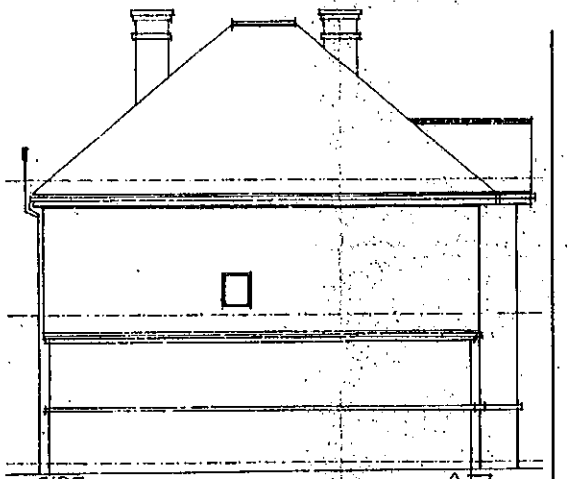
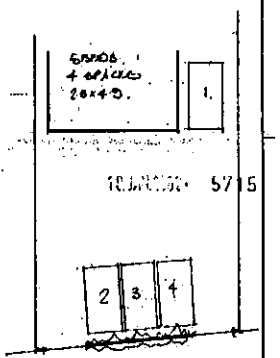
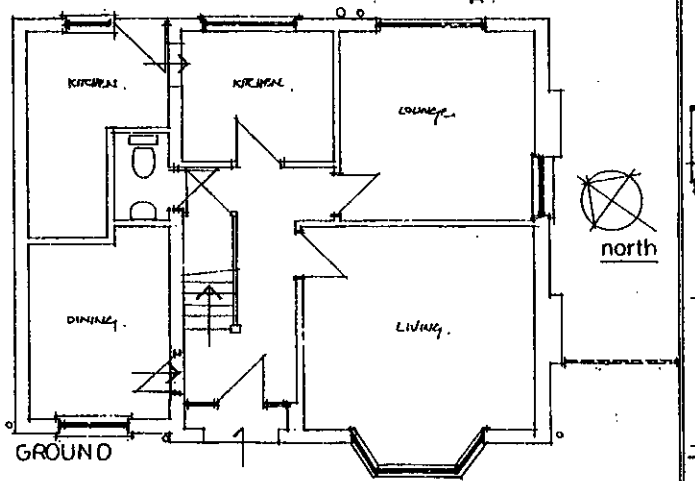


