SYSTEMS LTD

APPLICATION NO:
F/2000/1750

LOCATION:
The Squirrels Wellingtonia Avenue, Crowthorne.

APPLICANT:
Mr Mrs Barley C/O 4th Dimension Architectural Design

PROPOSAL:
Proposed erection of replacement garage

EARLIEST DATE FOR DECISION: **17/07/2000**

APPLICATION WILL HAVE EXPIRED ON:
09/08/2000

CASE OFFICER: **Farah Humayun**

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Mr & Mrs Barley
C/O 4th Dimension Architectural Design
95 High Street
Crowthorne
Berks
RG45 7AD

Application Number: F/2000/1750

Parish: **FINCHAMPSTEAD**

Location: **The Squirrels, Wellingtonia Avenue, Crowthorne.**

Proposal: **Proposed erection of replacement garage**

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

Condition
3. The area shown on the permitted drawings for vehicle garaging, parking and turning shall be kept available for such use and no development, whether permitted by the Town and Country Planning (General Permitted Development) Order 1995 (or any Order revoking and re-enacting that Order) or not, shall be carried out on the land so shown or in such a position as to preclude vehicular access to this parking space.

Condition
4. The first floor window in the front and rear elevation of the proposed development shall not at any time be glazed other than with obscure glass.

Condition
5. Notwithstanding the provisions of the Town and Country Planning, (General Permitted Development Order) 1995 (or any Order revoking and re-enacting that Order) no windows or similar openings shall be constructed in the side elevations at first floor level of the garage hereby approved.

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

Reason
2. To ensure a satisfactory external appearance.

Reason
3. Development without adequate provision for vehicle parking would lead to parking inconvenient to other road users and detrimental to highway safety.

Reason
4. In the interests of the amenities of the occupants of this property and other properties nearby.

Reason
5. To safeguard the amenities of neighbouring residents and the locality.

John Mitchell
Development Control Manager
Date: 17/08/2000

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.

PLANNING SERVICES 33123
POL FH. FLS
DC ENF
APP
CS
16 AUG 2000
COPIES TO: ACK:
FILE:

Ref RTH/ 5134

14 August 2000

Farah Humayun,
Planning Department,
Wokingham District Council,
Shute End,
Wokingham,
Berks.

Fourth Dimension

ARCHITECTURAL DESIGN

Sydenham House, 95 High Street
Crowthorne, Berkshire RG45 7AD
Telephone: 01344 761727
E.Mail: richard@4thdimension.freeserve.co.uk

Dear Ms Humayum,

RE: APP No F/2000/1750 – GARAGE: The Squirrels, Wellingtonia Ave, Finchampstead.

Further to our recent telephone conversation regarding the above project, please find enclosed copies of our revised drawing 5134/ 02A indicating the reduction of the ridge line by 1 metre as requested by yourself.

We trust this is to your satisfaction and look forward to receiving the approval document in the near future.

Yours sincerely,

Richard Hart.
4th Dimension Architectural Design

C:C Mr & Mrs Barley

Tel. 0118 974 6445 (Direct Line)
E-mail: Angela.Odell@wokingham.gov.uk
Date. 24 April, 2001
My ref. AO/F/2000/1750

The Occupier
Abbot's Ann
Wellingtonia Avenue
Crowthorne
Berks

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

Dear Sir/Madam

PLANNING PERMISSION F/2000/1750
PROPOSED ERECTION OF REPLACEMENT GARGE AT THE SQUIRRELS, WELLINGTONIA AVENUE, FINCHAMPSTEAD

I refer to the planning permission. I have received a request on behalf of the occupants of The Squirrels for alterations to the approved plans for the garage to be accepted as a minor amendment to the above permission. These alterations are for a slight reduction in the roof height and 2 west facing dormers in the roof of the garage. I am writing to you to ask you whether you have any comments to make on this proposal. If you wish to comment please write to me or telephone me (any letter/comments to be received by 9 May 2001), otherwise I will assume that you have no comments to make.

I trust the above is clear, but if you wish to discuss the matter further please contact me.

Yours sincerely

AO

MRS A ODELL
Senior Planner

Tel. 0118 974 6445 (Direct Line)
E-mail: Angela.Odell@wokingham.gov.uk
Date. 10 May, 2001
My ref. AO/F/2001/1750

P Howlett & Co.
27 Pinewood Avenue
Crowthorne
Berks
RG45 6RR

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

Dear Mr Howlett

PLANNING PERMISSION F/2000/1750
ERECTION OF REPLACEMENT GARAGE AT THE SQUIRRELS, WELLINGTONIA AVENUE, FINCHAMPSTEAD

Thank you for your letter of 15 February and enclosed plans. I confirm the lowering of the roof and insertion of 2 dormer windows in the east side elevation is accepted as a minor amendment to the above permission.

Yours sincerely

AO.

