SOUTHPORT U.K.
LONDON OFFICE
SYSTEMS LTD

APPLICATION NO:
F/2000/0351

LOCATION:
Manor Cottage Cricket Hill Wokingham.

APPLICANT:
Mr & Mrs M Wilson

PROPOSAL:
Proposed two storey rear and single storey side and rear extensions to dwelling.

EARLIEST DATE FOR DECISION: **17/02/2000**

APPLICATION EXPIRY DATE: **08/03/2000**

CASE OFFICER: **Simon Lewis**

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Mr & Mrs M Wilson
Manor Cottage, Cricket Hill
Finchampstead
Wokingham
Berkshire
RG40 3TP

Application Number: F/2000/0351

Parish: **FINCHAMPSTEAD**

Location: **Manor Cottage, Cricket Hill, Finchampstead, Wokingham.**

Proposal: **Proposed two storey rear and single storey side and rear extensions to dwelling.**

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 external work shall be carried out in materials that resemble in size, colour and texture, those of the existing building.

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

Reason
2. In the interests of visual amenity.

Head of Planning and Transportation
Date: 23 February 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.

Tel: (0118) 974 6454

Date: 24 January, 2000

Your ref:

My ref: F/2000/0351

Councillor M Long
Foxfield
Wick Hill Lane
Finchampstead
RG40 3PY

WOKINGHAM DISTRICT COUNCIL

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 No: F/2000/0351

Applicant: Mr & Mrs M Wilson .

Proposal: Proposed two storey rear and single storey side and rear extensions to dwelling..

Location: Manor Cottage, Cricket Hill, Finchampstead.

This is to advise that I am in receipt of the above application.

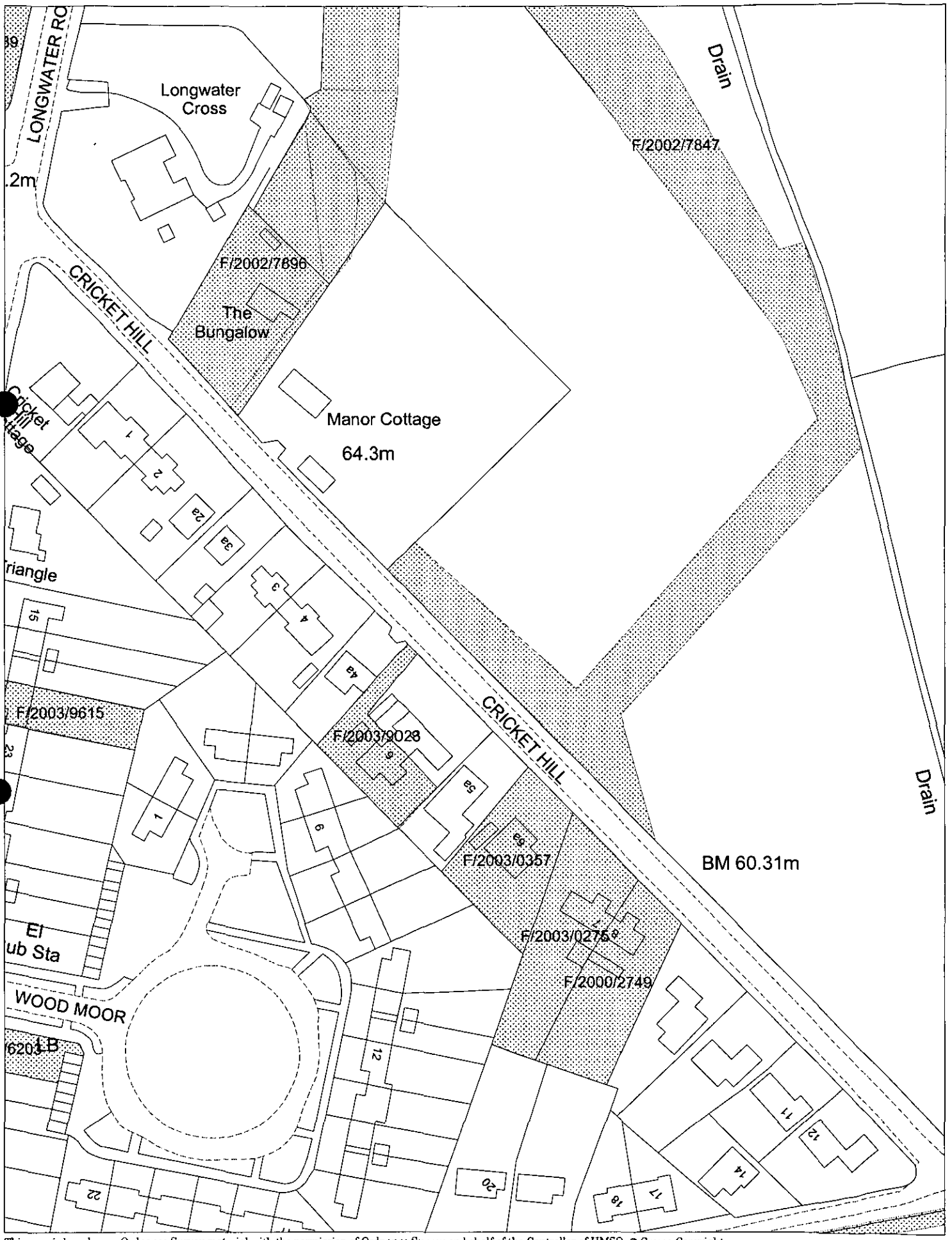
Any applications for 10 or more new dwellings or more than 500 square metres of new industrial/office floor space will be considered at the next Service Amenity and Infrastructure (SAI) Panel meeting. If you have any suggestions that you feel should be taken into consideration relating to this or any other aspect of the application please contact the case officer Simon Lewis on (0118) 974 6454.