SIDE

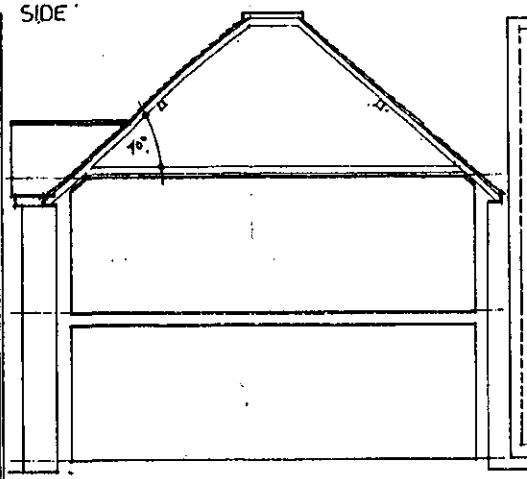


PARKING SCALE 1:200

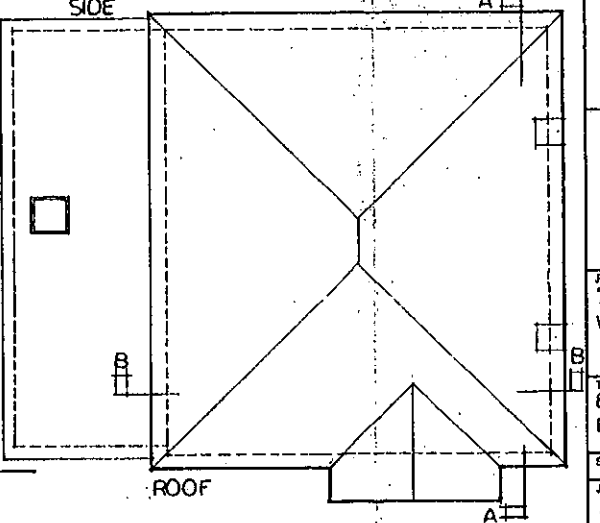


GROUND

north



SECTION AA



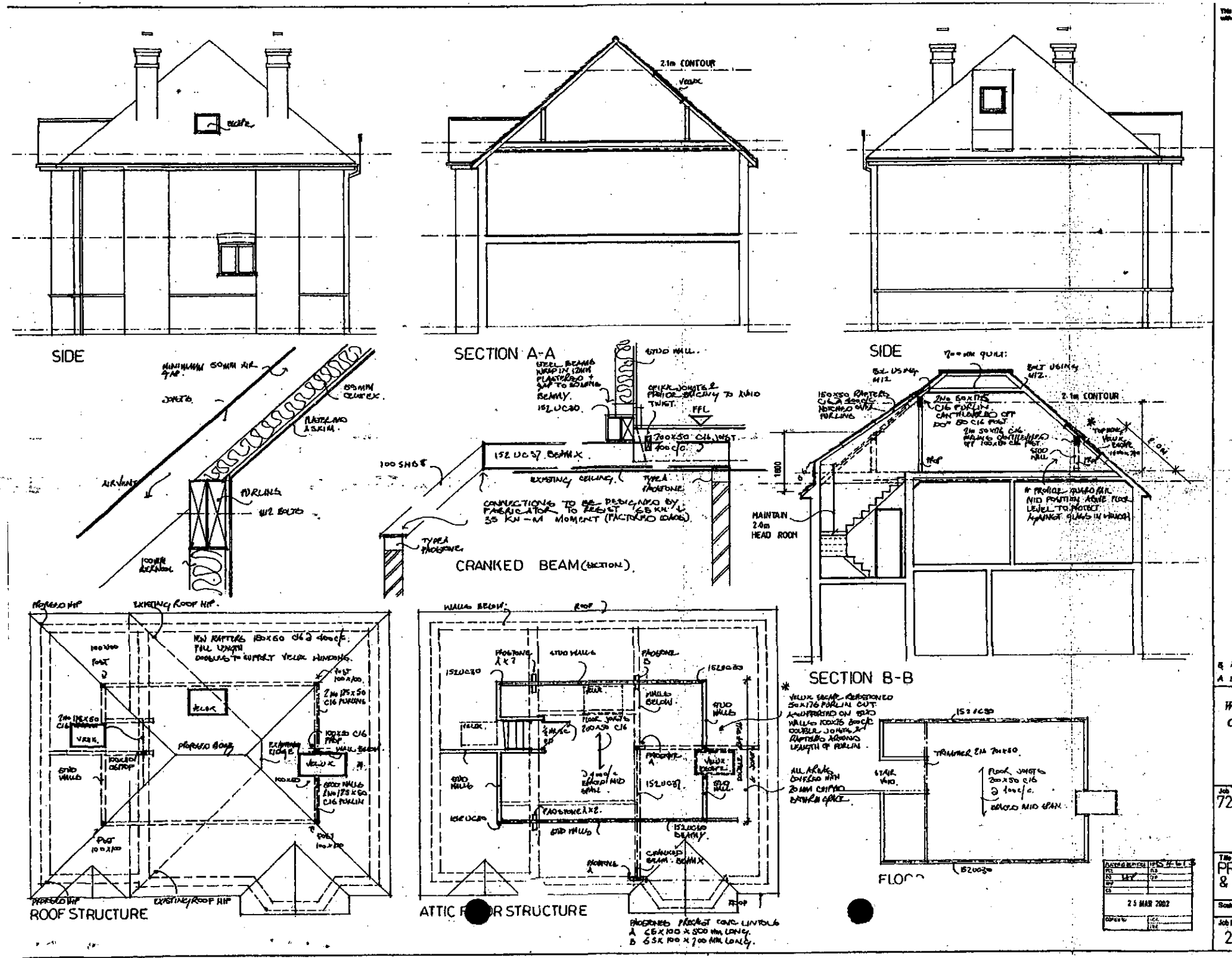
ROOF

W. M. GRAHAM ASSOCIATES
CHARTERED ARCHITECTS
1 Rectory Road, Wokingham, Berkshire, RG40 1DJ.
Tel: 0118 9770464
Fax: 0118 9770483

Job
72 EASTHAMPSTEAD RD
WOKINGHAM

Title
EXISTING PLANS & ELEVATIONS

Scale 1:50	Date May/96	Drawn By
Job No. 2287	Drawing No. 01	Revision



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3175

REVISED PLAN

5715

B ✱ ITEMS. 08-01-02
A BUILDING REGS. 1-12-01

W. M. GRAHAM ASSOCIATES
CHARTERED ARCHITECTS
1 Rectory Road,
Wokingham,
Berkshire, RG40 1DJ.
Tel: 0118 9770464
Fax: 0118 9770482

Job
72, EASTHAMPSTEAD ROAD
WOKINGHAM

Title
PROPOSED SECTION & ELEVATIONS

Scale	Date	Drawn By
1:50	OCT '01	
Job No.	Drawing No.	Revision
2287	05	C

Please issue decision notice.
Thanks Tanya.