MRS A ODELL
Senior Planner

PLANNING SERVICES	HPT 40121
POL	TLS
DC FH	ENF
APP	
CS	
20 Feb 2001	
COPIES TO:	ACK:
	FILE:

Kelly Re

P. HOWLETT & CO
Building Contractors

27 Pinewood Ave.
CROWTHORNE
BERKS
RG45 6RR
Tell: 01344 773333
Mob: 07770 551186
Fax: 01344 752202

February 15, 2001

Planning Dept.
Wokingham District Council
Shute End
Wokingham
Berks
RG40 1WR

Your Ref; F/2000/1750

Dear Sir

Further to my telephone conversation with the planning officer on Wednesday 7th February 2001, I have enclosed the original plans with the new roofline marked on it. The new dormer windows are overlooking the garden and there is no line of site to the neighbour's property, which is over 30m away.

My client was very keen to listen to the views of his neighbours. That is why the new roof is cut down considerably on the front and back hips and why the windows have been moved to the side to avoid overlooking their garden.

I hope this is what you need and we can put these alterations through as an amendment to the drawings. The new dormers have been kept to a minimum so that the volume of the garage has not been increased. If you would like to visit the site please call me (Ian Howlett) and I will be very happy to meet you and answer any questions.

Many thanks for your help in this matter if you need any other information don't hesitate to call.

Yours Faithfully

Ian Howlett

E-mail i.Howlett@virgin.net

P. HOWLETT & CO
Building Contractors

27 Pinewood Ave.
CROWTHORNE
BERKS
RG45 6RR
Tell: 01344 773333
Mob: 07770 551186
Fax: 01344 752202
February 15, 2001

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Shute End
Wokingham
Berks
RG40 1WR

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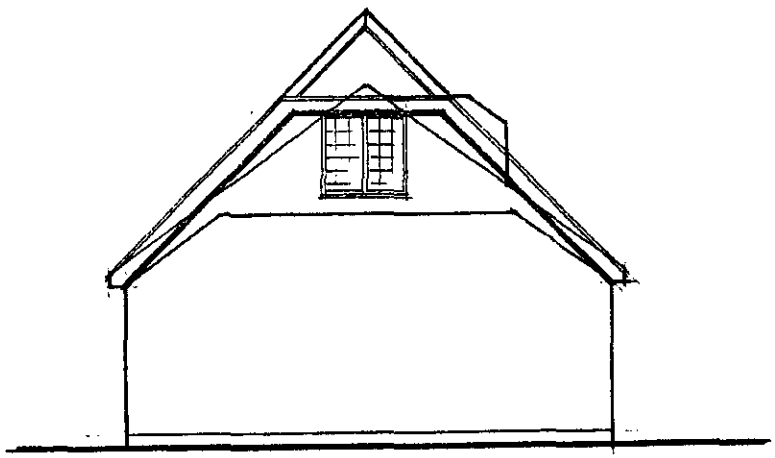
Many thanks for your help in this matter if you need any other information don't hesitate to call.

