APPLICATION NO:
F/2001/5596

LOCATION:
6 Arnett Avenue, Finchampstead Wokingham.

APPLICANT:
Mr & Mrs P Rose C/O Roger Pring And Sons

PROPOSAL:
Proposed erection of two storey and first floor side extension plus single storey rear extension and pitched roof to replace flat roof to front of dwelling.

EARLIEST DATE FOR DECISION: **03/02/2002**

APPLICATION WILL HAVE EXPIRED ON:
25/02/2002

Listing Exp. 5/2/2.

CASE OFFICER: **Louise Smith**

APPROVED

710

00

RAILEX
Marbleboard

EASIFILE EP7

(LS)

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Mr & Mrs P Rose
C/O Roger Pring and Sons
278 Nine Mile Ride
Finchampstead
Berkshire
RG40 3NT

Application Number: F/2001/5596

Parish:	**FINCHAMPSTEAD**
Location:	**6, Arnett Avenue, Finchampstead, Wokingham.**
Proposal:	**Proposed erection of two storey and first floor side extension plus single storey rear extension and pitched roof to replace flat roof to front of 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) the garage accommodation on the site shall be kept available for the parking of vehicles ancillary to the residential use of the site at all times. It shall not be used for any business nor as habitable space.

Condition
4. The driveway shall be widened to a minimum of 4.8 metres, and surfaced with hard bound material.

Condition
5. No part of any building(s) hereby permitted shall be occupied or used until the vehicle parking and turning space herein approved has been provided. The vehicle parking and turning space shall be permanently maintained and used for no other purposes.

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 ensure that adequate parking space is available on the site, and reduce the likelihood of roadside parking.

Reason
4. In the interests of highway safety and convenience.

Reason
5. To ensure a satisfactory form of development and to avoid adverse impact on the public highway in the interests of highway safety.

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 LD3 and EN1.
South East Area Local Plan Policies SBE1, SBE2, ST3, ST5 and STV1.
Deposit Draft Wokingham District Local Plan Policies WBE1, WOS3, WT7, WT6 and WOS2.

A Cronin

Anna Cronin
Head of Planning & Transportation
Date: 07/02/2002

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	5596	LS
BUILDING CONTROL NUMBER.	FP 2002/2761	
~~APPLICANT~~/AGENT	Roger Ting & Sons.	
ADDRESS OF SITE	6 Arnett Avenue WOKINGHAM.	
DESCRIPTION OF PROPOSED WORK	2 storey + first floor side ext plus s/s rear ext + pitched roof to replace flat roof to front of dwelling. DC	

DRAWING NUMBERS	BC	DC
BLOCK PLAN	01/384/01	01/384/01
ELEVATIONS	01/384/06A	01/384/06A
FLOOR PLANS	01/384/05	01/384/05

CHECKLIST	1ST CHECK	2ND CHECK
PERMITTED DEVELOPMENT		
APPLIC. NECESSARY-NOT RECEIVED		
APPLIC.RECEIVED & APPROVED	7/2/02	
APPLIC.RECEIVED-NO DECISION		
APPLIC.REFUSED		
DIFFERENCES BETWEEN DC/BC DRAWINGS	None	
IF YES, WHAT ARE THE DIFFERENCES ?	—	
DATE	23/4/02	

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	

WORK SHEET FOR : Louise Smith

Application Number : F/2001/5596

Applicant : Mr & Mrs P Rose C/O Roger Pring And Sons.

Location : 6, Arnett Avenue, Finchampstead, Wokingham.
Proposal : Proposed erection of two storey and first floor side extension plus single storey rear extension and pitched roof to replace flat roof to front of dwelling.

Site Notice Displayed ? :

YES	NO	DATE
✓		

Date of Neighbour Notifications : 15/1/02

Date of Site Visit : 14/1/2

Date Registered : 31/12/2001

Earliest Date for Decision : 03/02/2002

Latest Consultation Date/Site Notice Expiry Date : 03/02/2002

This application will have expired on: 25/02/2002. 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 - conditional approval.
Parish Council - no objections

Planning Issues :
Impact on Neighbours
Impact on Streetscene
Identified Settlement.
Parking + Highways.

Application Number: F/2001/5596 – 6 Arnett Avenue, Finchampstead

Appraisal:

Development

The site is a semi-detached two-storey dwelling, situated within the identified settlement of Finchampstead.

The proposed development is for a two-storey and first floor side extension, a single storey rear conservatory and a pitched roof to replace the flat roof to the front of the dwelling. The side extension would cover the depth of the dwelling, (infilling above the existing garage in the front portion) continuing across the existing roofline with a gable roof in the side elevation. The conservatory would extend 1.6m to the rear of the dwelling, measuring 2.9m in width with a pitched roof (2.2m to the eaves and 3.2m to the ridge).

1. Impact upon neighbouring properties
   With regards to concerns of overlooking, no side windows are proposed in the side elevation of the extension and none are present in the corresponding elevation of the neighbour, No 4.
   No 6 is set back 2.5m from No 4, however, the angle would not enable onlooking from the proposed conservatory into the rear windows of this neighbour. In addition, the eaves height of the proposed conservatory would only be 0.2m above the 2m close-boarded boundary fence.
   The additional front and rear windows being proposed would be set at the same level as those existing, and are therefore not felt to provoke additional onlooking to the detriment of neighbouring dwellings.