Development Control Ref No:	Received	Parish
F/2002/5715	18/01/02	Wokingham

Applicant: Mr & Mrs D. Fishlock
Location: 72 Easthampstead Road, Wokingham
Proposal: Proposed re-roofing of dwelling and formation of room in loft space. Amendment to consent F/2000/1885

Recommendation – GRANT planning permission subject to the following condition.

1. The development hereby permitted shall be begun before the expiration of five years from the date of this permission.

2. All new works and works of making good to the retained fabric shall be finished to match in size, colour, texture and profile those of the existing building.

3. Notwithstanding the provision of the Town and Country Planning, (General Permitted Development) Order 1995 (or any order revoking and re-enacting that order with or without modification) no additional windows or similar openings shall be constructed in the first floor level or above of the building hereby permitted except for any which may be shown on the approved drawings.

4. Notwithstanding the provision 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.

Reasons

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

2. To ensure that the external appearance of the building is satisfactory.

3. To safeguard the residential amenities of the occupiers of the neighbouring properties.

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

Informative

AA @ Can' on 24/4/02

1. You are advised, in compliance with *The Town & 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:

Policies OS1 and EN1 of the Berkshire Structure Plan
WBE1 and WOS3 of the Wokingham District Local Plan
SBE1 and SBE2 of the Loddon Area Local Plan

WORK SHEET FOR : Helen Pollock

Application Number : F/2002/5715

Applicant : Mr/Mrs D Fishlock C/O W M Graham.

Location : 72, Easthampstead Road, , Wokingham.
Proposal : Proposed re-roofing of dwelling and formation of room in loft space. (Amendment to consent 2001/1885)

Site Notice Displayed ? :	YES	NO	DATE
	✓		5/3.

Date of Neighbour Notifications : .....

Date of Site Visit : .....

Date Registered : 18/01/2002

Earliest Date for Decision : 18/02/2002

Latest Consultation Date/Site Notice Expiry Date : 18/02/2002

This application will have expired on: 15/03/2002. You need to make a decision 1 day prior to this date for this application to count as determined in less than 8 weeks.

Consultation Responses :

Highways : C/A

No other Comments received.

Planning Issues :

Street Scene.
Neighbouring Properties.

Application Number: F/2002/5715

Appraisal :

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

Application Number F/2002/5715
Conditions/Reasons for Refusal

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

RECORD OF SITE VISIT

SITE ADDRESS: 72 Easthampstead Road Wokingham.

APPLICATION NUMBER: F/2002/5715

OFFICER: Helen Pollock

DATE OF SITE VISIT: 5/3

1 SITE/STATUTORY NOTICE DISPLAYED ? Yes.

2. DESCRIPTION OF SURROUNDINGS

Res.

3. DESCRIPTION OF SITE/BUILDING

2 Storey detached hse.

4. RELATIONSHIP TO ADJOINING PROPERTIES

See map.

5. SITE CONSTRAINTS

TREES ——

ACCESS/PARKING TO Standard.

LEVELS —

BOUNDARY TREATMENT 1.8m enclosure to rear.

OTHERS hedging to front.

No additional impact.

Date: 17 April 2002

Your Ref:

My Ref: **Helen Pollock - F/2002/5715**

Mr/Mrs D Fishlock
C/O W M Graham
1
Rectory Road
Wokingham
Berks
RG40 1DJ

WOKINGHAM UNITARY
Environmental Services Department
Planning Service
Aiming for Excellence
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 Sir/Madam

Application Number: F/2002/5715

Site Address: 72, Easthampstead Road, , Wokingham.

Proposal: Proposed re-roofing of dwelling and formation of room in loft space. (Amendment to consent 2001/1885).

Your application is to be determined at the Development Control Sub-Committee meeting on the 24.04.02 and will start at 7.00pm. The application has been recommended for approval and you can see a copy of the committee report at the Environmental Services Department, Council Offices, Shute End, Wokingham, or at your local library.

You may attend the Committee meeting and speak if you wish. A leaflet explaining the process is enclosed.

IF YOU WISH TO ARRANGE TO SPEAK contact Kevin Jacob in the Policy & Members' Services Section on (0118) 974 6058 no later than 5.00pm on the last working day (Tuesday) prior to the meeting.

IF YOU WISH TO DISCUSS THE APPLICATION contact the Development Control Section on (0118) 974 6446 or (0118) 974 6453 quoting the application number at the head of this letter and ask for the case officer dealing with the proposal.