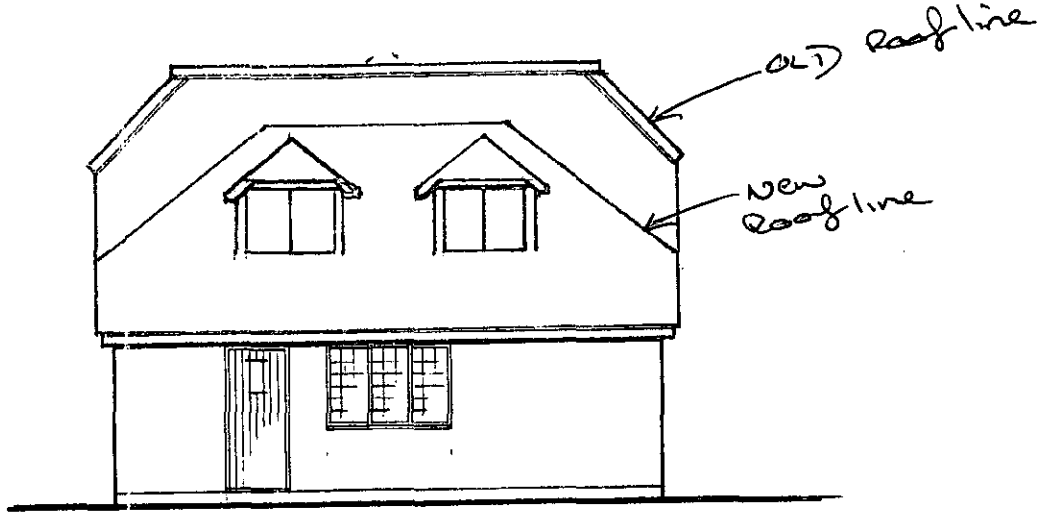
Yours Faithfully

Ian Howlett

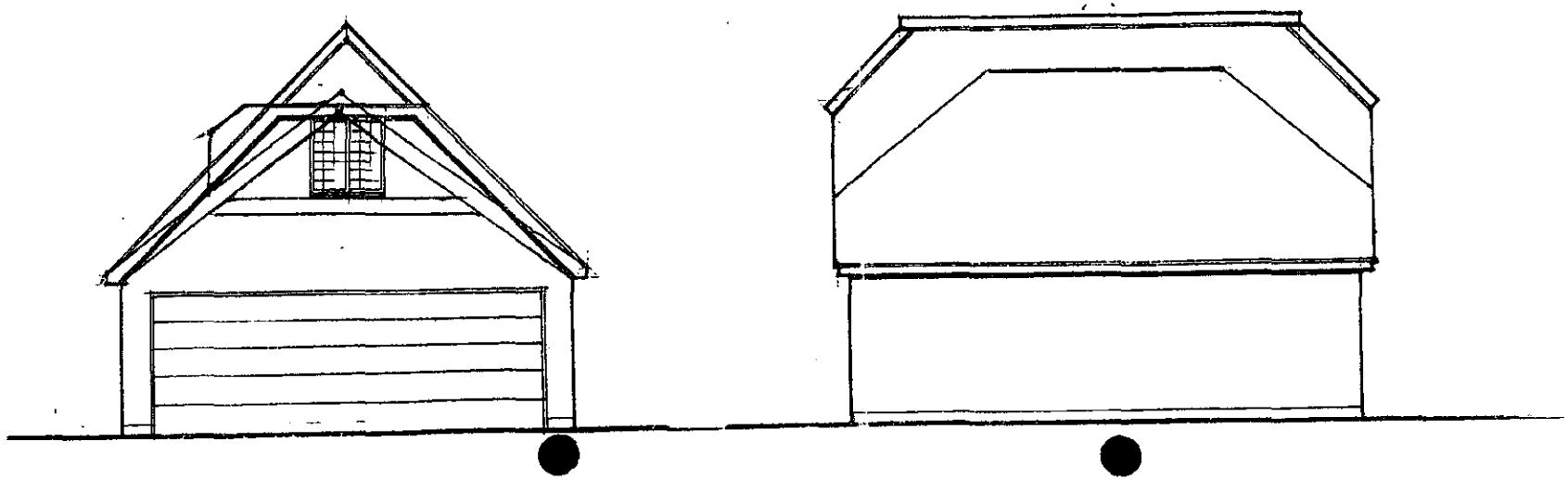
E-mail i.Howlett@virgin.net

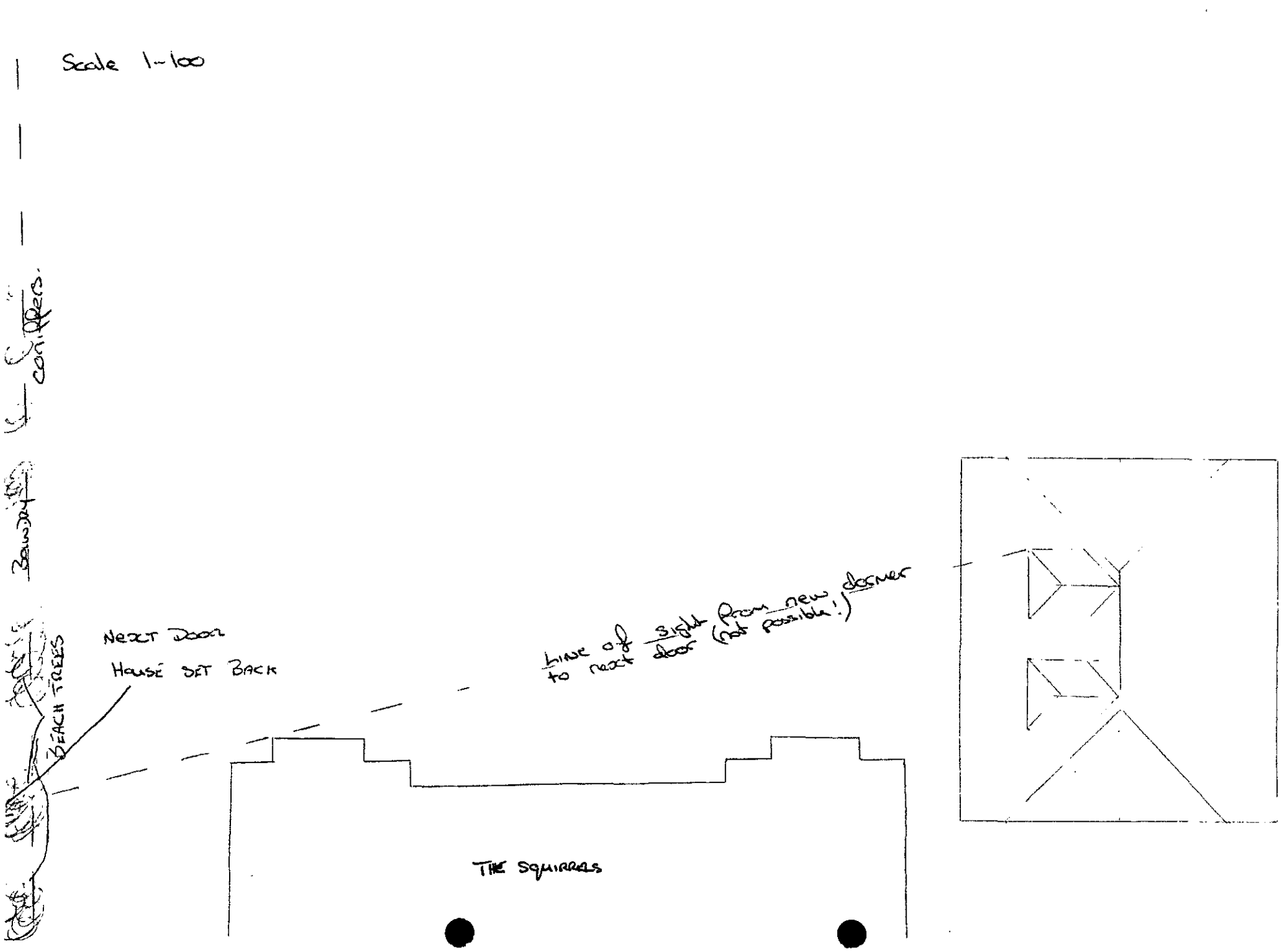


REAR ELEVATION ~~1:100~~
NOT TO SCALE.



SIDE ELEVATION ~~1:100~~
NOT TO SCALE




Scale 1-100
Conifers
Boundary
Beach Trees
Next Door
House set back
Line of sight from new dormer to next door (not possible!)
The Squirrels

1750

Tel. 0118 974 6482 (Direct Line)
E-mail: Farah.Humayun@wokingham.gov.uk
Date. 13 November, 2000
My ref. BC/DC/2000/1750
Your ref.

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 Barley
c/o Fourth Dimension Architectural Design
Sydenham House
95 High Street
Crowthorne RG45 7AD

Dear Mr & Mrs Barley

PLANNING PERMISSION 2000/1750
SITE: THE SQUIRRELS, WELLINGTONIA AVENUE, CROWTHORNE

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 2000/1750 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 you 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 sincerely

FARAH HUMAYUN
Planning Assistant

finalised

DEVELOPMENT CONTROL/BUILDING CONTROL CHECKLIST

CHECKLIST WHEN A BUILDING REGULATION APPLICATION HAS BEEN RECEIVED.

SITE DETAILS		CASE OFFICER
PLANNING APPLICATION NUMBER	1750	FH
BUILDING CONTROL NUMBER.	FP 2000/1249	Brian
~~APPLICANT~~/AGENT	4th Dimension Arch. Design	