   Both the side extension and rear conservatory would not breach the 45° angle with regards to rear windows on No 4, and so overshadowing would not be considered an issue. Similarly, they would not provoke an overbearing influence due to the distance between these properties and the rooflines proposed.

2. Impact upon the character of the area
   Although the houses along Arnett Avenue are of a standardised design, two storey side extensions can be found at Nos 8 and 12, of which the latter is identical to the proposed. Furthermore, there is a combination of flat and pitched roof front porches. The extension would compliment the design of the dwelling and materials proposed are to match those existing. As such, the development is not considered to detract from the character of the streetscene.

3. Impact upon highway safety (parking provision)
The proposed extension would convert this 3 bedroom property to that of a four, thereby increasing the parking requirement for this property. Highways have no objects on the condition that the garage is retained for parking and the driveway is widened to a minimum of 4.8m.

Approval: **Refusal:**

✓

Application Number F/2001/5596
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
1	C001	R001	
2	C014	R014	
3	C049	R049	
4			Driveway to be widened to a minimum of 4.8m and surfaced with hard bound material R: 1HS+C.
5	C122	R122	

Informative for approvals

N16

LODDON AREA LOCAL PLAN POLICIES:

SOUTH-EAST AREA LOCAL PLAN POLICIES: SBE1 SBE2 ST3 ST5 ST11

WOKINGHAM DISTRICT LOCAL PLAN POLICIES: WBE1 WOS3 WT7 WT6 WOS2

GREEN BELT LOCAL PLAN POLICIES:

BERKSHIRE STRUCTURE PLAN POLICIES: LD3 EN1

MINERALS LOCAL PLAN POLICIES:

RECOMMENDATION AND CONDITIONS/REASONS AGREED: pp _____
(Development Control Manager)

Date: 7.2.02

SE Area LP - Id'd Sett.

2 storey side ext + rear conservatory

Other ext's. Y

RECORD OF SITE VISIT

Look to see if front pitched roof would be in-keeping. Y

SITE ADDRESS: 6 Arnett Avenue Finchampstead Wokingham.

APPLICATION NUMBER: F/2001/5596

OFFICER: Louise Smith

DATE OF SITE VISIT: 14/1/2

1 SITE/STATUTORY NOTICE DISPLAYED ? N

* No 12 has 2 storey side ext (same)

2. DESCRIPTION OF SURROUNDINGS

* No 8 has 2 storey ext behind gge

Residential Rd - 2 storey semi-detached dwellings red brick + tile → grey roof tile

* Nos 2, 10, 12, 1, have pitched porch roofs

3. DESCRIPTION OF SITE/BUILDING

2 storey red brick + grey tile upper half - grey roof tiles

4. RELATIONSHIP TO ADJOINING PROPERTIES No front boundaries

No 4 2.3m cb fence, rear 2.4m.

No 8 2m cb fence.

5. SITE CONSTRAINTS

TREES

ACCESS/PARKING 2 at a squeeze

LEVELS 0.3m higher No 4

BOUNDARY TREATMENT 1.8m fence?

OTHERS

Overlooking x no side elevation windows Conservatory? note boundry type + level

* Note side elevation windows on No 4. - None.

DELEGATED

FROM: Louise Smith

DATE: 10 January 2002

FINCHAMPSTEAD PARISH CONSULTATION SHEET

Application Number: F/2001/5596

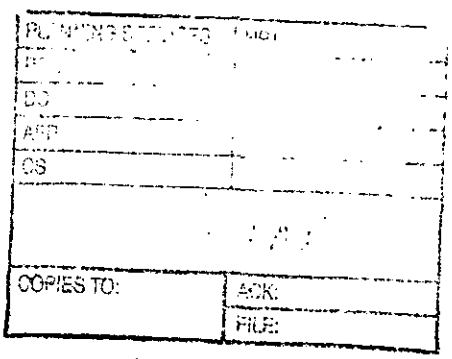
Proposal: Proposed erection of two storey and first floor side extension plus single storey rear extension and pitched roof to replace flat roof to front of dwelling..

Site Address: 6, Arnett Avenue, Finchampstead, Wokingham.

Applicant: Mr & Mrs P Rose C/O Roger Pring And Sons.

Your observations are required in respect of this application **by 03/02/2002** .

The Parish Council has no objections to this application.



SIGNED: C.S. Cly

DATE: 25 JAN 2002

Clerk To Finchampstead Parish/Town Council.

HIGHWAYS CONSULTATION SHEET

From: Louise Smith **Date:** 10 January 2002

Application Number: F/2001/5596

Proposal: Proposed erection of two storey and first floor side extension plus single storey rear extension and pitched roof to replace flat roof to front of dwelling.

Parish: FINCHAMPSTEAD PARISH

Site Address:
6, Arnett Avenue, Finchampstead, Wokingham.

Applicant:
Mr & Mrs P Rose C/O Roger Pring And Sons.

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).

1/ C049, R049

2/ Driveway to be widened to a minimum of 4.8metres, and surfaced with a hard bound material.