Yours faithfully,

Anna Cronin

Head of Planning & Transportation

HIGHWAYS CONSULTATION SHEET

From: Helen Pollock **Date:** 25 January 2002

Application Number: F/2002/5715

Proposal: Proposed re-roofing of dwelling and formation of room in loft space. (Amendment to consent 2001/1885)

Parish: WOKINGHAM TOWN

Site Address:
72, Easthampstead Road, , Wokingham.

Applicant:
Mr/Mrs D Fishlock C/O W M Graham.

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).

As previous app 1885.

Signed: _____ **Print name:** ADM 30/01/02.

Received by Wokingham District Council

Application No: F/2002/5715

Proposal:
Proposed re-roofing of dwelling and formation of room in loft space. (Amendment to consent 2001/1885)

Location:
72, Easthampstead Road, , 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 and 1.00pm - 4.00pm Sunday. Library closed all day Wednesday. If you intend to view this application at Woodley Library please allow 4 days from the date of this letter for delivery of plans and remember to quote application number F/2002/5715 to enable the library staff to locate the correct information.

Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer Helen Pollock P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 18/02/2002. 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 be possible for an individual reply to be issued 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

25 January 2002

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

Tel: 0118 974 6480

Date: **25 January 2002**

My ref: F/2002/5715

WOKINGHAM UNITARY
Aiming for Excellence

CONFIDENTIAL

Councillor Wyatt
33 Sturges Road
Wokingham
RG40 2HG

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/2002/5715
72, Easthampstead Road, , Wokingham.
Proposed re-roofing of dwelling and formation of room in loft space. (Amendment to consent 2001/1885)

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

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

If you have any questions please do not hesitate to contact **Helen Pollock** on **0118 974 6480**.

Yours faithfully,

Helen Pollock

Development Control Officer

LISTING FORM

Case officer: **Helen Pollock** Application Number: **F/2002/5715**
72, Easthampstead Road, , Wokingham.
Proposed re-roofing of dwelling and formation of room in loft space. (Amendment to consent 2001/1885)

I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Wyatt

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

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

Tel: 0118 974 6480

Date: **25 January 2002**

My ref: F/2002/5715

WOKINGHAM UNITARY
Aiming for Excellence

CONFIDENTIAL

Councillor Green
102 Arnett Avenue
Finchampstead
RG40 4EE

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/2002/5715
72, Easthampstead Road, , Wokingham.
Proposed re-roofing of dwelling and formation of room in loft space. (Amendment to consent 2001/1885)

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

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

If you have any questions please do not hesitate to contact **Helen Pollock** on **0118 974 6480**.

Yours faithfully,

Helen Pollock

Development Control Officer

LISTING FORM
Case officer: **Helen Pollock** Application Number: **F/2002/5715**
72, Easthampstead Road, , Wokingham.
Proposed re-roofing of dwelling and formation of room in loft space. (Amendment to consent 2001/1885)
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Green

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

Date: 28 March 2002

To: Case Officer

We have received Revised Plans for the following planning application:

Application Number: F/2002/5715

Location: 72, Easthampstead Road, Wokingham.

Proposal: Proposed re-roofing of dwelling and formation of room in loft space. (Amendment to consent 2001/1885)

Applicant: Mr/Mrs D Fishlock C/O W M Graham.

Case Officer: Helen Pollock

The new plans show the following: Plan amended so that proposed roof extension to the north west side elevation does not break the existing ridge line. Drawing no: 05C.

Comments are required by 07/04/2002.

Should you have any queries regarding this application please contact the case officer Helen Pollock on 0118 974 6480.

(RING ONE)

REVISED PLANS | ADDITIONAL PLANS | MINOR AMENDMENTS | ADDITIONAL / REVISED PLANS TO COMPLY WITH CONDITIONS

App No. F/2002/5715 (Planaps) / (Ludhouse) Date Rec. 25/03/02

Location: 72 Easthampstead Rd.

Parish Wokingham

Applicant: MR + MRS Fishlock

Description of attached plans Plan amended so that proposed roof extension to the ~~NE~~ NW side elevation, does not break the existing ridge line.

Drawing No's: 2287, 05, C

CONSULTEES

Copies of plans will automatically be sent to Woodley Library, Part 1 Reg., Parish Council, Ward Councillors and the Case Officer unless specified.

Please tick which of the following you wish consulted.

OTHERS:

Drawing No's

1. NK (Landscape & Trees) ☐
2. NK (Env. Design) ☐
3. XA (Highways) ☐
4. NF (Building Control) ☐
5. BC/DC Liaison ☐

A full set of plans will be sent to all consultees unless particular drawing No's are specified in the spaces above.

