APPLICATION NO:
F/2000/0383

LOCATION:
10 Bodmin Road Reading. Woodley

APPLICANT:
Mr & Mrs Duckett C/O Peter H. Watkins

PROPOSAL:
Proposed single storey front extension to dwelling.

EARLIEST DATE FOR DECISION: **19/02/2000**

APPLICATION EXPIRY DATE: **13/03/2000**

CASE OFFICER: **Natalie Brown**

RAILEX
Marbleboard

EASIFILE EP7

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Mr & Mrs Duckett
C/O Peter H. Watkins
48 Broomfield Road
Tilehurst
Berks
RG30 6AL

Application Number: F/2000/0383

Parish: **WOODLEY**

Location: **10, Bodmin Road, Woodley, Reading.**

Proposal: **Proposed single storey front extension 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.

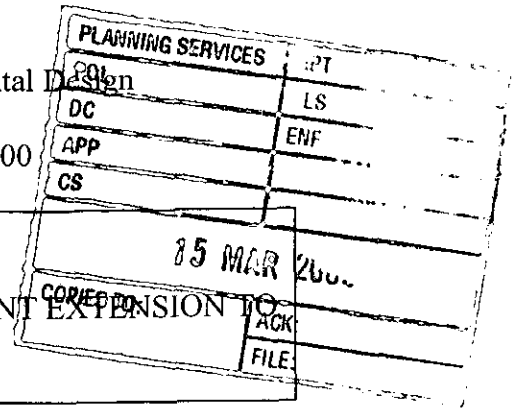
Reason
1. In pursuance of Section 91(1) of the Town and Country Planning Act 1990.

Reason
2. To ensure a satisfactory external appearance.

Head of Planning and Transportation
Date: 28 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.

Received after decision made on application



TO: DEVELOPMENT CONTROL
Natalie Brown

FROM: Environmental Design

DATE: 1st March 2000

Location:	10 Bodmin Way, Woodley
Proposal:	PROPOSED SINGLE STOREY FRONT EXTENSION TO DWELLING
Application Number:	F/2000/0383

In response to your consultation dated 26th January 2000 for the above application, the tree and landscape comments are as follows:

I have no objection to the proposals in principle.

The proposals will not affect any existing trees, landscape features and there are no significant views into or out from the site.

ROBERT PETROW
Consultant Landscape Architect

To:
Trees

27 JAN 2000

From: Natalie Brown

Date: 26 January 2000

Application Number: F/2000/0383

Proposal: Proposed single storey front extension to dwelling..

Site Address:
10, Bodmin Road, Woodley.

Applicant:
Mr & Mrs Duckett C/O Peter H. Watkins.

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

T.P.O. 3/1951 - Tree on site ??

No objection, subject to [illegible]

Environmental Services

For office use only.
Application number:

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. DUCKETT
17 JAN 2000* U883	Address and postcode	10 BODMIN CLOSE WOODLEY
	Phone number	926418
2	Agent's Name	PETER H. WATKINS
	Address and postcode	48 BROOMFIELD ROAD TILEHURST RG30 6AL
	Phone number	9423696
3	Site	10 BODMIN
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.		
4	About the application	SINGLE STOREY FRONT EXTN
Give brief details of the proposal for example, two storey side extension.		
5	Are there any trees on the site? If Yes, please show their positions, spread and species of the trees on the plans. Say which trees you plan to cut down.	Yes ☐ No ☑
6	Please list the external materials you will use for example, red brick to match any existing bricks and dark stained timber.	CLAY TILES & BRICK TO MATCH
7	Will the proposal change the pedestrian or vehicle access to the site? Please show details of the existing access and any proposed changes on the plans.	Yes ☐ No ☑
8	Will the car parking provision at the site be changed? If Yes, please show details of any changes on the plans.	Yes ☐ No ☑

Crystal Mark
Clarity approved by Plain English Campaign

Please turn over

9	How many bedrooms does the property have?	Existing: 3	Proposed: 3
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.	£95-00	
	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