R: 1HS&C.

3/ C122, R122.

Signed: _____ **Print name:** AC 14/1/08

Received by Wokingham District Council

Application No: F/2001/5596

Proposal:
Proposed erection of two storey and first floor side extension plus single storey rear extension and pitched roof to replace flat roof to front of dwelling.

Location:
6, Arnett Avenue, Finchampstead, 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/2001/5596 to enable the library staff to locate the correct information.

Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer Louise Smith P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 03/02/2002. 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

10 January 2002

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

Tel: (0118) 974 6463

Date: **10 January 2002**

My ref: F/2001/5596

WOKINGHAM UNITARY
Aiming for Excellence

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
DX: 33506 – Wokingham

Dear Councillor

Application Number: F/2001/5596
6, Arnett Avenue, Finchampstead, Wokingham.
Proposed erection of two storey and first floor side extension plus single storey rear extension and pitched roof to replace flat roof to front of 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 **Louise Smith** on **(0118) 974 6463**.

Yours faithfully,

Louise Smith

Development Control Officer

LISTING FORM

Case officer: **Louise Smith** Application Number: **F/2001/5596**
6, Arnett Avenue, Finchampstead, Wokingham.
Proposed erection of two storey and first floor side extension plus single storey rear extension and pitched roof to replace flat roof to front of dwelling.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Long

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

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

Tel: (0118) 974 6463

Date: **10 January 2002**

My ref: F/2001/5596

WOKINGHAM UNITARY
Aiming for Excellence

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/2001/5596
6, Arnett Avenue, Finchampstead, Wokingham.
Proposed erection of two storey and first floor side extension plus single storey rear extension and pitched roof to replace flat roof to front of dwelling.

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Yours faithfully,

Louise Smith

Development Control Officer

LISTING FORM

Case officer: **Louise Smith** Application Number: **F/2001/5596**
6, Arnett Avenue, Finchampstead, Wokingham.
Proposed erection of two storey and first floor side extension plus single storey rear extension and pitched roof to replace flat roof to front of dwelling.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Cockroft

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

Application Number : F/2001/5596	Map No : 98
Case Officer : LS	Site Area : 0.02
Valid Date : 31/12/01	Received Date: 31/12/2001

Level : Delegated Application

Description : Proposed erection of two storey and first floor side extension plus single storey rear extension and pitched roof to replace flat roof to front of dwelling.

Location : 6, Arnett Avenue, Finchampstead, Wokingham.

Parish : FI Ward : FIS

Applicant : Mr & Mrs P Rose C/O Roger Pring And Sons.

Fee Required: £95 Fee Received: £95 (4)

Additional: ..... or Refund: .....

Enforcement Section to be notified ☐ (tick if required)

Additional information required for validation;

REASON	NOTES	DATE REQ	DATE RECD
LOCATION PLANS			
BLOCK PLANS			
FORMS UNSIGNED			
S.66 MISSING/INCORRECT/ UNSIGNED			
ELEVATION PLANS	other side elev. of conservatory & new pitched roof.	10/1	
FLOOR PLANS			
NO SCALE OR SCALE IS IMPERIAL			
ENCROACHMENT LETTER REQUIRED			
OTHER			

Is the site in a Conservation Area: ☐ Yes ☐ No If "Yes" which one _____

Is the site a Listed Building: ☐ Yes ☐ No

Is a Statutory Advertisement required: ☐ Yes ☐ No

INTERNAL CONSULTATIONS

Building Control

Heritage (Harold Sanders)

Landscape

Trees

Environmental Health

Housing

Leisure & Cultural Services

Public Rights of Way Officer

Property

Policy & Plans

Joint Strategic Planning Unit

Archaeological Officer (BABTIE)

Education

Social Services

Highways ✓

EXTERNAL CONSULTATIONS

Adjacent DPA : _____

Adjacent Parish : _____

SEB

British Gas

Oil pipeline

Transco

Environment Agency

Railtrack

Police Arch Officer

HERITAGE BODIES

Victorian Society
The Georgian Group
Ancient Monuments Society
Council for British Arch
RCHME
NRPB (Telecommunications)
Sport England
Society for Proct' of Ancient Bldgs
English Heritage

OTHERS

.....

.....

.....

.....

.....

.....

NEIGHBOURS

.....
SPN + See map
.....

.....

No pre-apps.

31.DEC.2001 * 5596

ROGER PRING & SONS.

278, Nine Mile Ride, Finchampstead,
Wokingham, Berkshire, RG40 3NT.
Telephone no.; 0118 973 3502.
Facsimile no.; 0118 973 6290.

ARCHITECTURAL & SURVEYING CONSULTANTS

Planning Services,
Environmental Services Department,
P. O. Box 157,
Wokingham District Council,
Shute End,
Wokingham,
Berkshire,
RG40 1WR.

28 December 2001

Dear Sirs/Madam,

Re; Planning application for
two storey side, first floor side extension, conservatory to rear, pitched roof to existing front projection and provision of additional parking space at
6, Arnett Avenue, Wokingham, Berkshire, RG40 4EG.

Enclosed herewith, are 6 copies of the Householder application form, duly completed and signed, together with 6 sets of drawings nos. 01/384/01 to 06 and my cheque, made payable to Wokingham District Council for the sum of £95.00p, in respect of the application fee.