Yours faithfully

Chris Wood
Head of Planning and Transportation

very large on open field site.

there could be a lot of "agro" from the same people who were up in arms before - I will come an have a chat about this Juriel Long -



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Development Control Section, Environmental Services, Wokingham District Council.
11 November 2003 Scale: 1 : 1250

Tel: (0118) 974 6454

Date: 18.2.2000

My ref: F/2000/0351

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: 33505 - Wokingham

CONFIDENTIAL

Councillor G Cockroft
113a Nine Mile Ride
Finchampstead
RG40 4HX

Dear Councillor

Application Number: F/2000/0351
Manor Cottage Cricket Hill Finchampstead.
Proposed two storey rear and single storey side and rear extensions to dwelling.

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 Simon Lewis on **(0118) 974 6454**. 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 29.2.2000

Yours faithfully

Chris Ward
Head of Planning and Transportation

LISTING FORM
Case officer: **Simon Lewis** Application Number: **F/2000/0351**
Manor Cottage Cricket Hill ~~Wokingham~~. Finchampstead
Proposed two storey rear and single storey side and rear extensions to dwelling.

Transfer: Yes ☐ No ☐
Reason for Transfer:

_____

_____

Signed: _____ Date: _____

Print Name: _____

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

Tel: (0118) 974 6454

Date: 18.2.2000

My ref: F/2000/0351

CONFIDENTIAL

Councillor M Long
Foxfield
Wick Hill Lane
Finchampstead
RG40 3PY

Environmental Services Department
Planning Services
P.O. Box 157
Shute End Wokingham
Berkshire RG40 1WR
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Chris Wood

Head of Planning and Transportation

LISTING FORM
Case officer: **Simon Lewis** Application Number: **F/2000/0351**
Manor Cottage Cricket Hill ~~Wokingham~~.Finchampstead
Proposed two storey rear and single storey side and rear extensions to dwelling.

Transfer: Yes ☐ No ☐
Reason for Transfer:

