APPLICATION NO:
F/2001/5224

LOCATION:
8 Lindsey Close, Wokingham.

APPLICANT:
Mr Caldwell

PROPOSAL:
Proposed two storey side/rear extension to dwelling.

EARLIEST DATE FOR DECISION: **09/12/2001**

APPLICATION WILL HAVE EXPIRED ON:
01/01/2002

CASE OFFICER: **Heidi Lynch**

APPROVED

No 068 03.01.02 SV

D1 333

RAILEX
Marbleboard

EASIFILE EP7

(HL)

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Mr Caldwell
8, Lindsey Close
Wokingham
Berkshire
RG41 3AW

Application Number: F/2001/5224

Parish: **WOKINGHAM**

Location: **8, Lindsey Close, Wokingham.**

Proposal: **Proposed two storey side/rear 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 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 side elevation of the extension hereby permitted except for any which may be shown on the approved drawing(s).

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.

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 Policy EN1.
South East Area Local Plan Policies SBE1, SBE2 and ST5.
Deposit Draft Wokingham District Local Plan Policies WOS3 and WBE1.

Anna Cronin
Head of Planning & Transportation
Date: 27/12/2001

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.

WORK SHEET FOR : Heidi Lynch

Application Number : F/2001/5224

Applicant : Mr Caldwell .

Location : 8, Lindsey Close, , Wokingham.
Proposal : Proposed two storey side/rear extension to dwelling.

Site Notice Displayed ? :

YES	NO	DATE
✓		18/12/01

Date of Neighbour Notifications : .....

Date of Site Visit : 18/12/01

Date Registered : 06/11/2001

Earliest Date for Decision : 09/12/2001

Latest Consultation Date/Site Notice Expiry Date : 09/12/2001

This application will have expired on: 01/01/2002. 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 – approval with conditions C049, C122

Planning Issues :

Identified Settlement ? SBE1, SBE2
Impact on street } WOS3, WBE1
Impact on neighbours } EN1
Parking – STS, WT6

Drain at rear of property?
South East Area Local Plan

Application Number F/2001/5224
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
1	C001	R001	
2	C014	R014	
3.	C044	R044	1st floor or dove
			side elevation

check distance to neighbour at side. ok

RECORD OF SITE VISIT

SITE ADDRESS: 8 Lindsey Close Wokingham.

APPLICATION NUMBER: F/2001/5224

OFFICER: Heidi Lynch

DATE OF SITE VISIT: 18/12/01

1 SITE/STATUTORY NOTICE DISPLAYED ? Yes

2. DESCRIPTION OF SURROUNDINGS

Small detached 2 sty houses with single sty attached garages

3. DESCRIPTION OF SITE/BUILDING

as above. Have side extension at rear of existing garage.

4. RELATIONSHIP TO ADJOINING PROPERTIES

close to neighbours at rear.
n° 7 not affected.

5. SITE CONSTRAINTS

TREES NA

ACCESS/PARKING Garage + 3 parks on drive

LEVELS level

BOUNDARY TREATMENT 2.0m close board high fence around property.

OTHERS

Application Number: F/2001/5224

Appraisal:

The proposed development is a two-storey side and rear extension to a detached house. The property is located at the end of Lindsey Close in an identified settlement. The surrounding properties are mainly detached with single storey attached garages or integral garages. The property is bordered to the rear by a drain and a pathway. There is also an existing single storey rear extension to the rear of the existing garage.

The ground floor will basically be an extension to the existing kitchen located behind the garage. It will extend 1.3m from the side flank wall of existing house/garage and will be 6.35m in length, extending to the rear flank wall of the existing kitchen. The first floor will comprise an additional bedroom and ensuite. It will follow the same lines as the kitchen below it. The roof above the proposed extensions will follow the lines of the existing sloped roof over the garage. It will be extended to 6.5m in height and will then drop down towards the rear to 4.0m at the eave. The eave on the front elevation will drop down above the garage door.