It is understood that a precedent for an extension, similar to that which is proposed, has already been set in the general locality. Should there be any issues you would like to discuss to ensure a favourable outcome from my clients point of view, please give me a call.

Yours faithfully,

Roger Pring.

C/C Mr. & Mrs. P. Rose.

REGISTERED NO. 2284491

Environmental Services

For office use only.
Application number: 31.DEC.2001* 5596

Householder planning application form

Please answer all questions in CAPITAL letters.
If any question does not apply to you, put N/A in the space.
Please send six copies of the filled in form and your plans to the address on the front of the folder.
We provide guidance notes to help you fill in the form. If you have any questions, please call Planning Support on 0118 974 6428 or 0118 974 6429.

1	Your name Address and postcode Phone number	MR&MRS P. ROSE 6 ARNETT AVENUE, WOKINGHAM, BERKSHIRE, RG40 4EG 0118 973 2934
2	Agent's Name Address and postcode Phone number	ROGER PRING & SONS 278, NINE MILE RIDE FINCHAMPSTEAD, WOKINGHAM, BERKS RG40 3NT 0118 973 3502
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.	6 ARNETT AVENUE, WOKINGHAM, BERKSHIRE, RG40 4EG
4	Give brief details of the proposal for example, two storey side extension. About the application	PART 2 STOREY SIDE & FIRST FLOOR SIDE EXTENSIONS WITH CONSERVATORY TO REAR
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.	BRICKWORK & PLAIN TILE HANGING TO MATCH EXG WALLS & CONCRET INTER-LOCKING TILES TO MATCH EXG ROOF
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: 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: [signature]

on behalf of MR & MRS P. ROSE.

Date 29/12/01.

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

ADDRESS 6 ARNETT AVENUE PARISH FINCHAMPSTEAD

PLOT No. ORD. SHEET No. SU 7965 (98)

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
B/18/63	W R D C	res dev	11 · 7 · 63	N/A ref
B/1/66 0/242/65	various owners	"	13 · 5 · 65	N/A ref
	"	"	8 · 2 · 67	N/A c/A
~~B~~ 8/73	"	semi-det house & garage	18 · 1 · 73	APP c/A
				✓ ok

DATE OF COMPLETION

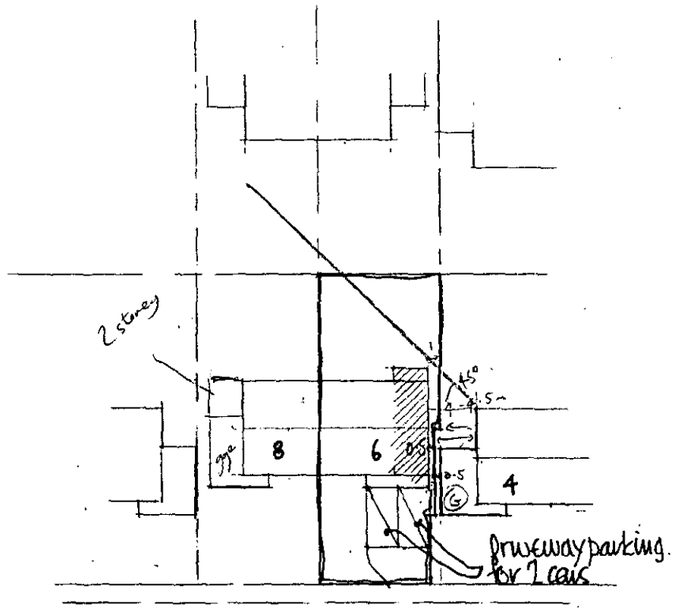
MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

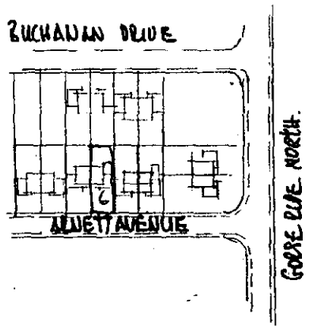
091074

31.DEC.2001 • 5596



BLOCK PLAN 1:500

Parking requirement for 4 bedroom property is 3 spaces.
This is met by providing an additional parking space alongside the existing driveway parking space.
The garage parking space is retained.



Location plan 1:2500

APPROVED

ROGER PRING & SONS.
ARCHITECTURAL & SURVEYING CONSULTANTS
278, Nine Mile Ride, Finchampstead, Wokingham, Berkshire, RG40 3NT.
Telephone no.; 0118 973 3502. Facsimile no.; 0118 973 6290.