ADDRESS OF SITE	The Squirrels Wellingtonia Avenue FINCHAMPSTEAD	
DESCRIPTION OF PROPOSED WORK	replacement detached garage.	

DRAWING NUMBERS	BC	DC
BLOCK PLAN	✓	✓
ELEVATIONS	5134/02A	5134/02A
FLOOR PLANS	—	—

CHECKLIST	1ST CHECK	2ND CHECK
PERMITTED DEVELOPMENT		
APPLIC. NECESSARY-NOT RECEIVED		
APPLIC.RECEIVED & APPROVED	12/8/00	
APPLIC.RECEIVED-NO DECISION		
APPLIC.REFUSED		
DIFFERENCES BETWEEN DC/BC DRAWINGS	None	
IF YES, WHAT ARE THE DIFFERENCES ?	/	
DATE	26/10/00.	

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/2000/1750
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
1	SC01	SR02	
2	SC53	SR12	BRICKWORK
3	SC23	SR06	GARAGING PARKING + TURNING
4	SC20	SR24	FIRST FLOOR, FRONT + REAR
5	SC08	SR05	SIDE ELEVATIONS AT FIRST FLOOR LEVEL OF THE GARAGE HEREBY APPROVED

17/8/00

RECORD OF SITE VISIT

SITE ADDRESS: The Squirrels
Wellingtonia Avenue Crowthorne.

APPLICATION NUMBER: F/2000/1750

OFFICER: Farah Humayun

DATE OF SITE VISIT: 5/7/00

1 SITE/STATUTORY NOTICE DISPLAYED ? FRONT GATE

2. DESCRIPTION OF SURROUNDINGS

~~2 STOREY~~

RESIDENTIAL ?

3. DESCRIPTION OF SITE/BUILDING

2 STOREY DETACHED

EXTENSIVE GROUNDS.

4. RELATIONSHIP TO ADJOINING PROPERTIES

left - high tree screening.

Right - No windows on flank wall. Hipped roof
GAP IN SCREENING WHERE WINDOW MAY OVERLOOK

5. SITE CONSTRAINTS

TREES MANY V HIGH!

