APPLICATION NO:

F/2000/2921

LOCATION:
25 Wargrave Road, Twyford Reading.

APPLICANT:
Mr F Sedgeman C/O Sedgeman Noble Architects

PROPOSAL:
Proposed single storey rear extension to dwelling (amendment to consent 99/69848/F)

EARLIEST DATE FOR DECISION: **31/12/2000**

APPLICATION WILL HAVE EXPIRED ON:
23/01/2001

CASE OFFICER: **Joss Miller**

APPROVED

(JM)

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Mr F Sedgeman
C/O Sedgeman Noble Architects
The Studio,
Highfield Farm
Spring Meadows Buisness Centre
Wargrave
Berkshire, RG10 8PZ

Application Number: F/2000/2921

Parish: **TWYFORD**

Location: **25, Wargrave Road, Twyford, Reading.**

Proposal: **Proposed single storey rear extension to dwelling (amendment to consent 99/69848/F)**

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. Before development commences details of the glazed element of the structure shall be submitted to and approved in writing by the Local Planning Authority.

Condition
4. Notwithstanding the provisions of the Town and Country Planning, (General Permitted Development) Order 1995 (or any Order revoking and re-enacting that Order with or without modification) no additional windows or similar openings shall be constructed in the north facing flank wall of the ground floor 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. In the interests of visual amenity and to safeguard the character of the conservation area in which the property is located.

Reason
4. 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 Policies OS1, EN1 and EN5.

Loddon Area Local Plan Policies LTV1, LBE1, LBE2 and LBE12.

Deposit Draft Wokingham District Local Plan Policies WOS3, WBE1 and WHE5.

John Mitchell
Development Control Manager
Date: 22/01/2001

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.

finalised

DEVELOPMENT CONTROL/BUILDING CONTROL CHECKLIST

CHECKLIST WHEN A BUILDING REGULATION APPLICATION HAS BEEN RECEIVED.

SITE DETAILS		CASE OFFICER
PLANNING APPLICATION NUMBER	2921	JM.
BUILDING CONTROL NUMBER.	BP 99/9322	Andy
APPLICANT/AGENT	Sodgrave Noble Architects	
ADDRESS OF SITE	25 Wargrave Road TWYFORD.	
DESCRIPTION OF PROPOSED WORK	s/s rear extension (amendment to consent 99/69848/F)	

DRAWING NUMBERS	BC ✓	DC ✓
BLOCK PLAN		
ELEVATIONS	SWR WD3 C	SWR WD3 C
FLOOR PLANS	SWR WD1 B	SWR WD1 B

CHECKLIST	1ST CHECK	2ND CHECK
PERMITTED DEVELOPMENT		
APPLIC. NECESSARY-NOT RECEIVED		
APPLIC.RECEIVED & APPROVED	22/1/01	
APPLIC.RECEIVED-NO DECISION		
APPLIC.REFUSED		
DIFFERENCES BETWEEN DC/BC DRAWINGS	None	
IF YES, WHAT ARE THE DIFFERENCES ?	✓	
DATE	1/2/01	

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	

SEDGMAN NOBLE architects

The Studio, Spring Meadows Business Centre, Highfield Farm, Wargrave, READING, Berkshire. RG10 8PZ
Telephone: 0118 940 4747 Fax: 0118 940 4749

28.NOV.2000* 2921

27 November 2000 SWR/fs/L21

Planning Department
Wokingham District Council
P.O. Box 157
Shute End
WOKINGHAM
Berkshire
RG40 1WR
For the attention of Joss Miller

Dear Ms Miller

ALTERATIONS AND EXTENSION TO 25 WARGRAVE ROAD, TWYFORD
Application number: 99/69848/F

Further to the above planning permission granted on 31 August 1999 and my recent discussions with Nicola Lake and Harold Sanders I now wish to make a full planning application for modifications to the previously approved rear extension. I therefore enclose 6 sets of the following drawings:

Drawing No	Scale	Size	Description
SWR/S1	1.2500	A4	Location Plan
SWR/S2	1.500	A4	Block Plan
SWR/WD1B	1.50	A1	PROPOSALS: Floor Plans
SWR/WD2B	1.50	A1	PROPOSALS: Plans and Sections
SWR/WD3C	1.50	A1	PROPOSALS: Elevations

I believe all the information needed for determination of this application is shown on the proposals drawings, but I also enclose a separate set of my survey drawings, nos. SWRS3A, S4 and S5 for your information if required.