NEIGHBOURS:

Date for Responses 10 days

FURTHER ACTION

Re-advertise App. Y / N (Delete as required)

Redate Application Y / N From

New Site Notice Y / N

New Description

CASE OFFICER Helen P

Consultations Sent by Admin. on 28.03.02

Yellow - Part One Copy
Green - Officer's Copy

Application Number : F/2002/5715	**Map No :**
Case Officer : HP.	**Site Area :** 0·05
Valid Date : 18-01-02.	**Received Date: 18/01/2002**

Level : D C Sub-Committee member Staff

Description : Proposed re-roofing of dwelling and formation of room in loft space. (Amendment to consent 2000/1885)

Location : 72, Easthampstead Road, , Wokingham.

Parish : WK **Ward : WES** 25·1·02 -B·

Applicant : Mr/Mrs D Fishlock C/O W M Graham.

Fee Required: £0 **Fee Received: £0** 95-00 Over 1 Year. ~~resubmission~~ - paid on 1885 phoned · 25·1· ✓ paid 30/1/02

Additional: 95-00 **or Refund:** .....

Enforcement Section to be notified ☐ (tick if required)

Additional information required for validation;

REASON	NOTES	DATE REQ	DATE RECD
LOCATION PLANS			
BLOCK PLANS			
FORMS UNSIGNED			
S.66 MISSING/INCORRECT/ UNSIGNED			
ELEVATION PLANS			
FLOOR PLANS			
NO SCALE OR SCALE IS IMPERIAL			
ENCROACHMENT LETTER REQUIRED			
OTHER			

Is the site in a Conservation Area: ☐ Yes ☐ No If "Yes" which one _____

Is the site a Listed Building: ☐ Yes ☐ No

Is a Statutory Advertisement required: ☐ Yes ☐ No

INTERNAL CONSULTATIONS 25.1.02 B

Building Control

Heritage (Harold Sanders)

Landscape

Trees

Environmental Health

Housing

Leisure & Cultural Services

Public Rights of Way Officer

Property

Policy & Plans

Joint Strategic Planning Unit

Archaeological Officer (BABTIE)

Education

Social Services

Highways ✓

EXTERNAL CONSULTATIONS

Adjacent DPA : _____

Adjacent Parish : _____

SEB

British Gas

Oil pipeline

Transco

Environment Agency

Railtrack

Police Arch Officer

HERITAGE BODIES

Victorian Society
The Georgian Group
Ancient Monuments Society
Council for British Arch
RCHME
NRPB (Telecommunications)
Sport England
Society for Proct' of Ancient Bldgs
English Heritage

OTHERS

.....

.....

.....

.....

.....

.....

NEIGHBOURS

.....

S/N + see map

.....

Pls incl Grp. Capt. K. Edwards
The Poplars
74 Easthampstead Rd
Wokingham
RG40 2EE

No pre-apps.

5715

18 JAN 2002

W.M. GRAHAM ASSOCIATES **CHARTERED ARCHITECTS**

W.M. GRAHAM B.A., B. Arch., R.I.B.A.

1 Rectory Road,
Wokingham,
Berkshire, RG40 1DJ
Tel: (0118) 9770464
Fax: (0118) 9770482

Ref: 2287/wmg/cm

18 January 2002

The Director of Planning
Wokingham District Council
Planning Department
PO Box 157
Civic Offices
Shute End
Wokingham RG40 1WR

Dear Sir

72 EASTHAMPSTEAD ROAD WOKINGHAM

With reference to the above please find enclosed a completed Town Planning application comprising the following: -

a) Planning application
b) Fee note - none required as re-submission
c) OS extracts
d) Dwgs. Nos. 2287 – 01, 04A & 05B

We trust that you find all in order but should you require any further details please do not hesitate to contact us.