ACCESS/PARKING - 1 space side of house.

LEVELS - Garden slopes down - neighbouring house in lane!

BOUNDARY TREATMENT - as above - In front of garage low hedge.

OTHERS —

WORK SHEET FOR : Farah Humayun

Application Number : F/2000/1750

Applicant : Mr Mrs Barley C/O 4th Dimension Architectural Design.

Location : The Squirrels, Wellingtonia Avenue, , Crowthorne.

Proposal : Proposed erection of replacement garage

Site Notice Displayed ? :	YES	NO	DATE
	✓		5/7/00

Date of Neighbour Notifications : .....

Date of Site Visit : 5/7/00

Date Registered : 14/06/2000

Earliest Date for Decision : 17/07/2000

Latest Consultation Date/Site Notice Expiry Date : 17/07/2000

This application will have expired on: 09/08/2000. 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 :

FINCHAMPSTEAD PARISH COUNCIL > NO OBJECTIONS

HIGHWAYS > RECOMMEND APPROVAL - SUBJECT TO CONDITIONS

ENVIRONMENTAL DESIGN > APPLICATION ACCEPTABLE, HOWEVER NEED TO PROTECT TREES DURING CONSTRUCTION OF GARAGE.

NEIGHBOUR (AMBER LEE) > OBJECTS -> INTRUSION OF PRIVACY
-> OVERBEARING

Planning Issues :

* IMPACT UPON NEIGHBOURING PROPERTIES

Application Number: F/2000/1750

Appraisal :

IMPACT UPON NEIGHBOURING PROPERTIES

The application being considered is for the proposed erection of replacement garage. The proposed garage is 7 metres in width and 8 metres in length. The garage has a gable roof design. To the ridge the height of the garage stands at 5.2 metres.

The proposed garage has an additional front and rear facing window at a height of 3.2 metres. Due to the potential overlooking that the windows may have a condition is added to the application that the windows must be obscurely glazed.

The proposed garage will be located at its closest 1/2 metre from the shared boundary with 'Amber Lee' and approx 1 metre at its furthest. There is general high screening along the shared boundary, although gaps do appear. It ~~was~~ considered.

It was considered that the height under the original drawing (5134/02) would have an overbearing impact to the detriment of the residential amenity of Amber Lee. However under revised plan (5134/02A) the height of the garage has been reduced to 5.2 metres. With the reduced height it is considered that the proposed garage will not have a detrimental impact upon the neighbouring property and their living conditions.

Recomendation : Approval: ☑ **Refusal:** ☐

(tick appropriate box)

Applicationo	Name & Address
F/2000/1750	T Heppner Amber Lee Wellingtonia Avenue Finchampstead RG45 6AF

App approved,
Letter sent 22/08/00

TO: DEVELOPMENT CONTROL
Farah Humayun

FROM: Environmental Design

DATE: 25th July 2000

Location: Glenrise, The Squirrels, Wellingtonia Avenue, Crowthorne

Proposal: Proposed erection of replacement garage

Application Number: F/2000/1750

In response to your consultation dated 23rd June 2000 for the above application, the landscape comment is as follows:

This application is acceptable; however there are many important mature trees around the site of the proposed garage and by builders' access routes to the site. The applicant's attention is drawn to the need to protect the tree branches and roots during the construction of the garage. The applicant should be guided by the British Standard no. 5837: *Guide for Trees in Relation to Construction*, which sets out methods of protecting trees. The BS is available from the Stationery Office and it can be consulted in main libraries.

Patricia Green

Patricia Green
Landscape Consultant

HIGHWAYS CONSULTATION SHEET

From: Farah Humayun **Date:** 23 June 2000

Application Number: F/2000/1750

Proposal: Proposed erection of replacement garage

Parish: FINCHAMPSTEAD PARISH

Site Address:
The Squirrels, Wellingtonia Avenue, , Crowthorne.

Applicant:
Mr Mrs Barley C/O 4th Dimension Architectural Design.

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).

Sc: 23 (Insert: Garaging, Parking & Turning).
SR: 06.

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

26/06/00.

FROM: Farah Humayun

DATE: 23 June 2000

FINCHAMPSTEAD PARISH CONSULTATION SHEET

PLANNING SERVICES UNIT

POL	TLS
DC	
ASP	
CS	
17 JUL 2000	
COPIES TO:	
	FILE

Application Number: F/2000/1750

Proposal: Proposed erection of replacement garage.

Site Address: The Squirrels, Wellingtonia Avenue, , Crowthorne.

Applicant: Mr Mrs Barley C/O 4th Dimension Architectural Design.

Your observations are required in respect of this application **by 17/07/2000** .

The Parish Council has no objections to this application.

SIGNED: C.S.C. DATE:

Clerk To Finchampstead Parish/Town Council.