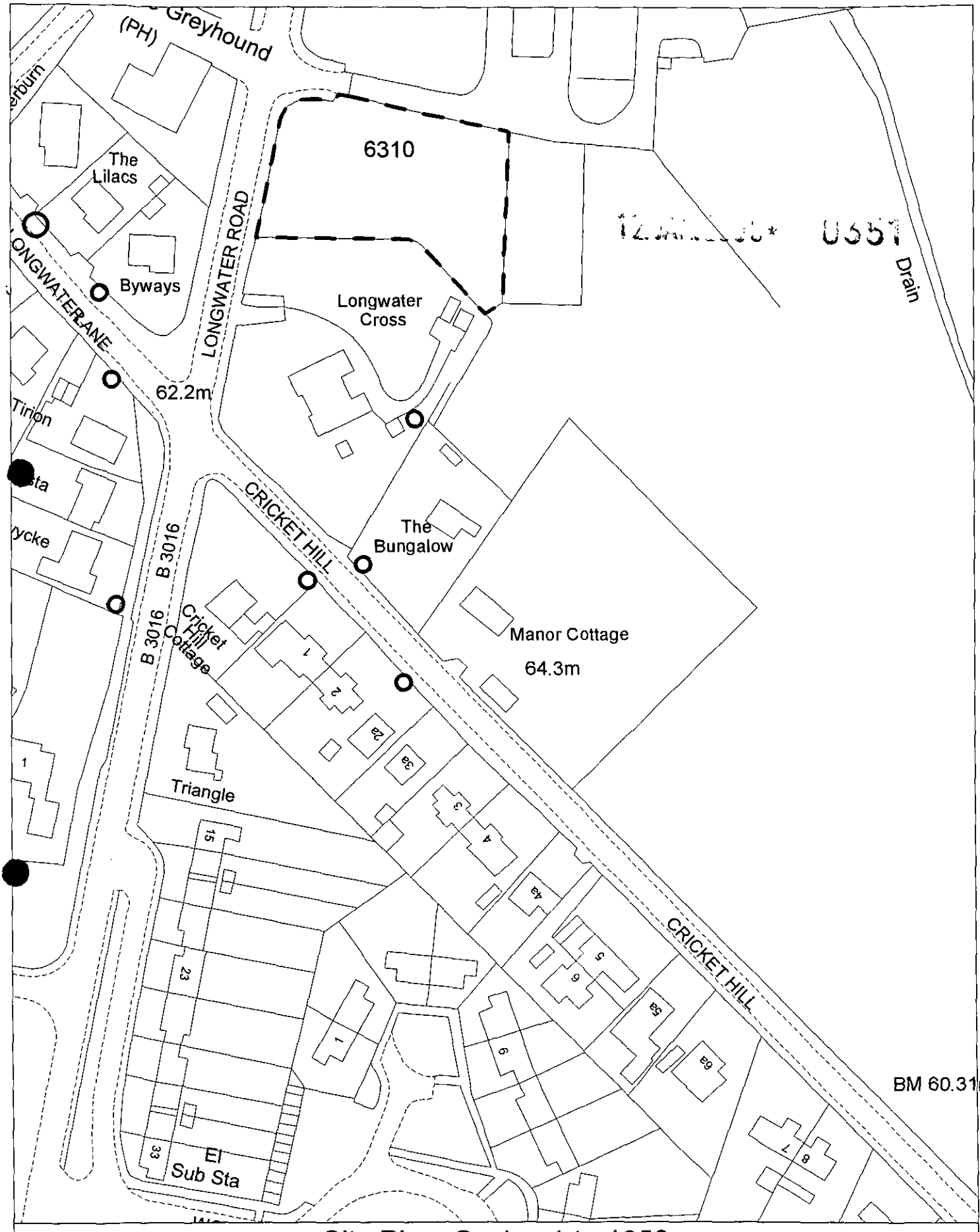
_____

_____

Signed: _____ Date: _____

Print Name: _____

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



Site Plan, Scale: 1 to 1250

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Date: 14 January 2000

Received by Wokingham District Council

Application No: F/2000/0351

Proposal:

Proposed two storey rear and single storey side and rear extensions to dwelling.

Location:

Manor Cottage Cricket Hill Finchampstead.

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)

Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer Simon Lewis P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 17/02/2000. 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

Tel. 0118 974 6454 (Direct Line)
E-mail: Simon.Lewis@wokingham.gov.uk
Date. 11 April, 2000
My ref. BC/DC/2000/0351

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

Mr & Mrs M Wilson
c/o Roger Pring & Sons
278 Nine Mile Ride
Finchampstead
Wokingham
Berkshire
RG40 3NT

Dear Sirs

PLANNING PERMISSION 2000/0351
SITE: MANOR COTTAGE, CRICKET HILL, FINCHAMPSTEAD

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

I would like to take this opportunity to remind you that Planning Permission Number 2000/0351 has condition(s) attached to it. Some of these condition(s) may require approval prior to work commencing on site.

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

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

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

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

Yours faithfully

Simon Lewis
Senior Planning Officer

finalised

DEVELOPMENT CONTROL/BUILDING CONTROL CHECKLIST

CHECKLIST WHEN A BUILDING REGULATION APPLICATION HAS BEEN RECEIVED.

SITE DETAILS		CASE OFFICER
PLANNING APPLICATION NUMBER	351	SL
BUILDING CONTROL NUMBER	FP 2000/0502	Brian
APPLICANT/AGENT	Roger Pring & Sons	
ADDRESS OF SITE	Manor Cottage Cricket Hill FINCHAMPSTEAD	
DESCRIPTION OF PROPOSED WORK	~~First floor side~~ 2 storey rear & S/S side & rear exts.	