DRG. NO. 01/384/01 SCALE As shown. DATE 14/12/01

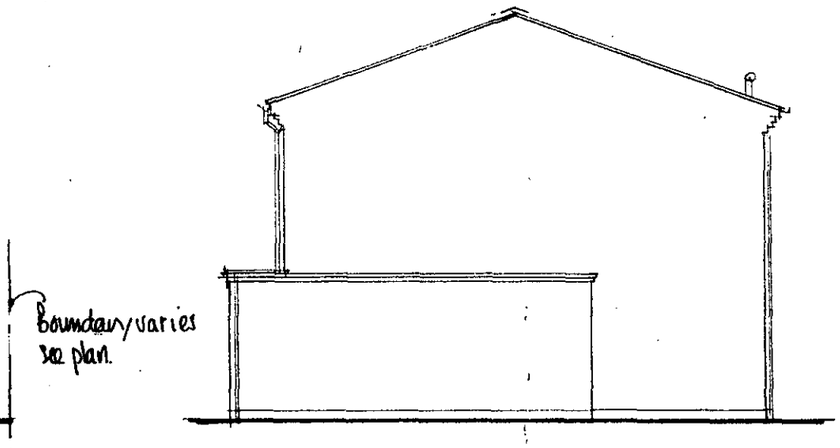
Revisions;

6, ARNETT AVENUE, WOKINGHAM, BERKSHIRE, RG40 4EG

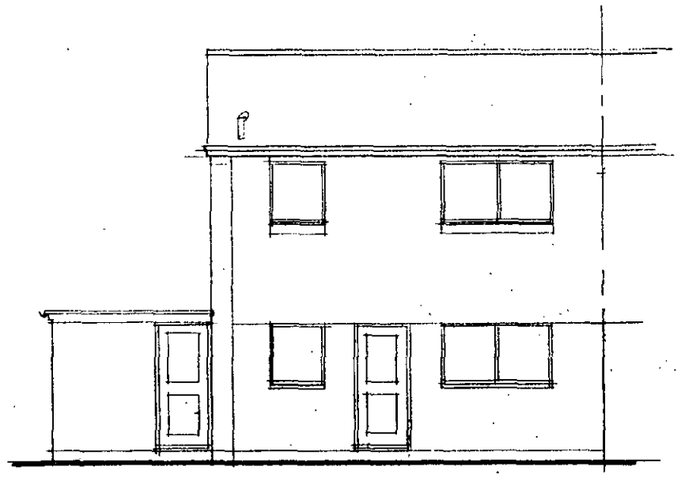
31.DEC.2001* 5596



FRONT ELEVATION (N)



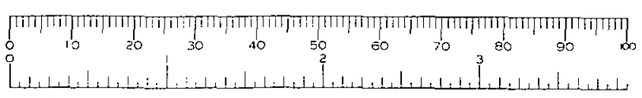
SIDE ELEVATION (W)



REAR ELEVATION (S)

APPROVED

ELEVATIONS : AS EXISTING



6, ARNETT AVENUE, WOKINGHAM, BERKSHIRE, RG40 4EG

ROGER PRING & SONS.
ARCHITECTURAL & SURVEYING CONSULTANTS
278, Nine Mile Ride. Finchampstead, Wokingham, Berkshire, RG40 3NT.
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DRG. NO. 01/384/04 SCALE. 1:100 . DATE 17/12/01

Revisions;

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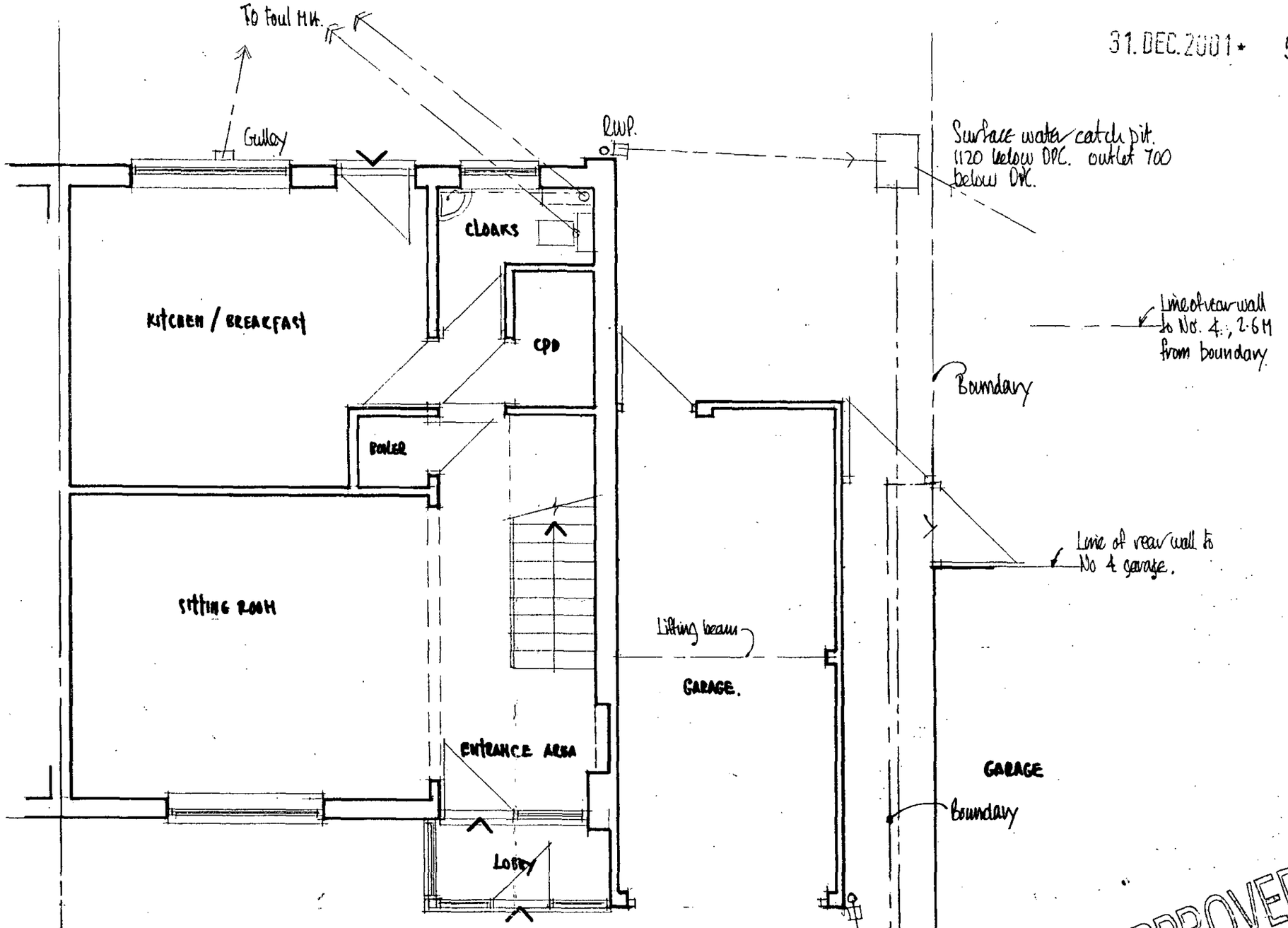