Amber Lee, Wellingtonia Avenue, Finchampstead, Berkshire RG45 6AF.
Tel: 01344 772153 and 01344 762871

DC
APP
CS 055 FH
10 JUL 2000
COPIES TO:
ACK:
FILE:

TJH/MB
7th July 00

Farah Humayun – Planning Officer
Wokingham District Council
Environmental Services Dept
Planning Services
P O Box 157
Shute End, Wokingham
Berkshire RG40 1WR

Dear Sirs

Re: **Application No. F/2000/1750**
Site Address : **The Squirrels, Wellingtonia Avenue, Crowthorne**
Proposal : **Proposed erection of replacement garage**

Re: Application to carry out the above development

With reference to the above application, I have now had an opportunity to study the plans for this proposal and I would like to protest in the strongest possible terms.

The proposed double garage is on the site of an existing single story garage. The new plans indicate a double story with pitched roof with upstairs windows to the front and rear elevations. The maximum height of the pitched roof appears to be something of the order of 6 metres. I believe that it is intended that this construction should be on the site of the existing garage, the side wall of which is no more than 1 metre from our adjoining fence.

In our opinion this construction would be an intrusion on our privacy and overpowering.

We would have no objection to a single story replacement garage on the site with either a flat roof or a low pitch.

Should the application go to committee please be kind enough to advise the date so that we may speak at the meeting.

Yours faithfully

TIM HEPPNER
[Resident of 'Amber Lee' Wellingtonia Avenue – immediate neighbours to the Squirrels on their east side].

cc: John Mitchell – Development Control Manager.

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

Tel:

Date: **23 June 2000**

My ref: F/2000/1750

CONFIDENTIAL

Councillor Cockroft
113a Nine Mile Ride
Finchampstead
RG40 4HX

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/2000/1750
The Squirrels, Wellingtonia Avenue, , Crowthorne.
Proposed erection of replacement garage

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 **Farah Humayun** on .

Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **Farah Humayun** Application Number: **F/2000/1750**
The Squirrels, Wellingtonia Avenue, , Crowthorne.
Proposed erection of replacement garage
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Cockroft

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

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

Tel:

Date: **23 June 2000**

My ref: F/2000/1750

CONFIDENTIAL

Councillor Long
Foxfield
Wick Hill Lane
Finchampstead
RG40 3PY

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
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Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **Farah Humayun** Application Number: **F/2000/1750**
The Squirrels, Wellingtonia Avenue, , Crowthorne.
Proposed erection of replacement garage
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Long

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

Received by Wokingham District Council

Application No: F/2000/1750

Proposal:
Proposed erection of replacement garage

Location:
The Squirrels, Wellingtonia Avenue, , Crowthorne.

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

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

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

Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer Farah Humayun P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 17/07/2000. 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

23 June 2000

WOKINGHAM D.C. DEVELOPMENT CONTROL

Start date: 19 JUN 2000	Map No. 115 Site 0056
Officer: FH / Application No. F/2000/1752.	Easting: ..... Flood Pln .....
	Northing: ..... Mineral .....

Level: ☐ Sub Committee ☑ Delegated ☐ Sec. State

☐ Incorrect Fee ☐ Invalid ☐ PD

Description:
(F.) PROPOSED ERECTION OF REPLACEMENT GARAGE

Location: THE SQUIRRELS WELLINGTONIA AVENUE

Parish: FINCHAMPSTEAD Ward: Finchampstead South

23.6.2000

Applicant: MR/MRS BARLEY

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

Enforcement Section (8) 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	THERE ARE HIGH WINDOWS BOTH REAR + FRONT, IS THERE TO BE A 1ST FLOOR?		

APPLN NO. _____

ACTION REQUIRED BY DEVELOPMENT CONTROL

Conservation Area .....

Listed Building 1 2 2*

Advertisement Required .....

Date Site Notice Sent : 23.6.2000 Parish Council Informed - YES / NO

INTERNAL CONSULTATIONS

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

EXTERNAL CONSULTATIONS

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

HERITAGE BODIES

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

OTHERS:

NO Pre-apps.

* RURAL AREA

NEIGHBOURS:

S/N + ABBOT'S ANN } WELLINGTONIA AVE.
ARBER LEE }

Ref: RTH/5134

9 June 2000

Planning Department,
Wokingham District Council,
Shute End,
Wokingham,
Berks.

Fourth Dimension
ARCHITECTURAL DESIGN
Sydenham House, 95 High Street
Crowthorne, Berkshire RG45 7AD
Telephone: 01344 761727
E.Mail: richard@4thdimension.freeserve.co.uk

Dear Sir,

RE: GARAGE: The Squirrels, Wellingtonia Ave, Finchampstead.

Please find enclosed six copies of our drawings 5134/ 02 illustrating proposals for the above project together with copies of relevant forms and certificates to comply with our application for Planning Approval

Also enclosed is a cheque to the value of 95.00 to cover planning charges.