We wish to make these changes to the proposed rear extension because we feel that they are an improvement to the previous scheme, they better meet our domestic requirements and, unlike the previous application, they take account of the Thames Valley Housing Association development currently being constructed immediately adjacent to our house. A separate application is being submitted to deal with proposed alterations to the side extension.

I trust this application can be dealt with speedily. In the meantime, please call me if you require any further information. Many thanks.

Yours sincerely

Francis Sedgman

Francis Sedgman
SEDGMAN NOBLE architects

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

Tel: (0118) 974 6463

Date: **07 December 2000**

My ref: F/2000/2921

CONFIDENTIAL

Councillor C A Ferris
The Corner House
Station Road
Twyford
RG10 9NG

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/2000/2921
25, Wargrave Road, Twyford, Reading.
Proposed single storey rear extension to dwelling (amendment to consent 99/69848/F)

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 **Joss Miller** on **(0118) 974 6463**.

Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **Joss Miller** Application Number: **F/2000/2921**
25, Wargrave Road, Twyford, Reading.
Proposed single storey rear extension to dwelling (amendment to consent 99/69848/F)
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor C A Ferris

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and my reason(s) are_____
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Signed: _____ Date: _____
Councillor C A Ferris

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

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

Tel: (0118) 974 6463

Date: **07 December 2000**

My ref: F/2000/2921

CONFIDENTIAL

Councillor Tomlin
3 Swanscourt
Twyford
Berks
RG10 0AZ

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

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John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

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and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Tomlin

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

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

Tel: (0118) 974 6463

Date: **07 December 2000**

My ref: F/2000/2921

CONFIDENTIAL

Councillor Conway
20 Arnside Close
Twyford
RG10 9BS

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

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John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **Joss Miller** Application Number: **F/2000/2921**
25, Wargrave Road, Twyford, Reading.
Proposed single storey rear extension to dwelling (amendment to consent 99/69848/F)
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Conway

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

WORK SHEET FOR : Joss Miller

Application Number : F/2000/2921

Applicant : Mr F Sedgeman C/O Sedgeman Noble Architects.

Location : 25, Wargrave Road, Twyford, Reading.
Proposal : Proposed single storey rear extension to dwelling (amendment to consent 99/69848/F)

Site Notice Displayed ? :

YES	NO	DATE
✓		28/12

Date of Neighbour Notifications : 28/11

Date of Site Visit : 28/12

Date Registered : 28/11/2000

***Earliest Date for Decision* : 31/12/2000**

Latest Consultation Date/Site Notice Expiry Date : 31/12/2000

This application <u>will have expired on</u>: <u>23/01/2001.</u> 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 - conditions
Conservation - condition
Twyford PC - No objection as no windows on side of new development

Planning Issues :

Effect on street scene & neighbouring properties WRBC
Identified settlement
Conservation Area.

Application Number: F/2000/2921

Appraisal :

This application is for a single storey rear extension.
There is a 2m wall on the boundary of the new development with 2 windows on the side ~~extension~~. The extension has a width of 4.7m a depth of 4.9m and eaves height of 3.2m and a ridge height of 4.6m with a light roof structure. It is of a sufficiently modest design that any impact on the new development would be minimised. All other neighbours are a sufficient distance for any impact to be minimised.

Street scene.
The extension would be largely obscured by the main footprint of the dwelling. It is of a satisfactory design, modest in size and, therefore any impact on the street scene or the character of the Conservation Area would be minimised.

The highways comments relate to the 2 storey extension F/2000/2932.

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

Application Number F/2000/2921
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
1.	C001	R001	
2	C014	R014	
3		R201	Before development commences details of the glazed ~~structure~~ element of the structure shall be submitted to and approved in writing by the Local Planning Authority
~~4~~	~~C201~~	~~R201~~	
4	C046	R046	north facing ~~[illegible]~~ flank wall of the ~~extension~~ ground floor extension

Informative for approvals

N16

LODDON AREA LOCAL PLAN POLICIES: LTV1, LBE1, 2, LBE12

SOUTH-EAST AREA LOCAL PLAN POLICIES:

WOKINGHAM DISTRICT LOCAL PLAN POLICIES: WOS3, WBE1 WHES

GREEN BELT LOCAL PLAN POLICIES:

BERKSHIRE STRUCTURE PLAN POLICIES: OS1, EN1, EN5

MINERALS LOCAL PLAN POLICIES:

John Mitchell

29/1/07

RECORD OF SITE VISIT

SITE ADDRESS: 25 Wargrave Road
Twyford Reading.