Yours faithfully

W M Graham

Enc

2287

Environmental Services

For office use only.
Application number: 10/00715

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	MR & MRS D FISHLOCK
	Address and postcode	72 EASTHAMPSTEAD ROAD WOKINGHAM RG42 2EE
	Phone number	974 6528 (DAY)
	Agent's Name	W M GRAHAM ASSOCIATES
	Address and postcode	1 RECTORY ROAD WOKINGHAM RG40 1DJ
	Phone number	0118 977 0464
3	Site We need you to send in six copies of the 1:2500 scale location plan and six copies of the 1:500 scale block plan, with the site outlined in red. You can buy these maps from the Environmental Services reception or order them by phoning 0118 974 6485.	72 EASTHAMPSTEAD ROAD WOKINGHAM RG42 2EE
4	Give brief details of the proposal for example, two storey side extension.	About the application: Re-roof dwelling including all areas to provide new roof and bedroom in loft
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 ☐ Non affected
6	Please list the external materials you will use for example, red brick to match any existing bricks and dark stained timber.	TO MATCH EXISTING
7	Will the proposal change the pedestrian or vehicle access to the site? Please show details of the existing access and any proposed changes on the plans.	Yes ☐ No ☑
8	Will the car parking provision at the site be changed? If Yes, please show details of any changes on the plans.	Yes ☐ No ☑

3544 Crystal Mark
Clarity approved by Plain English Campaign

Please turn over

9	How many bedrooms does the property have?	Existing: 4	Proposed: 5
10	Does a public right of way touch the site? If yes, please show the route and any proposed alternative on the plans.	Yes ☐	No ☑
11	Checklist. Please make sure that you enclose the following.	None required - resubmission	
	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: W M Graham Associates

on behalf of MR & MRS D FISHLOCK

Date 17.01.2002

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

1933

ADDRESS 72 EASTHAMPSTEAD ROAD PARISH

PLOT No. ORD. SHEET No.

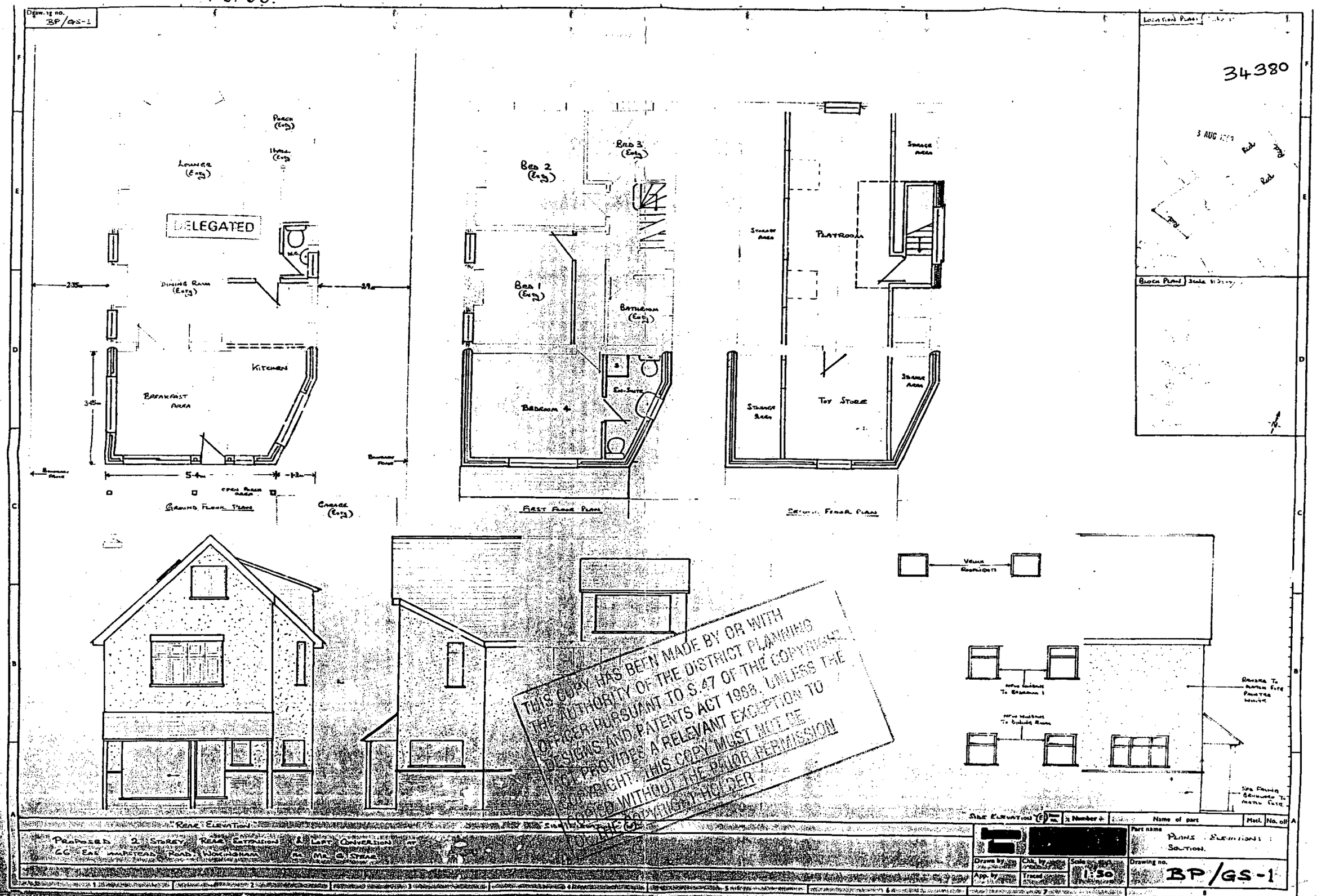
BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decisi
RR21430	MR. G. COWAN	STUDY/ENLARGE KITCHEN	22.9.83	APP
20115	"	"	20.10.83	C
RRA 2479	"	ALTS IN ROOF SPACE	31.3.87	APP
F/2000/1885	"	Replac. roof, raising of roof, Sclerest. & rear dormer window	27.09.00	C
F/2002/5715	Mr+Mrs. Fishlock	re-roofing & formation of loft space (Amend. to 1885)		