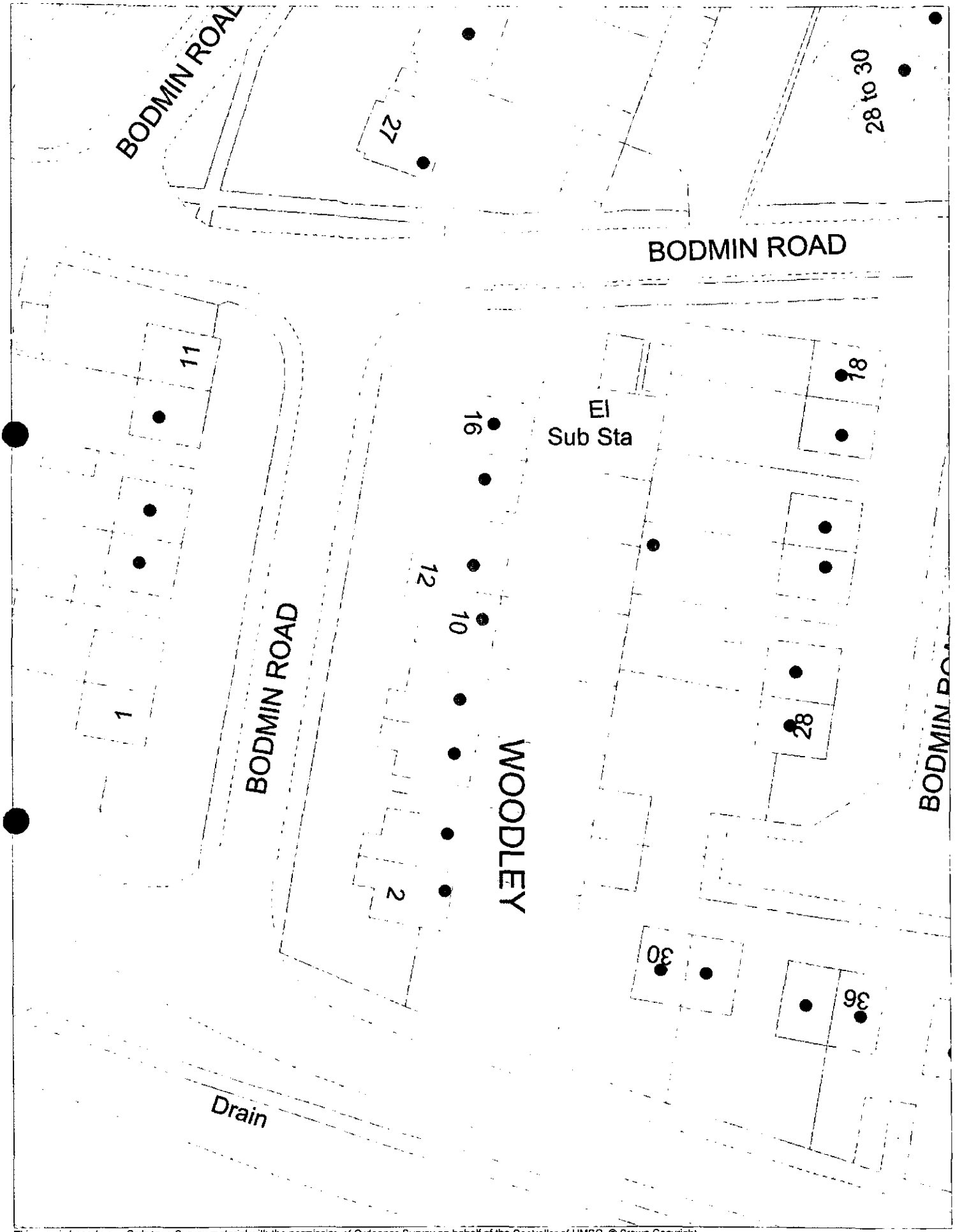
None of the land forms part of an agricultural holding.

Your signature: P A . Wall

on behalf of MR. DUCKETT

Date 7-1-2000

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



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Development Control Section, Environmental Services, Wokingham District Council.

28 January 2000

Scale: 1 : 500

N
W E
S



Site Plan, Scale: 1 to 1250

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Date: 19 January 2000

N
W E
S

Received by Wokingham District Council

Application No: F/2000/0383

Proposal:

Proposed single storey front extension to dwelling.