APPLICATION NUMBER: F/2000/2921

OFFICER: Joss Miller

DATE OF SITE VISIT: 18/12

1 SITE/STATUTORY NOTICE DISPLAYED ? Yes 28/12

2. DESCRIPTION OF SURROUNDINGS

1/4 set. cons area

3. DESCRIPTION OF SITE/BUILDING

Det. house - brick & tile

4. RELATIONSHIP TO ADJOINING PROPERTIES

23. 2x living & 1x kit windows s/f.

27. windows s/ff. dist to avoid any concerns.

5. SITE CONSTRAINTS

TREES \

ACCESS/PARKING 3 spaces.

LEVELS \

BOUNDARY TREATMENT 1.5m wall on 27 & 2m wall on 23 &

OTHERS \

HIGHWAYS CONSULTATION SHEET

From: Joss Miller **Date:** 07 December 2000

Application Number: F/2000/2921

Proposal: Proposed single storey rear extension to dwelling (amendment to consent 99/69848/F)

Parish: TWYFORD PARISH

Site Address:
25, Wargrave Road, Twyford, Reading.

Applicant:
Mr F Sedgeman C/O Sedgeman Noble Architects.

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).

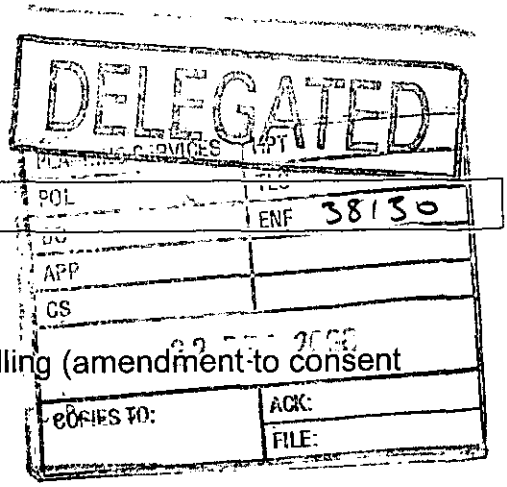
Comments as previous app no. 99/69848/F.

Signed: _____ **Print name:** Adam Coggins.

12/12/00.

FROM: Joss Miller

DATE: 07 December 2000



TWYFORD PARISH CONSULTATION SHEET

Application Number: F/2000/2921

Proposal: Proposed single storey rear extension to dwelling (amendment to consent 99/69848/F).

Site Address: 25, Wargrave Road, Twyford, Reading.

Applicant: Mr F Sedgeman C/O Sedgeman Noble Architects.

Your observations are required in respect of this application **by 31/12/2000** .

The Council would like to make the following comment:-

Provided the new buildings alongside the proposed extension no longer have windows the Council has no objection.

SIGNED: _____ DATE: 21-12-00

Clerk To Twyford Parish/Town Council.

To:
Harold Sanders
Urban Design And Conservation Officer

From: Joss Miller

Date: 07 December 2000 11 DEC 2000

Application Number: F/2000/2921

Proposal: Proposed single storey rear extension to dwelling (amendment to consent 99/69848/F).

Site Address:
25, Wargrave Road, Twyford, Reading.

Applicant:
Mr F Sedgeman C/O Sedgeman Noble Architects.

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

THESE AMENDMENTS MUST BE CONSIDERED IN RELATION TO THE ADJOINING NEW DEVELOPMENT.

I SUPPORT THE PROPOSALS.

DETAILS OF GLAZED STRUCTURE TO BE SUPPLIED AS A CONDITION OF APPROVAL.

Harold Sanders.
CONSERVATION + DESIGN.
13.12.00.

Wokingham District Council
Planning Application

Town and Country Planning (General Development Procedure) Order 1995 – Notice under Article 8

AND/OR

Planning (Listed Buildings and Conservation Areas) Regulations 1990 and Planning (Listed Buildings and Conservation Areas) Act 1990

Application No: F/2000/2921

Proposal:
Proposed single storey rear extension to dwelling (amendment to consent 99/69848/F)

Location:
25 Wargrave Road Twyford Reading

This application is being advertised in the Reading Chronicle newspaper on the 29/12/2000 for the following reason(s);

SITE IS IN A CONSERVATION AREA

The application can be inspected 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 Joss Miller P.O. Box 157 Council Offices, Shute End, Wokingham, Berkshire, RG40 1WR to arrive before **19/01/2001**. 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 observations made. However any comments will be taken into account when the application is determined and you will be notified of the decision.