MINISTRY DECISION

SPECIAL ORDERS

No. 66.



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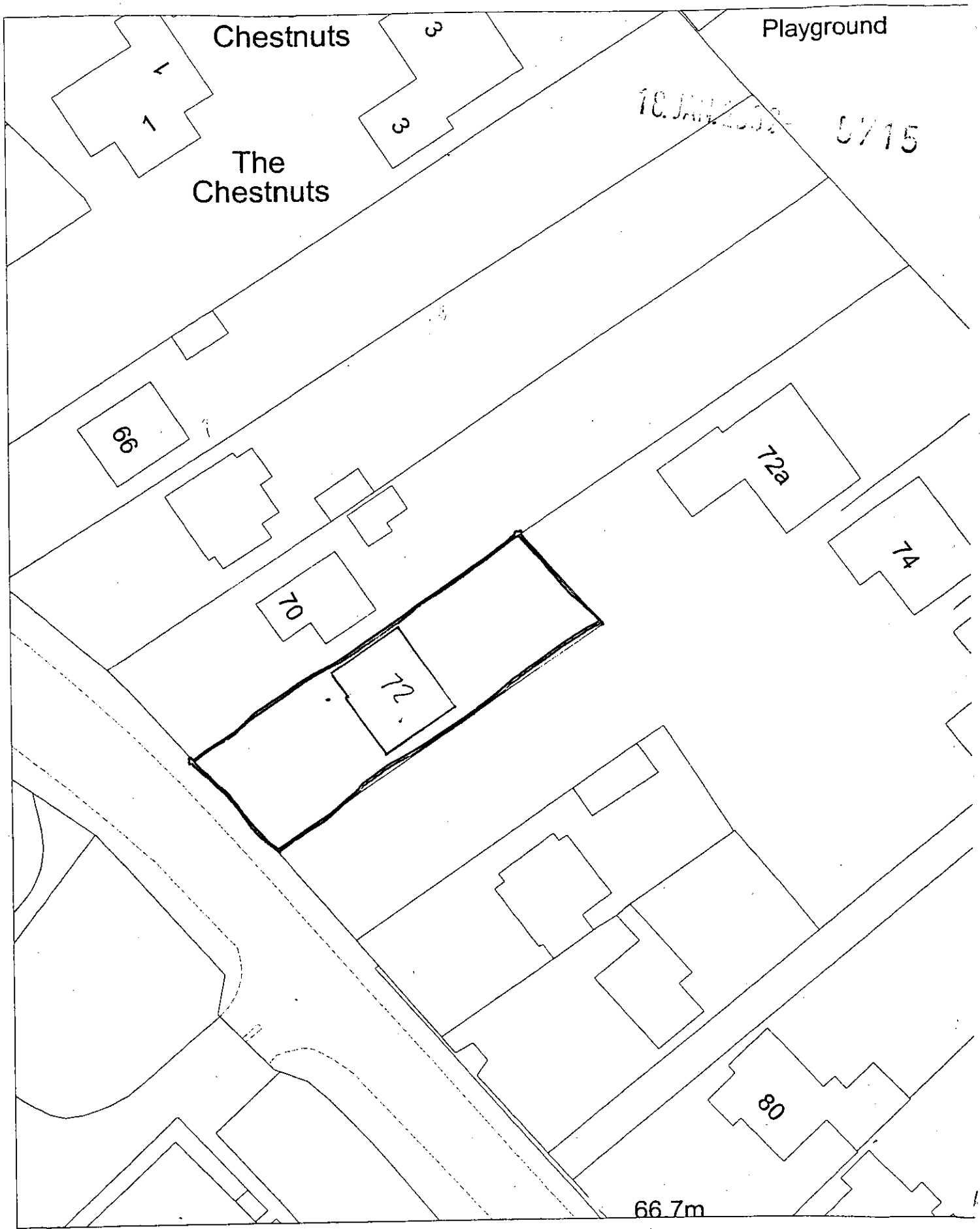

EXISTING Site Plan, Scale: 1 to 500

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Date: 5 April 2000

N W E S

16 JAN 2002 5715



PROPOSED SITE PLAN SCALE 1:500.