Location:

10 Bodmin Road Woodley.

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 Natalie Brown P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 19/02/2000. 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 6492 (Direct Line)
E-mail: Natalie.Brown@wokingham.gov.uk
Date. 6 September, 2000
My ref. BC/DC/F/2000/0383

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 Duckett
c/o Peter Watkins
48 Broomfield Road
Tilehurst
Reading
Berkshire
RG30 6AL

Dear Sirs

PLANNING PERMISSION F/2000/0383
SITE: 10 BODMIN ROAD, WOODLEY

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 F/2000/0383 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

Natalie Brown
Planning Assistant

Revised

DEVELOPMENT CONTROL/BUILDING CONTROL CHECKLIST

CHECKLIST WHEN A BUILDING REGULATION APPLICATION HAS BEEN RECEIVED.

SITE DETAILS		CASE OFFICER
PLANNING APPLICATION NUMBER	0383	NB
BUILDING CONTROL NUMBER	FP 2000/1018	Paul.
~~APPLICANT~~/AGENT	Peter A. Watkins	
ADDRESS OF SITE	10 Bodmin Road WOODLEY.	
DESCRIPTION OF PROPOSED WORK	S/S front ext	

DRAWING NUMBERS	BC	DC
BLOCK PLAN	PW 99208	PW 99208
ELEVATIONS	— "	— "
FLOOR PLANS	— "	— "

CHECKLIST	1ST CHECK	2ND CHECK
PERMITTED DEVELOPMENT		
APPLIC. NECESSARY-NOT RECEIVED		
APPLIC.RECEIVED & APPROVED	28/7/00.	
APPLIC.RECEIVED-NO DECISION		
APPLIC.REFUSED		
DIFFERENCES BETWEEN DC/BC DRAWINGS	None	
IF YES, WHAT ARE THE DIFFERENCES ?	/	
DATE	25/8/00	

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	

Received 6/3/2000
(after application determined)

TO: DEVELOPMENT CONTROL
Natalie Brown

FROM: Environmental Design

DATE: 1st March 2000

Location:	10 Bodmin Way, Woodley
Proposal:	PROPOSED SINGLE STOREY FRONT EXTENSION TO DWELLING
Application Number:	F/2000/0383

In response to your consultation dated 26th January 2000 for the above application, the tree and landscape comments are as follows:

I have no objection to the proposals in principle.

The proposals will not affect any existing trees or, landscape features and there are no significant views into or out from the site.

CB
RP ROBERT PETROW
Consultant Landscape Architect

please file in application file

WORK SHEET FOR : Natalie Brown

Application Number : F/2000/0383

Applicant : Mr & Mrs Duckett C/O Peter H. Watkins.

Location : 10 Bodmin Road Woodley.
Proposal : Proposed single storey front extension to dwelling.

Site Notice Displayed ? :

YES	NO	DATE
	✓	31/01/2000

yes 10/2/2000

Date of Neighbour Notifications : ✓

Date of Site Visit : 31/01/2000

Date Registered : 17/01/2000

Earliest Date for Decision : 19/02/2000

Latest Consultation Date/Site Notice Expiry Date : 19/02/2000

Application Expiry Date: 13/03/2000

Consultation Responses :

Woodley PC : 14/2 : expressed concern at possible loss of light to kitchen at 8 Bodmin Road, & take neighbours comments into account. (Ltr received 11 Feb).

Trees : none received

Highways : 9/2 : "Does not want to restrict the grant of permissi

Neighbours/N : none received.

Planning Issues : (I'd felt, TPC, over whole area)
1) Impact upon neighbouring properties
2) Impact upon the street scene
3) Impact upon highway safety
4) Impact upon trees.