APPROVED

GROUND FLOOR PLAN: AS EXISTING

0 10 20 30 40 50 60 70 80 90 100
0 1 2 3

6. ARNETT AVENUE, WOKINGHAM, BERKSHIRE, RG40 1EG

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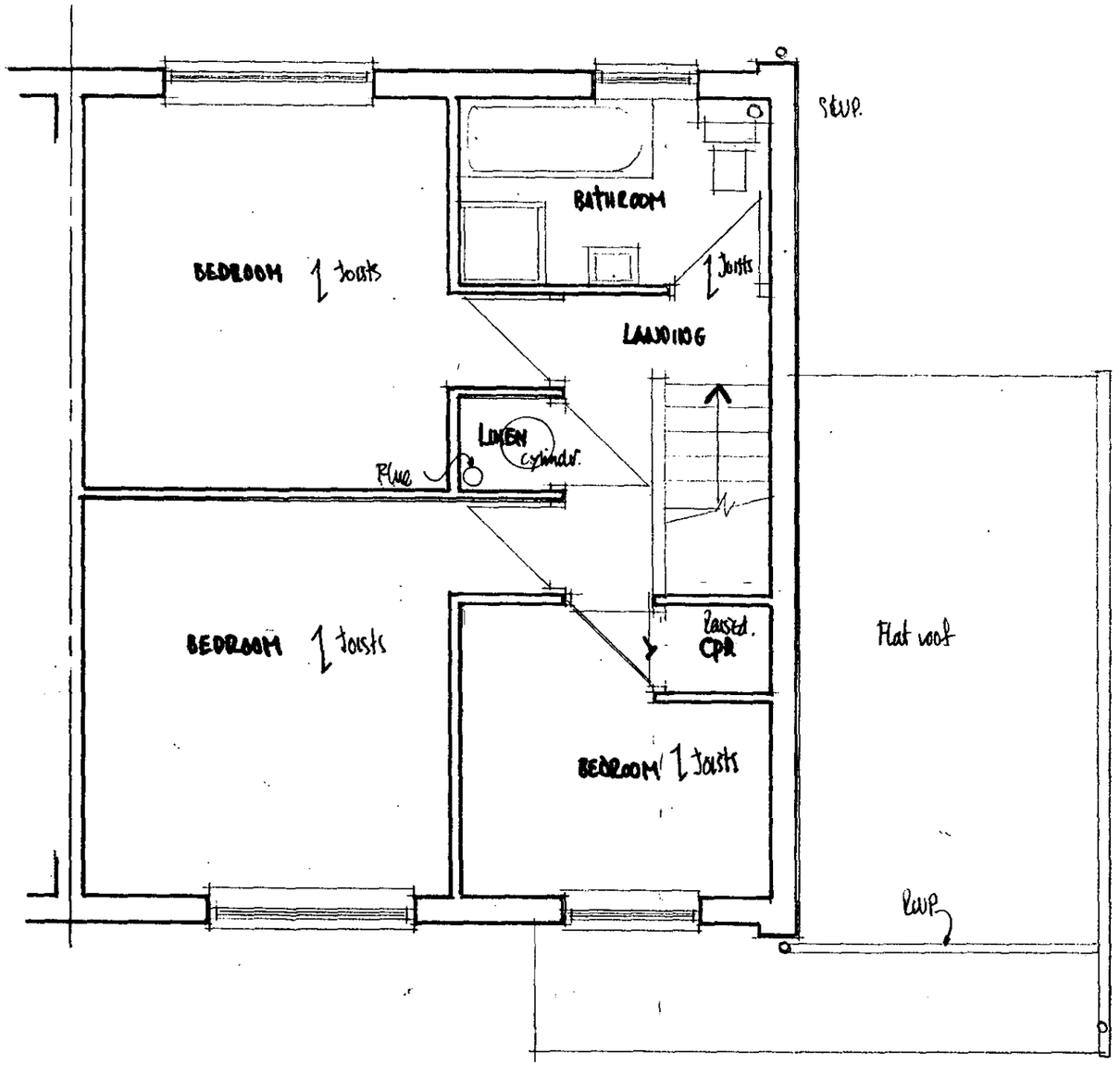
Revisions;