1. Impact upon neighbouring properties

The proposed two-storey extension has no windows in the side elevation and the windows to the front and rear of the proposal would result in no overlooking. It will therefore not affect the privacy of surrounding property owners.

The extension will be carried out closest to the side boundary with nos.4 & 5 Kent Close, which are a pair of semi-detached houses. Their rear gardens back onto the side boundary with the application site. As such, the proposed extension will be at least 11.5m away from the rear flank walls of these properties. Loss of daylight will therefore not be an issue. As the extension will follow the roofline of the existing house, it is considered that extension will not be over-bearing on these properties either.

The other neighbouring property (no.7 Lindsey Close) will only see a small part of the proposed extension due to it being on the other side of the house. It will be at least 12m away from the extension so it is considered it will not affect this property in any way.

It is therefore considered that there would be no significant detrimental impacts upon neighbouring properties arising from this development.

2. Impact upon the street scene

The proposed extension, although located to the side of the house, will only have a small visual presence from the street. This is because Lindsey Close finishes in a cul-de-sac and the property is located to the right of it. As the proposed extensions are to the right of the house, most of it will be screened from the street by the existing house. The extension would be constructed of materials matching the existing and the extension is subservient in scale to the existing house. It has a lower ridge height and the first floor level is recessed in its front elevation due to the roof sloping up from the garage door. Its gable end design is in keeping with the character of the dwelling, and the extended house would not appear over-dominant in its setting. It is therefore considered that there would be no adverse effects upon the character of the street scene.

3. Impact upon highway safety

The number of bedrooms is increasing from three to four, resulting in a need for three vehicle parking spaces on site. The garage will be retained on site and there is enough room for three parking spaces on the driveway. The highways department are satisfied the parking standard has been meet and providing the parking is permanently maintained there would be no implications to the highway safety of the site.

Recommendation: Approval: ✓ ~~**Refusal:**~~

Date: 04 December 2001

To: Case Officer

We have received Additiona Plans for the following planning application:

Application Number: F/2001/5224

Location: 8, Lindsey Close, Wokingham.

Proposal: Proposed two storey side/rear extension to dwelling.

Applicant: Mr Caldwell.

Case Officer: Heidi Lynch

The new plans show the following: Car park plan.

Comments are required by 11/12/2001.

Should you have any queries regarding this application please contact the case officer Heidi Lynch on (0118) 974 6442.

(RING ONE)

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

App No. 5224 (Planaps) / (Ludhouse) Date Rec. 30 Nov 2001

Location: 8 Lindsey Close
Wokingham Parish

Applicant: Mr Caldwell

Description of attached plans Carport plan

Drawing No's: —

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 within 7 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 Heidi

Consultations Sent by Admin. on 04.12.PS

Yellow - Part One Copy
Green - Officer's Copy

PLANNING SERVICES	HPT 50547
POL	TLS
DC	ENF
APP	
CS	
30 NOV 2001	
COPIES TO:	ACK:
	FILE:

8 Lindsey Close,
Wokingham,
Berks,
RG41 3AW.

29th November 2001.

Wokingham District Council,
Environmental Services Department,
PO Box 153,
Shute End,
Wokingham,
Berks,
RG40 1WL.

ADDITIONAL PLAN

5224 1

Dear Sir,

Planning Application ref F/2001/5224

Further to your telephone message, please find enclosed four copies of 1:250 scale plan indicating three parking spaces on driveway in addition to garage.

The driveway is 5000mm wide where it abuts the property and 2800mm wide where it abuts the highway and we have four vehicles regularly parked on drive in evenings.

Yours Faithfully

M.J.Caldwell

PLANNING SERVICES	HPT
POL	TLS
DC	
APP	
CF	
21 NOV 2001	
COPIES TO	

8 Lindsey Close,
Wokingham,
Berks,
RG41 3AW.

20th November 2001.