Application Number: F/2000/0383

Appraisal :

(1) Impact upon neighbouring properties :
The proposed development is for a single storey front extn to the dwelling forming an extn to kitchen. It will be 3m width and protrude forward from the building by 2.1m being in line with the front of the existing garage. It will have a mon-pitched roof (matching that of the garage) 2.4m to eaves & 3.8m to ridge. There will be a window in the front elevation.
- There are conifers surrounding the driveway at front at nos Nº 8. There is no boundary between Nºs 12 + 10 (driveway infront of garages)
- Nº 8 has an extension like the proposed at Nº 10 (forward most point of b'lies will be the same.
- Therefore no detrimental impact upon neighbouring properties by either overlooking, overshadowing or overbearing.

(2) Impact upon the street scene.
Nos 8 + 6 have an extn like the proposed at Nº 10 with the mono-pitched roof over garage & extn.
materials will match existing ∴ no detrimental impact upon the street scene.

(3) Impact upon highway safety.
There is a garage space & room for 2 cars in front of the property & the property has 3 bedrooms. Therefore the council's parking standard is satisfied ∴ no detrimental impact upon highway safety.

(4) Impact upon trees.
The site for the front is bound by tall conifer hedging.
There are no TPO trees on site that will be affected ∴ no detrimental impact.

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

Application Number F/2000/0383
Conditions/~~Reasons for Refusal~~

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
	SC01	SR02	
	SC53	SR12	INS: WORK.

RECORD OF SITE VISIT

SITE ADDRESS: 10 Bodmin Road Reading.

APPLICATION NUMBER: F/2000/0383

OFFICER: Natalie Brown

DATE OF SITE VISIT: 31/01/2000

1 SITE/STATUTORY NOTICE DISPLAYED ? NO Yes 10/2/2000 Stake in front garden

2. DESCRIPTION OF SURROUNDINGS

Residential. semi-D with (front) integral garages - mono pitched roof over driveway in front of garage, some houses have driveway + grass area.

3. DESCRIPTION OF SITE/BUILDING

conifers surrounding driveway. front & with Nº 8 - no boundary between Nº 10/12 driveway & by entrance to driveway (White UPVC window frames - dark brown window ledge & surround to window)

4. RELATIONSHIP TO ADJOINING PROPERTIES

Nº 8 - g/f side window on main building

Joined to Nº 12 - will not be affected.

Nº 8 - conifers (tall) between properties - LD has extn to extent of building line (as proposed at Nº 10)

(Nº 8+6 - mono-pitched roof over garage + extn - full width of building).

garage & window (front facing) in extn.

5. SITE CONSTRAINTS

TREES ✓

ACCESS/PARKING Garage + 2 parking (estimated) spaces in front

LEVELS ✓

BOUNDARY TREATMENT as above

OTHERS ✓

Tel: (0118) 974 6492

Date: 21/02/2000

My ref: F/2000/0383

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Tel: (0118) 974 6000
Fax: (0118) 974 6484
Minicom No: (0118) 974 6991
DX: 33506 – Wokingham

CONFIDENTIAL

Councillor C Lawley
26 Farriers Close
Woodley
RG5 3DD

Dear Councillor

Application Number: F/2000/0383
10 Bodmin Road Woodley.
Proposed single storey front extension 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 Natalie Brown on (0118) 974 6492. 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 02/03/2000

Yours faithfully

Chris Wood
Head of Planning and Transportation

LISTING FORM
Case officer: Natalie Brown **Application Number**: F/2000/0383
10 Bodmin Road ~~Reading.~~ (Woodley)
Proposed single storey front extension 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 6492

Date: 21/2/2000

My ref: F/2000/0383

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

CONFIDENTIAL

Councillor K Gilder
360 Kingfisher Drive
Woodley
RG5 3LH

Dear Councillor

Application Number: F/2000/0383
10 Bodmin Road ~~Reading~~. (Woodley)
Proposed single storey front extension to dwelling..

I write to let you know that the above mentioned application has been recommended for **APP**ROVAL: ☑ REFUSAL: ☐ under delegated powers.