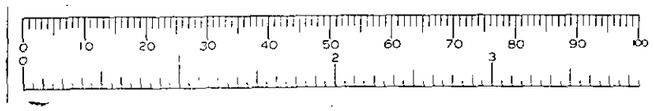
31.DEC.2001 5596

trussed roof to house. (600 c/c).



APPROVED

FIRST FLOOR PLAN : AS EXISTING.



6, ARNETT AVENUE, WOKINGHAM, BERKSHIRE, RG40 4EG

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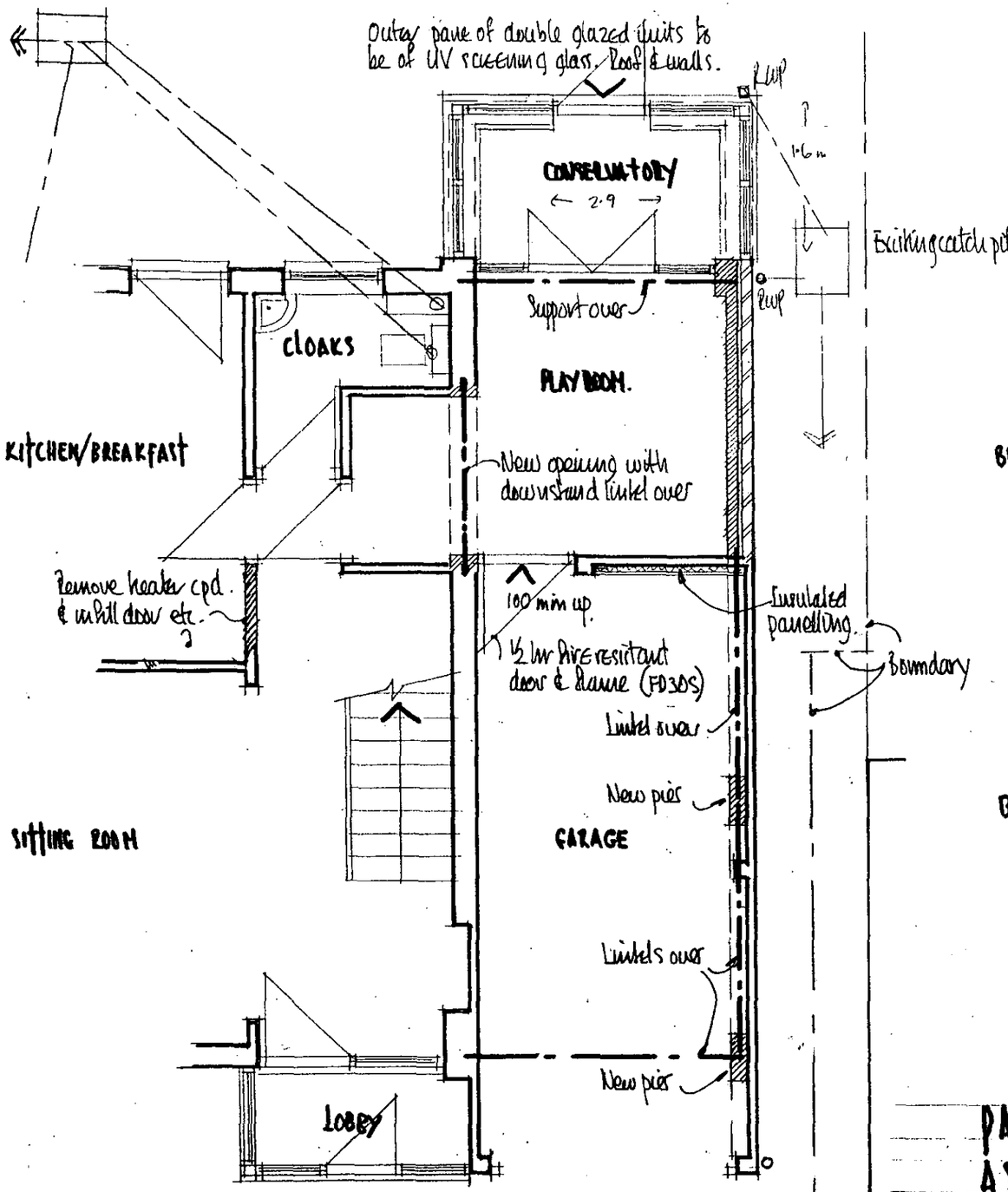
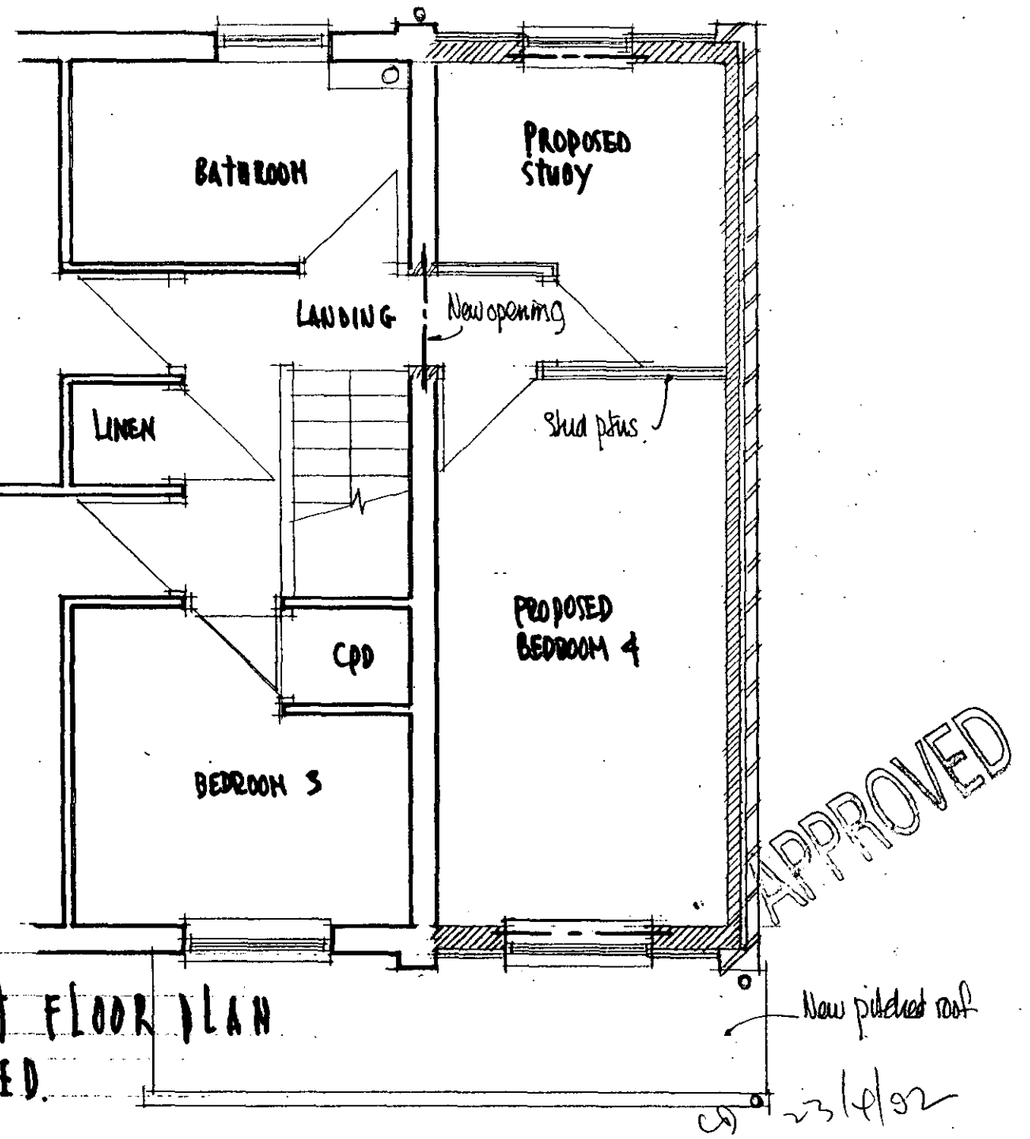