PROPOSED SITE PLAN SCALE 1:500



Site Plan, Scale: 1 to 2500

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Date: 5 April 2000

N
W E
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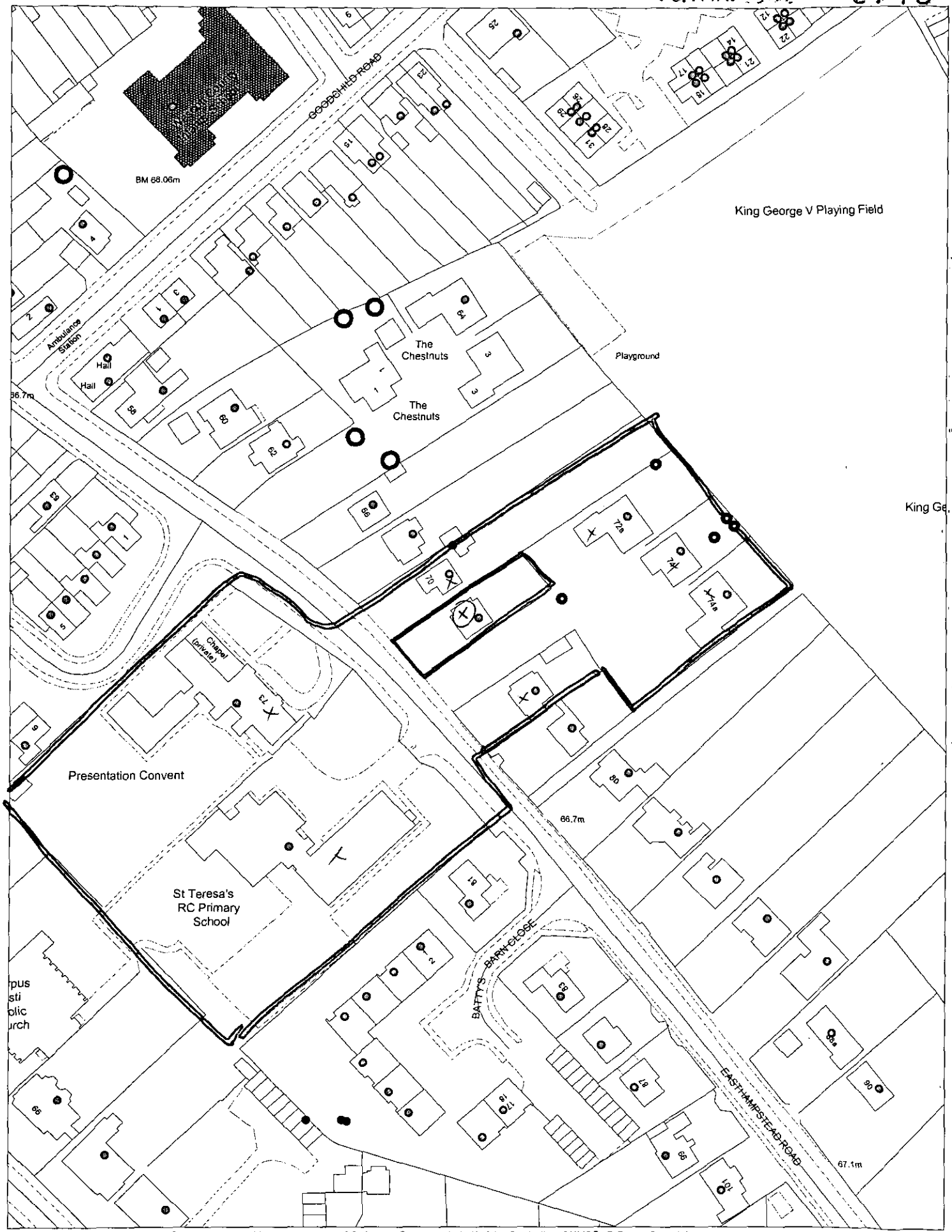
18 JAN 2002



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Development Control Section, Environmental Services, Wokingham District Council.

23 January 2002 Scale: 1 : 1250

N W E S