Wokingham District Council,
Environmental Services Department,
PO Box 153,
Shute End,
Wokingham,
Berks,
RG40 1WL.

Dear Sir,

Application ref F/2001/5224

Please find enclosed revised cheque in the sum of ~~£956.00~~ 95.00

Yours Faithfully

MJ Caldwell

For File.

M.J.Caldwell

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

Tel: (0118) 974 6442

Date: **15 November 2001**

My ref: F/2001/5224

CONFIDENTIAL

Councillor Marinos
10 Wildcroft Drive
Wokingham
RG40 3NY

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/2001/5224
8, Lindsey Close, , Wokingham.
Proposed two storey side/rear extension to dwelling.

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 **Heidi Lynch** on **(0118) 974 6442**.

Yours faithfully,

Heidi Lynch

Development Control Officer

LISTING FORM

Case officer: **Heidi Lynch** Application Number: **F/2001/5224**
8, Lindsey Close, , Wokingham.
Proposed two storey side/rear extension to dwelling.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Marinos

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

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

Tel: (0118) 974 6442

Date: **15 November 2001**

My ref: F/2001/5224

CONFIDENTIAL

Councillor Morgan
Valois Farm
Range Road
Wokingham
RG40 3NR

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/2001/5224
8, Lindsey Close, , Wokingham.
Proposed two storey side/rear extension to dwelling.

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 **Heidi Lynch** on **(0118) 974 6442**.

Yours faithfully,

Heidi Lynch

Development Control Officer

LISTING FORM

Case officer: **Heidi Lynch** Application Number: **F/2001/5224**
8, Lindsey Close, , Wokingham.
Proposed two storey side/rear extension to dwelling.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Morgan

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

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

Tel: (0118) 974 6442

Date: **15 November 2001**

My ref: F/2001/5224

CONFIDENTIAL

Councillor King
C/O 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 Number: F/2001/5224
8, Lindsey Close, , Wokingham.
Proposed two storey side/rear extension to dwelling.

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 **Heidi Lynch** on **(0118) 974 6442**.

Yours faithfully,

Heidi Lynch

Development Control Officer

LISTING FORM

Case officer: **Heidi Lynch** Application Number: **F/2001/5224**
8, Lindsey Close, , Wokingham.
Proposed two storey side/rear extension to dwelling.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor King

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

Received by Wokingham District Council

Application No: F/2001/5224

Proposal:
Proposed two storey side/rear extension to dwelling.

Location:
8, Lindsey Close, , 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/2001/5224 to enable the library staff to locate the correct information.

Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer Heidi Lynch P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 09/12/2001. 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

15 November 2001

ADDITIONAL NEIGHBOUR CONSULTATION SHEET

APPLICATION NUMBER: F/2001/5224
CASE OFFICER: Heidi Lynch

ADDRESS OF ADDITIONAL NEIGHBOUR CONSULTATION	NUMBER OF DAYS FOR RESPONSE	DATE LETTER ISSUED (for Admin use)

Date: 04 December 2001

To: Highways

We have received Additiona Plans for the following planning application:

Application Number: F/2001/5224

Location: 8, Lindsey Close, Wokingham.

Proposal: Proposed two storey side/rear extension to dwelling.

Applicant: Mr Caldwell.

Case Officer: Heidi Lynch

The new plans show the following: Car park plan.

Comments are required by 11/12/2001.

Should you have any queries regarding this application please contact the case officer Heidi Lynch on (0118) 974 6442.

C049, R049
C122, R122.

AC 05/02/01

Comment

Please could Highways have an additional plan (at least 1:200 scale) showing the parking layout for 3 vehicles within the curtilage of the property. The outline of the spaces is to be marked on the plan accurately with minimum dimensions:

4.8m x 2.4m (standard space)
5.5m x 2.4m (in front of a garage)

The extent of the existing driveway must be clearly shown, along with details of any widening or alterations as a result of the proposal.