If you have any questions please do not hesitate to contact Natalie Brown on (0118) 974 6492. If you then feel the application needs to be transferred to the next available Development Control Sub-Committee for decision please contact the Councillor for your area responsible for planning matters as soon as possible

Yours faithfully

Chris Ward

Head of Planning ~~and~~ Transportation

Tel: (0118) 974 6492

Date: 21/02/2000

My ref: F/2000/0383

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Tel: (0118) 974 6000
Fax: (0118) 974 6484
Minicom No: (0118) 974 6991
DX: 33506 – Wokingham

CONFIDENTIAL

Councillor E Rowland
155 Fairwater Drive
Woodley
RG5 3JQ

Dear Councillor

Application Number: F/2000/0383
10 Bodmin Road ~~Reading~~. (Woodley)
Proposed single storey front extension 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 Natalie Brown on (0118) 974 6492. If you then feel the application needs to be transferred to the next available Development Control Sub-Committee for decision please contact the Councillor for your area responsible for planning matters as soon as possible

Yours faithfully

Chris Bond

Head of Planning and Transportation

WOKINGHAM D.C. DEVELOPMENT CONTROL

Start date: 17 JAN 2000	Map No. ..... Site ...[illegible]...
Officer: NAB	Application No. F/2000/0383
	Easting: ..... Flood Pln .....
	Northing: ..... Mineral .....

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

Description:
(F) PROPOSED SINGLE STOREY FRONT EXTENSION TO DWELLING

Location: 10 BODMIN ~~CLOSE~~ ROAD

Parish: WOODLEY Ward: South Lake ✓ 26/01

Applicant: MR/MRS DUCKETT

Fee Received 95-00 (7) Required ..... Additional ..... Refund .....

Enforcement Section to be notified ☐ tick if required

Additional information required for validation

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

APPLN NO. _____

ACTION REQUIRED BY DEVELOPMENT CONTROL

Conservation Area .....

Listed Building 1 2 2*

Advertisement Required .....

Date Site Notice Sent : 26/01/00 Parish Council Informed - YES / ~~NO~~

INTERNAL CONSULTATIONS

Building Control	NF: .....
Landscape	NK: .....
Trees	(NK: ✓ 26/01)
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: ✓ 26/01)

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: (TPO over whole area)

.....

.....

No pre-apps

NEIGHBOURS:

S/N Sufficient

LISTING FORM

Case officer: Natalie Brown Application Number: F/2000/0383

10 Bodmin Road ~~Reading~~ (Woodley)

Proposed single storey front extension to dwelling.

Transfer: Yes ☐ No ☑

Reason for Transfer:

Signed: _____ Date: 22/2/05

Print Name: C. HALLEY

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: Natalie Brown

DATE: 26 January 2000

Woodley Town Council Consultation Sheet

Application Number: F/2000/0383

Proposal: Proposed single storey front extension to dwelling..

Site Address: 10 Bodmin Road Woodley.

Applicant: Mr & Mrs Duckett C/O Peter H. Watkins.

Your observations are required in respect of this application **by 19/02/2000** .

0383
Members expressed concern at the possible effect of loss of light to the kitchen at No. 8 Bodmin Road and particularly asked that any neighbours' comments be taken into account for this application.

SIGNED: _____ DATE: 10.2.00

CLERK TO Woodley Town Council

G/

Plan No. F/1999/0255: Proposed single storey side extension to dwelling and replacement garage – 33 Duncan Road
The committee particularly asked that any neighbours' comments were taken into account for this application.

Plan No. A/2000/0359: Proposed erection of non-illuminated industrial estate signs – Headley Park Industrial Estate, Headley Road East
The committee was concerned that the vertical pylon sign was too high and would be distracting for drivers coming from the roundabout. It would also disrupt the visual amenity of nearby residents. However, members could see no problem with the other signs at the vehicular entrance to the industrial estate.

Plan No. F/2000/0381: Proposed two storey side extension to dwelling and single storey rear extension – 29 Fawcett Crescent
The committee particularly asked that any neighbours' comments were taken into account for this application.

NB

Plan No. F/2000/0383: Proposed single storey front extension to dwelling – 10 Bodmin Road
Members expressed concern at the possible effect of loss of light to the kitchen at No. 8 Bodmin Road and particularly asked that any neighbours' comments were taken into account.

Plan No. F/2000/0390: Proposed alterations and extension to vehicle maintenance workshop – Allied Bakeries of Reading Ltd., Viscount Way.
Members noted and fully supported the objections raised by residents as it would appear that the movement of the operation of vehicle maintenance would be moved closer to residential properties in Vauxhall Drive.