We trust this is to your satisfaction and look forward to hearing from you in due course.

Yours faithfully

14.JUN.2000* 1750

Richard T.Hart.
4th Dimension Architectural Design.

Environmental Services

For office use only.
Application number: 14.JUN.2000* 1750

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 + MR BARRY.
	Address and postcode	'THE SQUIRRELS'
		WELLINGTONIA AVE.
		FINCHAMPSTEAD
		BERKS
	Phone number	
2	Agent's Name	4th DIMENSION ARCHITECTURAL DESIGN
	Address and postcode	95 HIGH ST.
		CROWTHORNE.
		BERKS
	Phone number	01344 761727
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.	'THE SQUIRRELS'
		WELLINGTONIA AVE
		FINCHAMPSTEAD.
		BERKS.
4	Give brief details of the proposal for example, two storey side extension. About the application	DEMOLISH EXTG GARAGE +
		ERECT NEW DETACHED
		GARAGE

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.	WHITE PAINTED RENDER BROWN PLAIN TILES
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: N/A	Proposed:
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: 4th DIMENSION ARCH DESIGN

on behalf of MR + MRS BARLEY

Date 9/6/00

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

THE SQUIRRELS
ADDRESS WELLINGTONIA AVENUE PARISH FINCHAMPSTEAD

PLOT No.
ORD. SHEET No. SU. 8163 (115)
BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
0/159/67	MR. V. HOLMES	2 det. houses on rear (fr. Heath Rise)	10.8.67	N/A
43831			16.1.95	PD
94/60004/E			16.1.95	PD
FP94/3185	MR & MRS. J. McADAM	REAR 1ST FLOOR BALCONY	22.12.94	APP
991692301F	Mr. + Mrs. Barley	2SH/S&R Rect.	27.4.99	C/

DATE OF COMPLETION
MINISTRY DECISION
SPECIAL ORDERS
DRAINAGE
091074

14 JUN 2003* 1750



Site Plan, Scale: 1 to 2500

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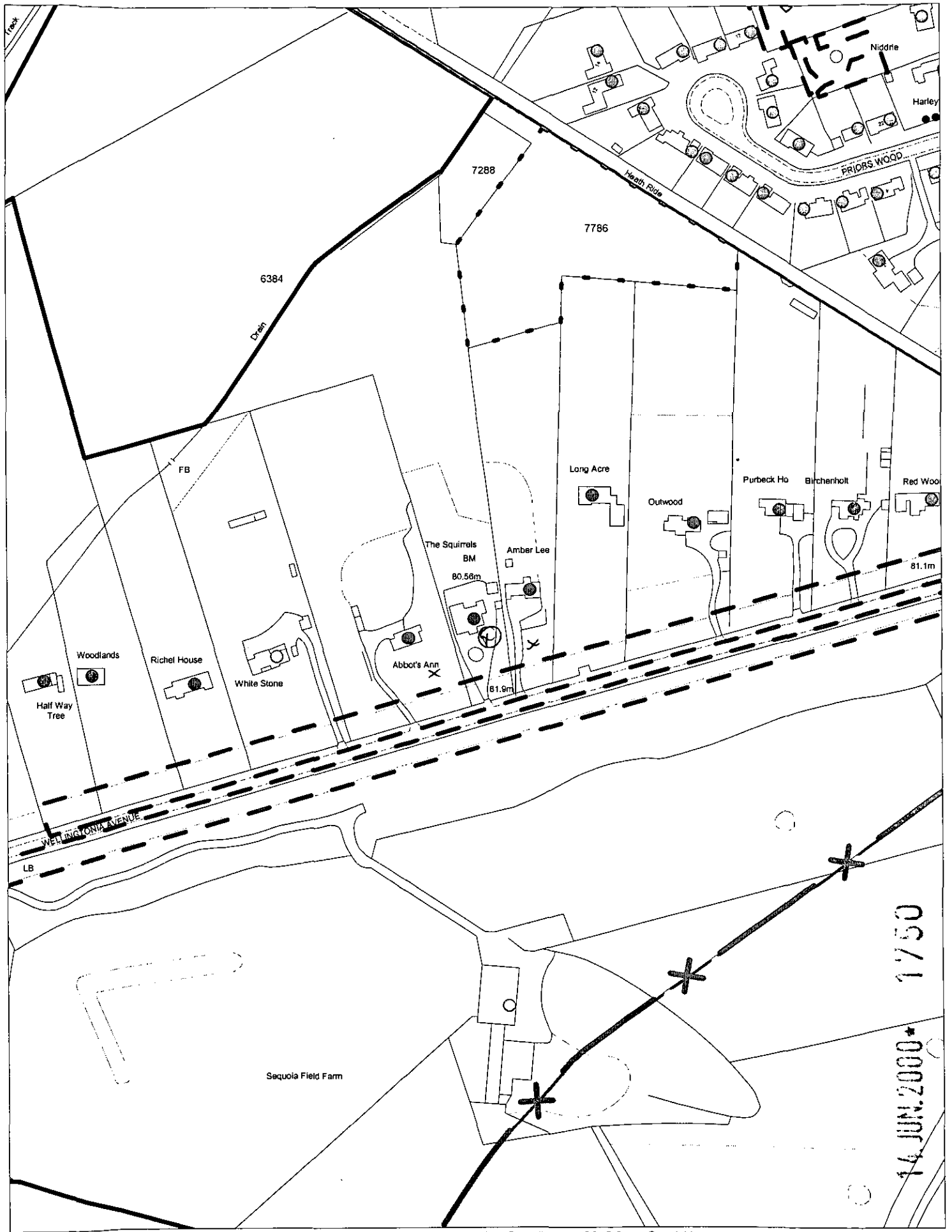
Date: 23 February 1999