HIGHWAY [redacted]NSULTATION SHEET

From: Heidi Lynch **Date:** 15 November 2001

Application Number: F/2001/5224

Proposal: Proposed two storey side/rear extension to dwelling.

Parish: WOKINGHAM TOWN

Site Address:
8, Lindsey Close, , Wokingham.

Applicant:
Mr Caldwell .

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).

Signed: _____ **Print name:** AC 19/11/01

rang & reqested plan on 23/11/01

WOKINGHAM TOWN COUNCIL CONSULTATION SHEET

Case officer: Heidi Lynch

Application Number: F/2001/5224

Proposal: Proposed two storey side/rear extension to dwelling

Site Address: 8 Lindsey Close, Wokingham

Applicant: Mr Caldwell

Your observations are required in respect of this application **by 09/12/01**

At its meeting on 20 November 2001, the Planning & Transportation Committee resolved to make the following observation:

No objection

PLANNING SERVICES	HPT
POL	TLS
DC	ENF
APP	
CS	
26 NOV 2001	
COPIES TO:	ACK:
	FILE:

SIGNED: _____ **DATE:** 23/11/01

CLERK TO Wokingham Town Council

WOKINGHAM D.C. DEVELOPMENT CONTROL

75A

Start date:	06 NOV 2001
Officer: HL	Application No. F/2001/5224

Map No. ..... Site ..0.04....
Easting: ..... Flood Pln .....
Northing: ..... Mineral .....

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

Description: (F) PROPOSED TWO-L SIDE/ STOREY REAR EXTENSION TO DWELLING

Location: 8 LINDSEY CLOSE

Parish: WOKINGHAM Ward: Evendons
15-11-01 JB

Applicant: MR CALDWELL

Fee (1) Received 436-75 Required 95-00 ✓ Received 21.11.01. Additional ..... Refund 341.75

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	Proposed dev. not shown. Parking plan.	✓	✓ 30/11/01
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 : 15.11.01 Parish Council Informed - YES / NO

INTERNAL CONSULTATIONS

Building Control .....
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 (INTERNAL) .....
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

NEIGHBOURS:

S/N + see map

06.NOV.2001* 5224

8 Lindsey Close,
Wokingham,
Berks,
RG41 3AW.

5th November 2001.

Wokingham District Council,
Environmental Services Department,
PO Box 153,
Shute End,
Wokingham,
Berks,
RG40 1WL.

Dear Sir,

Planning Permission ref 99/70063/F

Further to your letter dated 18th October 2001, ref EXC/99/70063/F, please find enclosed planning application for above including cheque in the sum of £436.75.

Yours Faithfully

M.J.Caldwell

MASTER CARD FOR

ADDRESS LINDSEY CLOSE PARISH WOKINGHAM

PLOT No. AREA 11B. WOOSEHILL ORD. SHEET No. SU 7868 7
7968

BUILDER 0/41/69 0/42/71 0/16/72 0/66/72 0/77-9/72

Plan No.	Applicant	Description of Development	Date of Decision	Decision
0/24/73	Consortium of Landowners	Res. Dev.	28.3.74	Approved O/
0/767	Hampshire & City	Master Plan	20.2.75	N/A Re
01680	"	Main Access Road to A329	23.1.75	N/A Cl
BR 6939	"	Link Rd & Sewage	22.8.77	App. N/
BR 13241	Slater Walker Ltd	Ford & Water surface	21.4.80	App N/
12728	"	Slip Rd & Access	2.5.80	N/A Cl
BR 15961	W.D.C.	FOOTPATH LINK	30.7.81	N/A D
19277	BRYANT HOMES	5 SIGNS	6.5.83	N/A Cl

DATE OF COMPLETION

MINISTRY DECISION 0/24/73 - C/A BY D.O.T.