DRAWING NUMBERS	BC Roger Pring ✓	DC Applicant ✓
BLOCK PLAN		M101-A
ELEVATIONS	00/2956	—
FLOOR PLANS	00/2953 00/2954	—

CHECKLIST	1ST CHECK	2ND CHECK
PERMITTED DEVELOPMENT		
APPLIC. NECESSARY-NOT RECEIVED		
APPLIC.RECEIVED & APPROVED	23/2/00.	
APPLIC.RECEIVED-NO DECISION		
APPLIC.REFUSED		
DIFFERENCES BETWEEN DC/BC DRAWINGS	Slight	
IF YES, WHAT ARE THE DIFFERENCES ? BC –	conservation exempt – not shown on plans, slight alteration to chimney	
DATE	7/4/00.	

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	

Application Number: F/2000/0351

Appraisal :

Planning permission was granted in 1993 for a two-storey extension and porch at the property. However, only the porch was constructed. For this reason the proposed extensions still come within the 50% limit regarding increases in floor area. The construction of the application proposal would render the implementation of the previous consent impossible.

The property is set well away from the boundaries with neighbouring properties and there would be no impact upon the amenities of other adjoining dwellings.

The extensions would be in keeping with the style of the existing property and would not be detrimental to the its appearance or that of the Streetscene.

It is not considered that there would be any harm caused by the proposals to the character of the countryside

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

Application Number F/2000/0351
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
1.	SC01	SR02	
2.	SC53	SR09	" external work"

RECORD OF SITE VISIT

SITE ADDRESS: Manor Cottage Cricket Hill Wokingham.

APPLICATION NUMBER: F/2000/0351

OFFICER: Simon Lewis

DATE OF SITE VISIT: 7/2

1 SITE/STATUTORY NOTICE DISPLAYED ? ✓

2. DESCRIPTION OF SURROUNDINGS Rural area.

3. DESCRIPTION OF SITE/BUILDING Existing detached dwelling - ancillary stables, buildings to east

4. RELATIONSHIP TO ADJOINING PROPERTIES Set well away from boundaries.

5. SITE CONSTRAINTS

TREES

ACCESS/PARKING

LEVELS

BOUNDARY TREATMENT

OTHERS

WORK SHEET FOR : Simon Lewis

Application Number : F/2000/0351

Applicant : Mr & Mrs M Wilson .

Location : Manor Cottage Cricket Hill Finchampstead.
Proposal : Proposed two storey rear and single storey side and rear extensions to dwelling.

Site Notice Displayed ? :	YES	NO	DATE
	✓		27.1.2000

Date of Neighbour Notifications : .....

Date of Site Visit : 7.2.2000

Date Registered : 12/01/2000

Earliest Date for Decision : 17/02/2000

Latest Consultation Date/Site Notice Expiry Date : 17/02/2000

Application Expiry Date: 08/03/2000

Consultation Responses : Finchampstead Parish Council - 'no objection'
Landscape architect - 'no objection'

Planning Issues : Impact upon the character and appearance of countryside
Impact upon neighbours.

Relevant Policies - WBE1, WCC7 - Wokingham District L.P (Deposit Draft)
SBE1, SC19 - South East Area Local Plan.

LISTING FORM

Case officer: **Simon Lewis** Application Number: **F/2000/0351**

Manor Cottage Cricket Hill ~~Wokingham~~. Bucklebury

Proposed two storey rear and single storey side and rear extensions to dwelling.

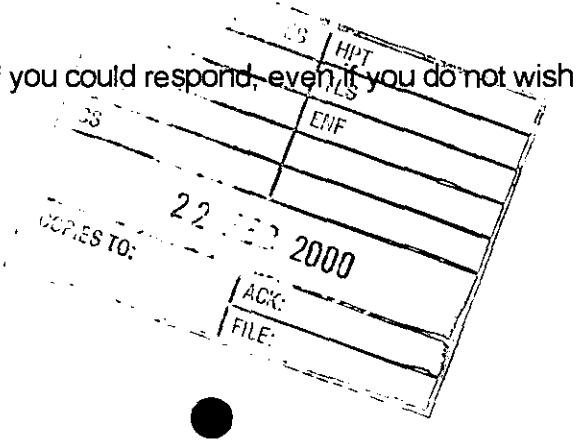
Transfer: Yes ☐ No ☒

Reason for Transfer: N/A

Signed: _____ Date: 22/02/00

Print Name: G. A. COCKCROFT

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



LISTING FORM

Case officer: **Simon Lewis** Application Number: **F/2000/0351**

Manor Cottage Cricket Hill ~~Wokingham~~. Finchampstead

Proposed two storey rear and single storey side and rear extensions to dwelling.