Date: 29/12/2000

Received by Wokingham District Council

Application No: F/2000/2921

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Head Planning and Transportation

07 December 2000

WOKINGHAM D.C. DEVELOPMENT CONTROL

Start date: 28 NOV 2000

Officer: JM | Application No. F/2000/2921

Map No. 29. Site ...010....

Easting: ..... Flood Pln .....

Northing: ..... Mineral .....

Level: ☐ Sub Committee ☑ Delegated ☐ Sec. State

☐ Incorrect Fee ☐ Invalid ☐ PD

Description:

(F.) PROPOSED SINGLE STOREY REAR EXTENSION TO DWELLING (AMENDMENT TO CONSENT 99/69848/F)

Location: 25 WARGRAVE ROAD

Parish: TWYFORD Ward: Twyford

Applicant: MR F SEDGEMAN

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	Encroachment at side boundary? May need to complete Cert B & serve notice.	8-12.	
9	Miscellaneous			

APPLN NO. _____

ACTION REQUIRED BY DEVELOPMENT CONTROL

Conservation Area ...Twyford.....

Listed Building 1 2 2*

Advertisement Required ..Building in cons. area.....

Date Site Notice Sent : ..... 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 .....

Encroachment.

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:

.....
.....
.....Pre-app attached to second application.

NEIGHBOURS:

.....
.....23 Wargrave Road, Twyford.....
.....25A, 25B, 27A, 27B, 27C, 27D, 27 Wargrave Rd, Twyford.....
.....8, 9, 10 Thornbury Green, Twyford.....
.....The Stone House, Hermitage Drive, Twyford.....
.....
.....
.....
.....

SEDGMAN NOBLE architects

The Studio, Spring Meadows Business Centre, Highfield Farm, Wargrave, READING, Berkshire. RG10 8PZ
Telephone: 0118 940 4747 Fax: 0118 940 4749

28.NOV.2000* 2021

27 November 2000

SWR/fs/L21

Planning Department
Wokingham District Council
P.O. Box 157
Shute End
WOKINGHAM
Berkshire
RG40 1WR
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Yours sincerely

Francis Sedgman

Francis Sedgman
SEDGMAN NOBLE architects

ADDRESS 25 WARGRAVE ROAD PARISH TAPLOW

PLOT No. X WARRENHURST ORD. SHEET No. SU 8876 24

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision	
742/54	R. DARLINGTON	ADDITION	12.10.54	APP	APP
R/86/59	"	GARAGE	9.6.59	APP	APP
PO/415/60	"	BEDROOM OVER GARAGE	6.10.60	APP	N/A
PO/475/61	"	ALTERATIONS	5.10.61	APP	N/A
PO/120/62	"	TOOL SHED	19.4.62	APP	N/A
98/69264/F	Mr. F.R. Sedgman	S/St/R+F/H/S	26.10.98		REF
99/69848/F	"	S/St/r extn e f/g/s	31/8/99		C/A

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

091074

1959/a

28.NOV.2000* 2921

HOUSEHOLDER PLANNING APPLICATION

WOKINGHAM DISTRICT COUNCIL

Please answer all questions in CAPITAL letters. If any question does not apply, put N/A in the space.
Please submit 6 copies of the completed form and your plans to: Planning Department, Wokingham District Council, PO Box 157, Shute End, Wokingham, Berkshire, RG40 1WR.
Notes to help you fill in the form are attached.
If you still have any questions about the form, please call Ian Jordan on (0118) 9778763.

For office use only
Application No.

You can use this form for applying for full permission only for:

* extensions
* loft conversions
* garages and outbuildings
* garden fences or walls
* new or altered access

This form is for householders (and their agents) occupying houses, bungalows or flats only. You must use the General Planning Application form for all other types of application.