SPECIAL ORDERS

DRAINAGE

091074

ADDRESS 8 LINDSEY CLOSE. PARISH WOKINGHAM

PLOT No. 80 Area 11B. Woosehill ORD. SHEET No. SU 7868 7
7968

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
14965	BRYANT HOMES LTD.	DET. HOUSE & GARAGE	12.3.81	N/A Cl
BR 19623	"	"	16.3.82	App N/
BR 22813	MR. R. FOOT	CONSERVATORY	22.5.84	App N/
BRAS259	MR. M. CALDWELL	KITCHEN EXT.	16.6.88	App
99/70063/F	"	1ST FLOOR SIDE EXT.	20.08.99	C/
FP99/8960	Mr. & Mrs. M. Caldwell	F/FL/S Ext & Int. Alts.	26.7.99	APP

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

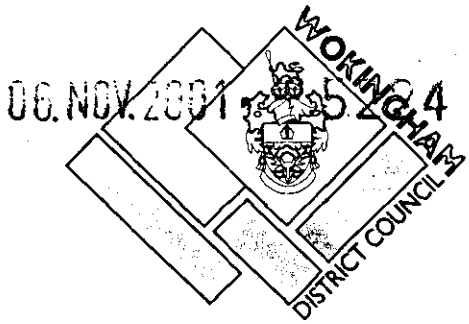
DRAINAGE

091074

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 Address and postcode Phone number	M. CALDWELL 8 LINDSEY CLOSE WOKINGHAM BERKS RG41 3AW 0118 9788868
2 Agent's Name Address and postcode Phone number	N/A
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 ENCLOSED DRAWINGS
4 Give brief details of the proposal for example, two storey side extension. About the application	GROUND FLOOR KITCHEN EXTENSION AND FIRST FLOOR BEDROOM/ENSUITE
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.	FACING BRICKS AND ROOF TILING ALL 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	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

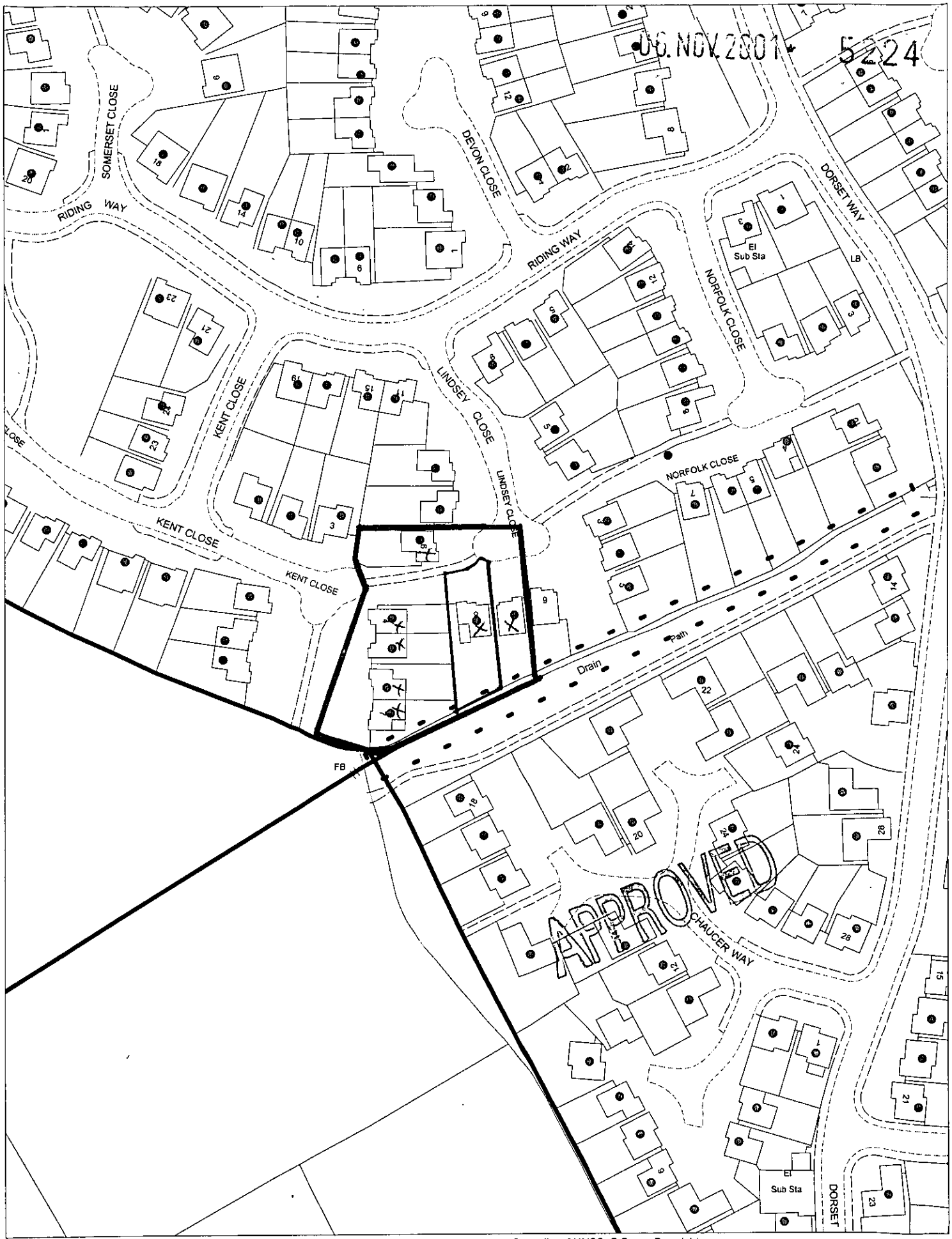
~~None of the land forms part of an agricultural holding.~~