Transfer: Yes ☒ No ☐

Reason for Transfer:

Signed: _____ Date: 19.2.00

Print Name: M. LOONG

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

FROM Simon Lewis

DATE 24 January 2000

DETECTED

Finchampstead Parish Council Consultation Sheet

PLANNING SERVICES	HPT
POL	TLS
DC	
APP	
CS	

Application Number: F/2000/0351

Proposal: Proposed two storey rear and single storey side and rear extensions to dwelling..

Site Address: Manor Cottage Cricket Hill Finchampstead.

Applicant: Mr & Mrs M Wilson .

Your observations are required in respect of this application **by 17/02/2000** .

The Parish Council has no objections to this application.

SIGNED C.S. Cl

DATE: 28-1-00

CLERK TO Finchampstead Parish Council

TO: **DEVELOPMENT CONTROL**
Simon Lewis

FROM: Environmental Design

DATE: 4 February 2000

Location:	Manor Cottage, Cricket Hill, Finchampstead
Proposal:	PROPOSED TWO STOREY REAR AND SINGLE STOREY SIDE AND REAR EXTENSIONS TO DWELLING
Application Number:	F/2000/0351

In response to your consultation dated 24 January 2000 for the above application, the landscape comments are as follows:

The site is located within the ASLI and although there are reasonably long distance views of the dwelling from the east, the proposed extensions to the property will not have a greater impact on the landscape than the existing dwelling. Therefore I have no objection to the proposals.

Catherine Brimble

Catherine Brimble
Landscape Architect

WOKINGHAM D.C. DEVELOPMENT CONTROL

Start date: 12 JAN 2000	Map No. 121 /114 Site 024
Officer: SL	Application No. F/2000/0351
	Easting: ..... Flood Pln .....
	Northing: ..... Mineral .....

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

Description:
(F) PROPOSED TWO STOREY REAR AND SINGLE STOREY SIDE + REAR EXTENSIONS TO DWELLING

Location: MANOR COTTAGE CRICKET HILL

Parish: FINCHAMPSTEAD Ward: Finch South. 26.1.2000

Applicant: MR/MRS WILSON

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

(12)

Enforcement Section to be notified ☐ tick if required

Additional information required for validation

		Reason	Requested	Received
1	1:2500 OS location plan showing property edged in blue/red			
2	1:500 block plan showing existing & proposed dev. + adj. Properties			
3	Forms unsigned			
4	Correct S 66 certificate			
5	Elevation plans	Not clear which parts relate to the new application!		
6	Floor plans	Can they highlight in some way or supply existing plans.	— See note on plan	
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 : 24:1:2000 Parish Council Informed - YES / NO

INTERNAL CONSULTATIONS

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

EXTERNAL CONSULTATIONS

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

HERITAGE BODIES

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

OTHERS:

..... (Rural Area) .....

.....

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

NEIGHBOURS:

..... S/N. .....

By hand 11.1.00

Environmental Services

For office use only.
Application number 12.J.....* 1001

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. M. WILSON MANOR COTTAGE CRICKET HILL FINCHAMPSTEAD BERKS. RG40 3TP 0118 9328121
2	Agent's Name Address and postcode Phone number	
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.	AS ABOVE
4	Give brief details of the proposal for example, two storey side extension. About the application	TWO STOREY REAR EXT & SINGLE STOREY SIDE & REAR EXT.
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 & RED TILE HANGING 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: ~~3~~ 4	Proposed: 4
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: Mark Wilson

on behalf of

Date 10/1/00

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

1933

ADDRESS Manor Cottage, Cricket Hill PARISH Linem

PLOT No. Orig. Property ORD. SHEET No.

BUILDER ✓

Plan No.	Applicant	Description of Development	Date of Decision	Decision
1041/54	MR. W. PHILLIPS	O/L. RES. DEV. LAND AD S.	8 12/2/55	REF
41329	S.C. ALMOND	2/St. Ht. 3 STABLES – STORAGE BLOCK.	8.9.93	C/A
LP94/2414	"	S/St. Ht.	11.4.94	APP
97/65817/O	APPEAL "	O/L. DWELLING & ACCESS	8.8.97	REF
99/70366/F	Mr + Mrs M Wilson	New veh. access + repl. exist access with pedestrian access	13.12.99	C/A

MINISTRY DECISION 97/65817/O – APPEAL DISMISSED - 27.10.97

SPECIAL ORDERS