1.	YOUR NAME	MR F. R. SEDGMAN
	ADDRESS	25 WARGRAVE ROAD,
		TWYFORD, READING,
		BERKSHIRE
	POST CODE	RG10 9PB Tel. No. 934-5851
2. If you have an agent and want all correspondence to be sent to them	AGENT'S NAME	SEDGMAN NOBLE ARCHITECTS
	ADDRESS	THE STUDIO, SPRING MEADOWS
		BUSINESS CENTRE, HIGHFIELD FARM,
		WARGRAVE, READING, BERKSHIRE
	POST CODE	RG10 8PZ Tel. No. 940-4747
3. On the 1:2500 and 1:500 scale plans outline the whole site in RED. Any OTHER land in your ownership or control outline in BLUE	SITE LOCATION	25 WARGRAVE ROAD
		TWYFORD
4. Give brief details of the proposal e.g. two storey side extension.	ABOUT THE APPLICATION	ALTERATIONS TO PREVIOUSLY APPROVED
		SINGLE STOREY REAR EXTENSION

5. ARE THERE ANY TREES ON THE SITE? YES / ~~NO~~
If YES, please show their positions, spread, and species of the trees on the plans. Indicate any which are to be felled.

6. PLEASE LIST THE EXTERNAL MATERIAL TO BE USED
BRICKS, NATURAL SLATES, GLASS ROOF, PAINTED TIMBER WINDOWS

7. WILL PEDESTRIANS/VEHICLES ACCESS THE SITE? YES / ~~NO~~
Please show details of the existing access and any proposed changes on the plans.

8. WILL THE CAR PARKING PROVISION AT THE SITE BE CHANGED? ~~YES~~ / NO
If YES, please show details of any changes on the plans.

9. DOES A PUBLIC RIGHT OF WAY TOUCH OR CROSS THE SITE? ~~YES~~ / NO
If YES, please show the route and any proposed alternative on the plans.

10. CHECK LIST Please ensure that you enclose the following:-

(a) 6 copies of this form, signed and dated ✓
(b) The fee (the current scale of fees is attached) £95
If no fee is payable please say why below

(c) 6 copies of plans and drawings ✓
(i) 1:2500 scale location plan with application, site outlined in red. ✓
(ii) 1:500 scale site layout plan showing position of adjoining dwellings ✓
(iii) ~~1:100 or 1:200~~ 1:50 scale floor plans and elevations

11. CERTIFICATE OF OWNERSHIP (SECTION 66 TOWN AND COUNTRY PLANNING ACT 1990)
Please delete either Certificate A or Certificate B below. If neither apply you must complete a full certificate obtainable from the Planning Department.

(a) "Owner" means a person having a freehold interest or leasehold interest the unexpired term of which is not less than 7 years.

CERTIFICATE A

I certify that:

* at the beginning of the period of 21 days ending with the date of the accompanying application nobody, except the applicant, was the owner (a) of any part of the land to which the application relates.

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

CERTIFICATE B

I certify that:

* I have/The applicant has * given the required notice to everyone else who, at the beginning of the period of 21 days ending with the date of the accompanying application was the owner (a) of any part of the land to which the application relates, as listed below.

Owner's (a) name	Address at which notice was served	Date on which notice was served

* None of the land forms part of an agricultural holding

SIGNED J.R. Seatman ON BEHALF OF

DATE 27 NOVEMBER 2000

CONDITION MONITORING RECORD SHEET

APPLICATION NO: **F/2000/2921**
CASE OFFICER: **Joss Miller**
SECTION 106 AGREEMENT Yes ☐ No ☐

STAGE OF DEVELOPMENT	CONDITION NUMBER	DATE CONDITION DISCHARGED	DATE COMPLIANCE OBSERVED	DATE BREACH OBSERVED
PRIOR TO COMMENCEMENT				
COMMENCEMENT				
DURING CONSTRUCTION				
COMPLETION				

26. NOV. 2000 * 2221



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SEDGMAN NOBLE architects
The Studio,
Spring Meadows Business Centre, Highfield Farm,
Wargrave, READING, Berkshire. RG10 8PZ
Tel: 0118 940 4747 Fax: 0118 940 4749

Date: AUGUST '98
Scale: 1.2500
Drawn: FS

Drawing Title: LOCATION PLAN

Project: ALTERATIONS AND EXTENSION TO 25 WARGRAVE ROAD, TWYFORD

Job No: SWR

Drawing No: S1

Revision:

Site Plan, Scale: 1 to 2500

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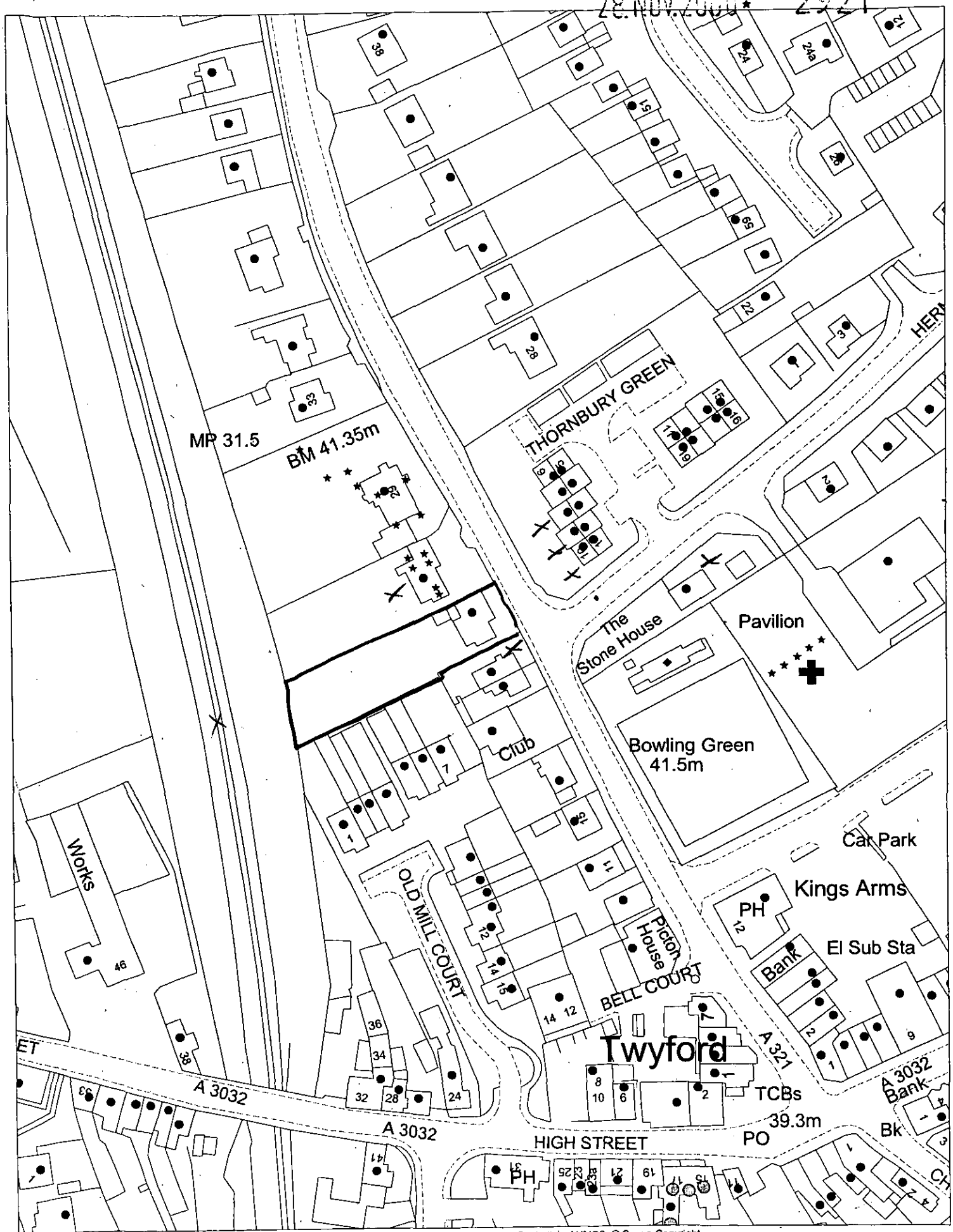
Wokingham District Council, Licence No. LA086134
Date: 21 August 1998