Your signature: MJ Caldwell

on behalf of

Date 5/11/01

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.
13 November 2001

Scale: 1 : 1250

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Specification

for

Proposed Extension

at

8 Lindsey Close
Wokingham
Berks
RG41 3AW

APPROVED

Substructures	Concrete strip foundations to match existing
	150mm Concrete floor slab with single layer A142 mesh reinforcement on 50mm Jablite or similar insulation on 1200 guage Visqueen on 150mm compacted hardcore.
External Walls	100mm facing brickwork to match existing, 50mm cavity with 50mm Rockwool or similar insulation, 100mm Thermalite blockwork inner skin finished with 13mm two coat plaster.
Roof	Concrete tiles to match existing on 25 x 38mm treated softwood battens with non-tearable felt to BS747
	Trussed rafters to be designed and installed in accordance with BS 5268 part 3 including binders and bracing.
	200mm rockwool fibreglass insulation
	12.5mm plasterboard and skim coat finish
Dormer Cheeks	Concrete tiles to match existing on 25 x 38mm treated softwood battens with non-tearable felt to BS747
	100mm treated softwood studs at 400mm centres
	100mm rockwool fibreglass insulation
	12.5mm plasterboard and skim coat finish
Internal Walls	100 x 50mm treated softwood studs at 450mm centres with noggins at 1200mm centres.
	100mm rockwool fibreglass insulation
	12.5mm plasterboard and skim coat finish both sides
First Floor	22mm moisture resistant T&G chipboard flooring on treated softwood joists as detailed.
	Over garage area include 150mm Rockwool insulation.
	12.5mm plasterboard with skim coat finish (two layers over garage area)
Windows	White UPVC double glazed and weatherstripped to provide a ventilation equivalent to 1/20th floor area and including trickle vents.