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Development Control Section, Environmental Services, Wokingham District Council.

19 June 2000

Scale: 1 : 2500

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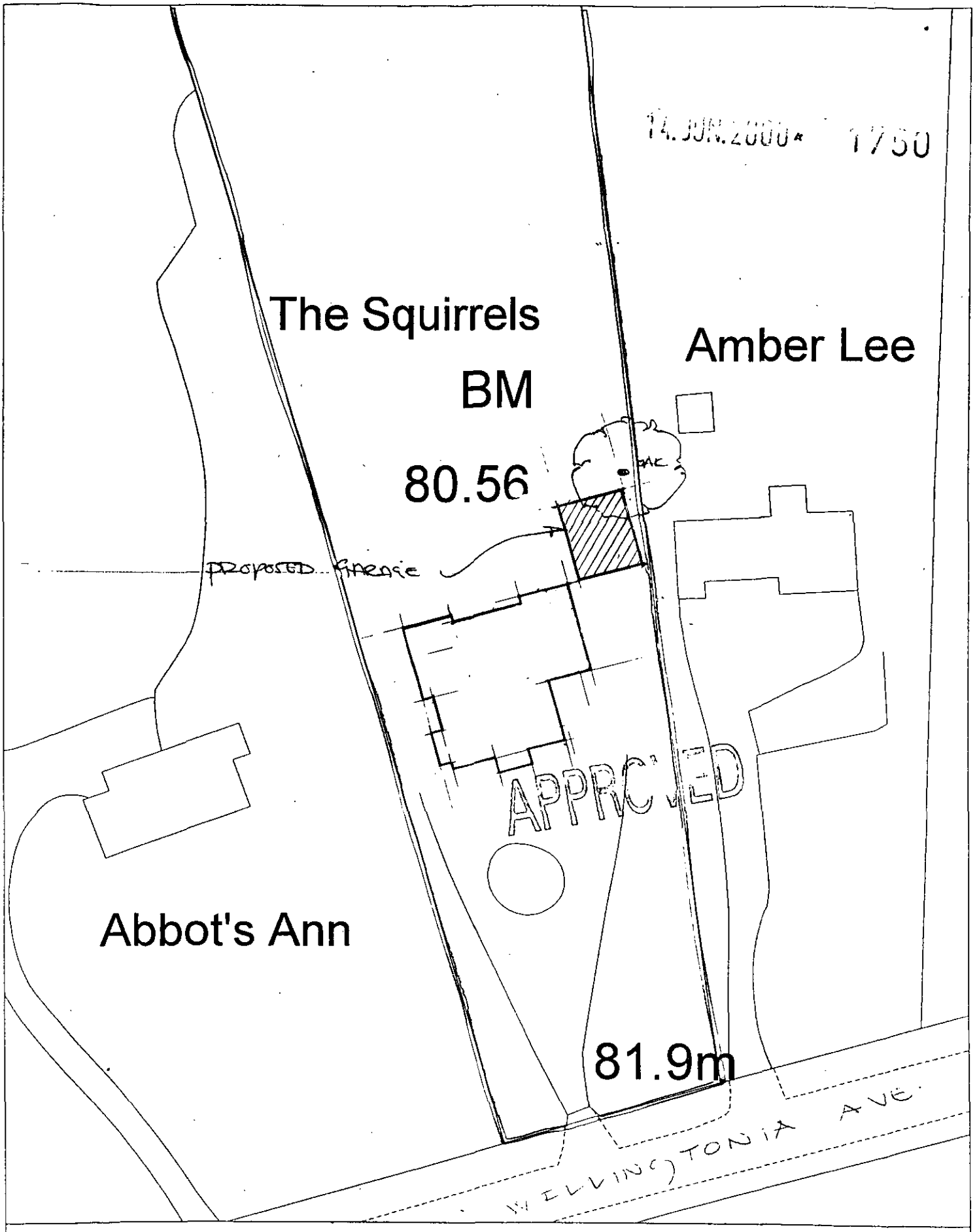
5014.



Site Plan, Scale: 1 to 500

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