28 NOV 2000 * 2921



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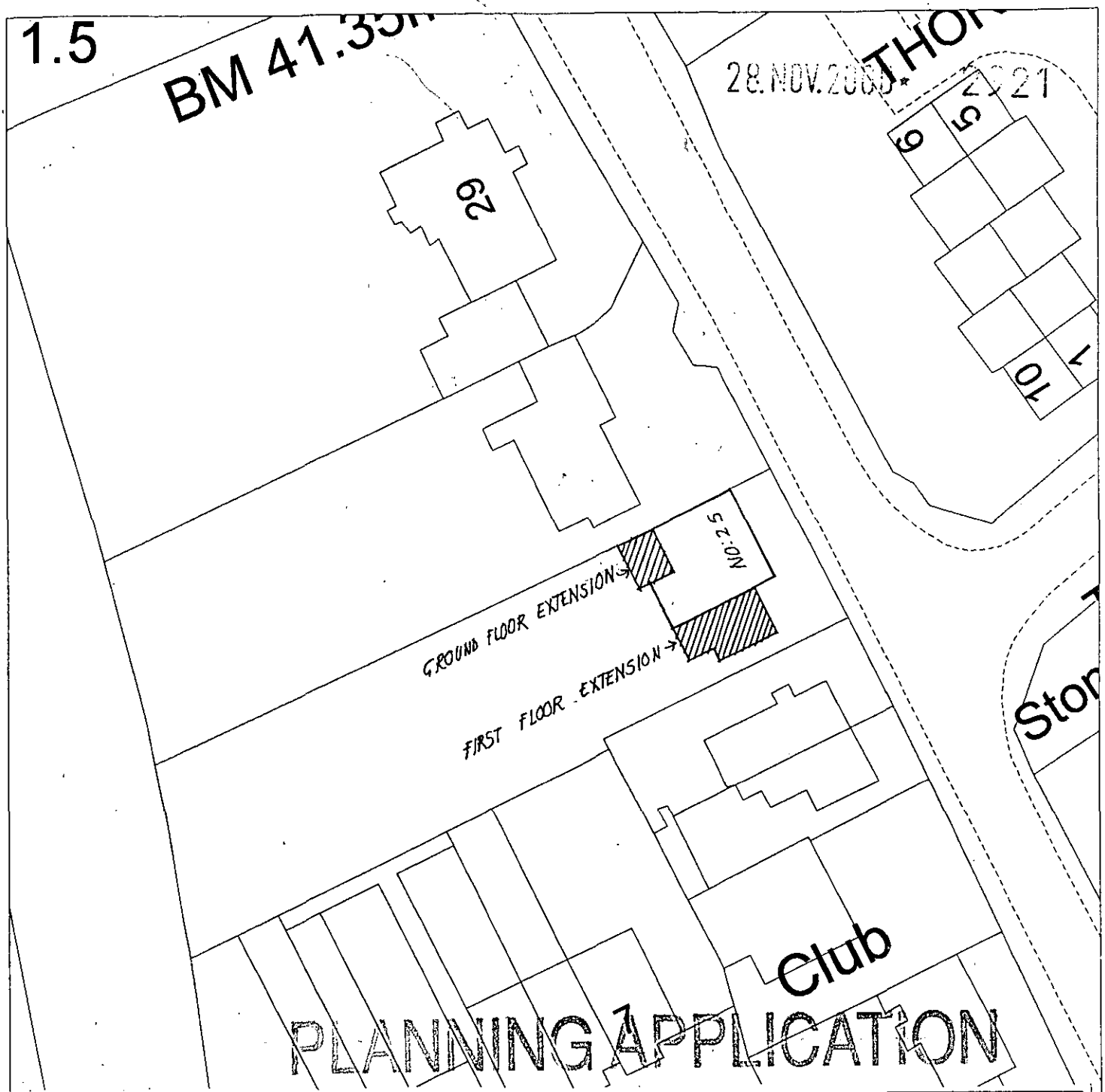
Central Support Section, Environmental Services, Wokingham District Council.

5 December 2000

Scale: 1 : 1250



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SEDGMAN NOBLE architects
The Studio,
Spring Meadows Business Centre, Highfield Farm,
Wargrave, READING, Berkshire. RG10 8PZ
Tel: 0118 940 4747 Fax: 0118 940 4749

Date: AUGUST '98	Drawing Title: BLOCK PLAN	
Scale: 1.500		
Drawn: FS		
Project: ALTERATIONS AND EXTENSION TO 25 WARGRAVE ROAD, TWYFORD	Job No: SWR	Drawing No: S 2
		Revision:

Site Plan, Scale: 1 to 500

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SEDGMAN NOBLE architects
The Studio,
Spring Meadows Business Centre, Highfield Farm,
Wargrave, READING, Berkshire. RG10 8PZ
Tel: 0118 940 4747 Fax: 0118 940 4749