CLOSE

LINDSEY CLOSE

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KENT CLOSE

5224

ADDITIONAL PLAN

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APPROVED

PLANNING SERVICES	
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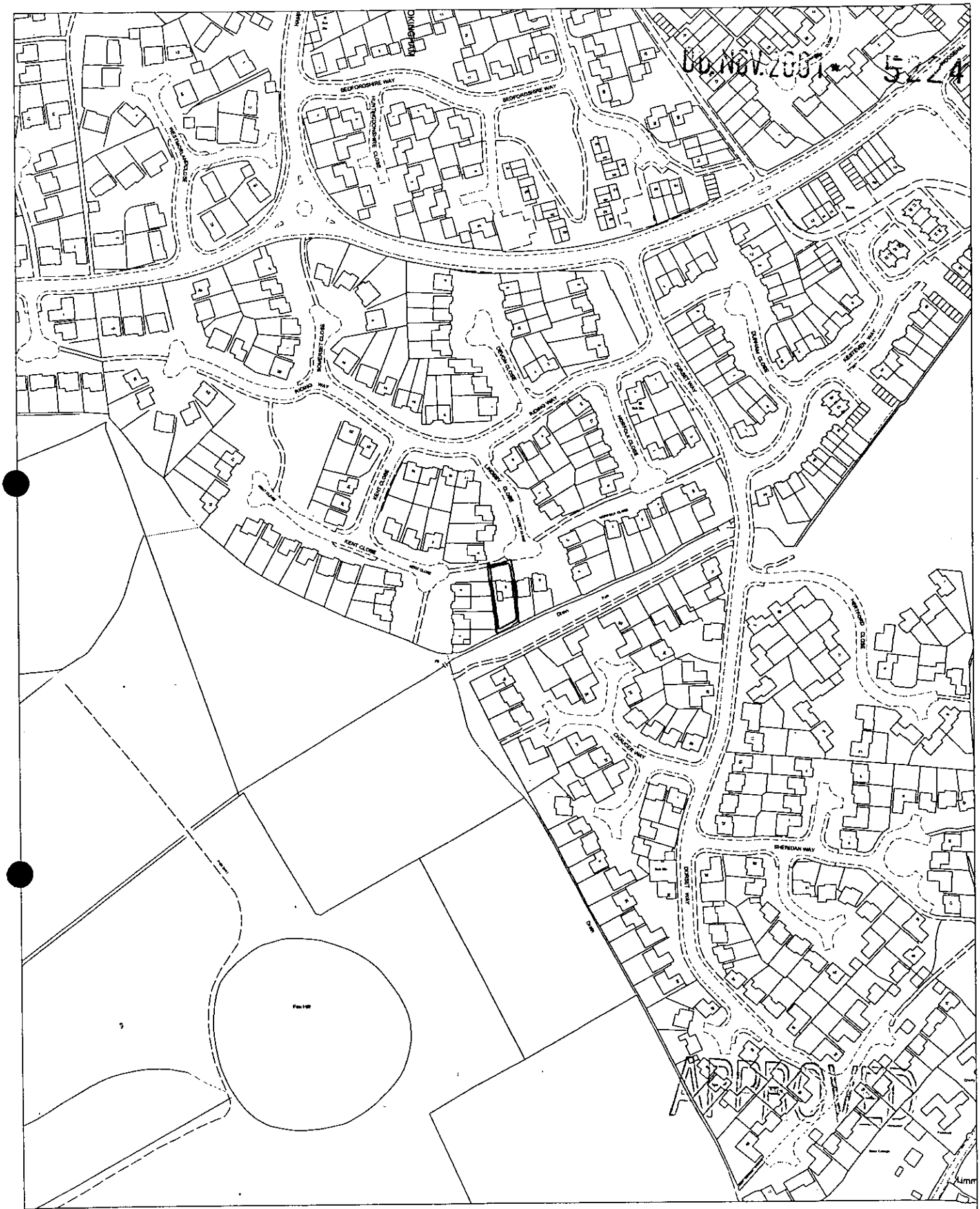