The committee expressed the following serious concerns:

- the resultant increase in activity from additional onsite maintenance of lorries
- the increase in noise levels from the increase in workshop activity .
- the risk of contamination when moving the oil tanks
- increase in pollution levels from the vehicles and testing of the vehicles
- possible increase in pollution from the re-location of the vehicle exhaust outlet
- the new position of the doors will bring the maintenance work much closer to residents
- the development will bring noxious pollution closer to residents

PLANNING SERVICES
POST

To:
Highways

From: Natalie Brown

Date: 26 January 2000

Application Number: F/2000/0383

Proposal: Proposed single storey front extension to dwelling..

Site Address:
10, Bodmin Road, Woodley.

Applicant:
Mr & Mrs Duckett C/O Peter H. Watkins.

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

THE HIGHWAY AUTHORITY DOES NOT WANT TO RESTRICT THE GRANT OF PERMISSION.

N.S. Tatler
7-2-00

PC. 23 101 010

ADDRESS 10 BODMIN ROAD PARISH WOODLEY

PLOT No. 149. (Stage 2) Phase 2 ORD. SHEET No. SU.

BUILDER Cooks of Reading

Plan No.	Applicant	Description of Development	Date of Decision	Decision
0/32/61	J.T. Cook & Son Ltd	Outline	Referred to BC	PC. No decision
0/278/65	"	"	30.12.65	N/A. Refus
0/76/66	"	"	11.3.66	N/A. Refu
157/71	Cooks of Reading	Layout Rds. & Sewers	18.3.71	N/A. Cl
727/71	"	Semi/Det. House	5.8.71	App. Cl
BRA 094	MR + MRS SEARLE	S/ST. DINING EXT	15.1.86	APP N/A

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS TPO 3/51

DRAINAGE

Environmental Services

For office use only.
Application number: [illegible] 0383

Householder planning application form

[illegible] 0383

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.

[illegible] 0383

1	Your name	MR + MRS. DUCKETT
	Address and postcode	10 BODMIN CLOSE WOODLEY
	Phone number	926 4118
2	Agent's Name	PETER H. WATKINS
	Address and postcode	48 BROOMFIELD ROAD, TILEHURST. RG30 6AL
	Phone number	942396
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.	10 BODMIN
4	Give brief details of the proposal for example, two storey side extension. About the application	SINGLE STOREY FRONT EXTN

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.	CLAY TILES & BRICK TO MATCH	
7	Will the proposal change the pedestrian or vehicle access to the site? Please show details of the existing access and any proposed changes on the plans.	Yes ☐	No ☑
8	Will the car parking provision at the site be changed? If Yes, please show details of any changes on the plans.	Yes ☐	No ☑

9544 Crystal Mark
Clarity approved by Plain English Campaign

Please turn over

9	How many bedrooms does the property have?	Existing: 3	Proposed: 3
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.	£95-00	
	c Six copies of each set of plans and drawings listed below.		
	• 1:2500 scale location plan with the site outlined in red.	✓	
	• 1:500 scale site layout plan.	✓	
	• 1:100 or 1:200 scale floor plans and elevations.	✓	

12 Certificate of ownership (Section 66 Town & Country Planning Act 1990)
Please delete either certificate A or certificate B. If neither apply, you must fill in a full certificate which you can get from Environmental Services.

(Owner means a person with a freehold interest, or someone who is a leasehold tenant with at least seven years left on their agreement)

Certificate A

I certify that

- At the beginning of the period of 21 days ending with the date of the application nobody, except the applicant, owned any part of the land which the application relates to.
- None of the land forms part of an agricultural holding.

Certificate B

I certify that

- I or the applicant has given the necessary notice to everyone else who (at the beginning of the period of 21 days ending with the date of the application) owned any part of the land which the application relates to as listed below.

Owner's name	Address at which the notice was served	Date on which the notice was served

None of the land forms part of an agricultural holding.

Your signature: [signature]

on behalf of M. Duckett

Date 7-1-2000

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