Date: AUGUST '98
Scale: 1:2500
Drawn: FS

Drawing Title: LOCATION PLAN

Project: ALTERATIONS AND EXTENSION TO 25 WARGRAVE ROAD, TWYFORD

Job No: SWR

Drawing No: S1

Revision:

Site Plan, Scale: 1 to 2500

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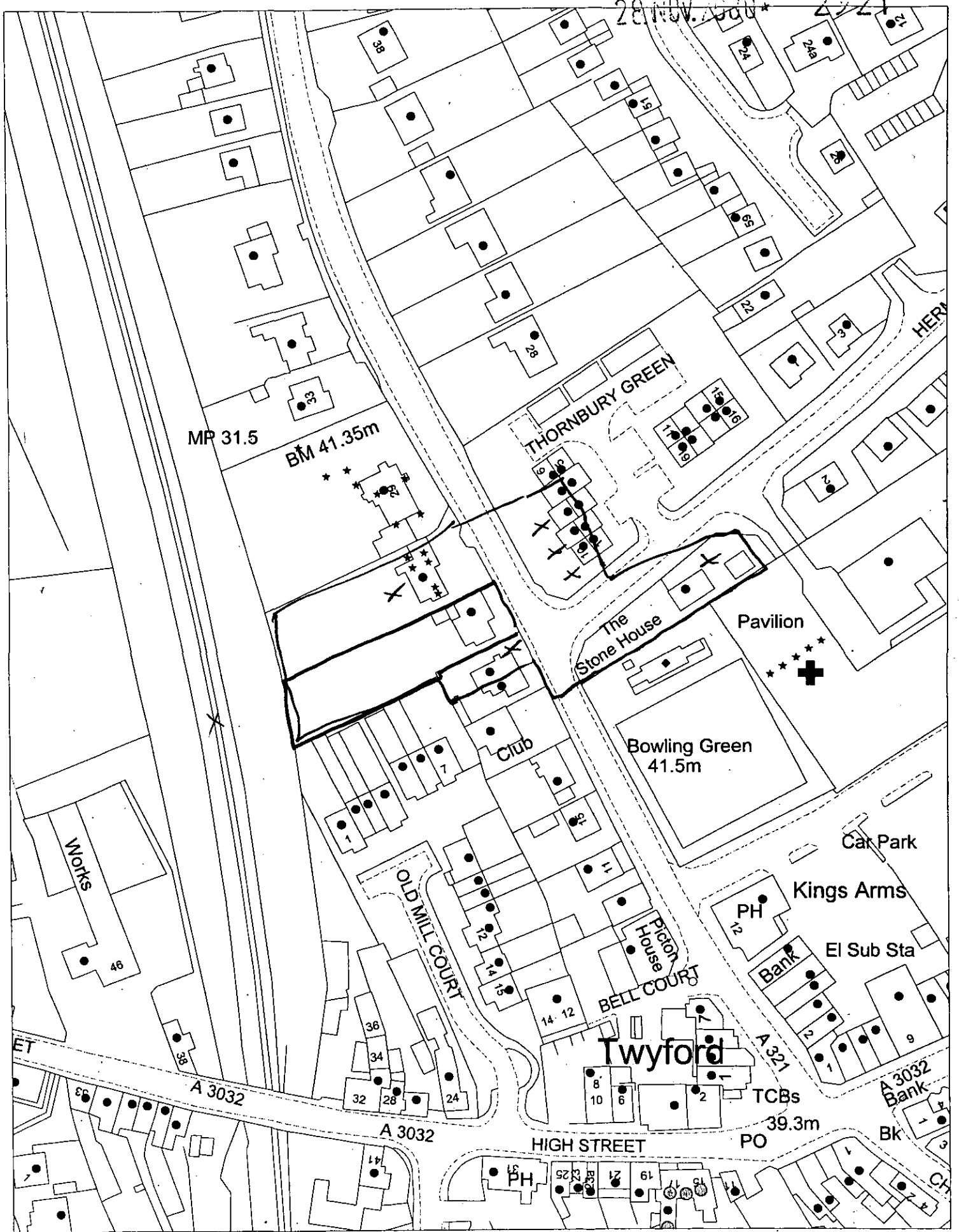

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Central Support Section, Environmental Services, Wokingham District Council.
5 December 2000

Scale: 1 : 1250