Site Plan, Scale: 1 to 2500

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Date: 24 October 2001

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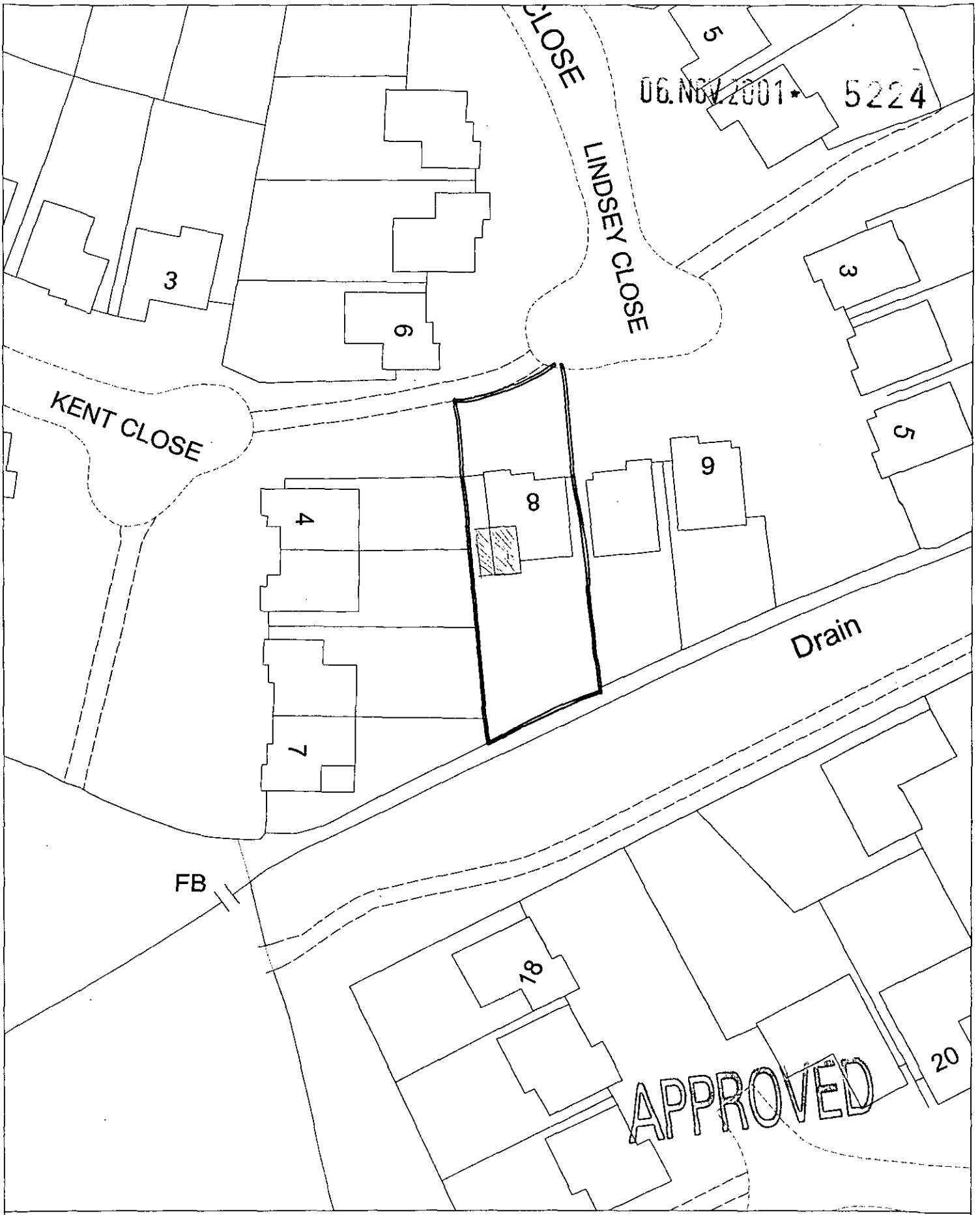

Site Plan, Scale: 1 to 500

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