PART GROUND FLOOR PLAN : AS PROPOSED.

BEDROOM 1

BEDROOM 2

Ex. blown warm air system to be removed & replaced with new wet system. New, room sealed, forced draught, wall mounted boiler to be located on party wall in kitchen adjacent to rear wall. Radiators to be below windows.



APPROVED

23/4/02

PART FIRST FLOOR PLAN AS PROPOSED.

6, ARNETT AVENUE, WOKINGHAM, BERKSHIRE, RG10 4EG

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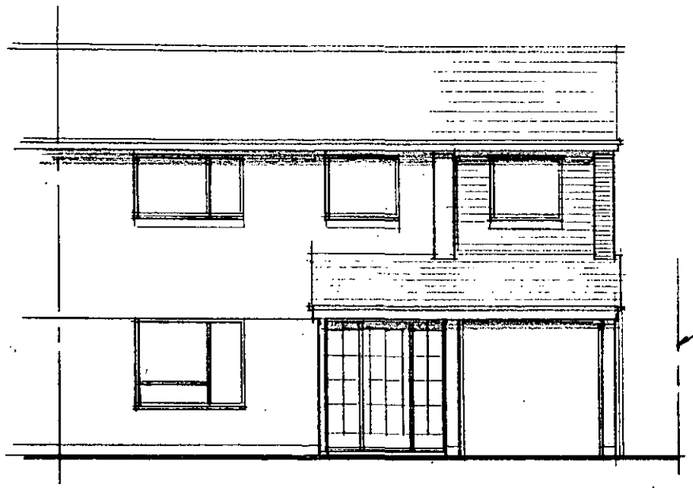
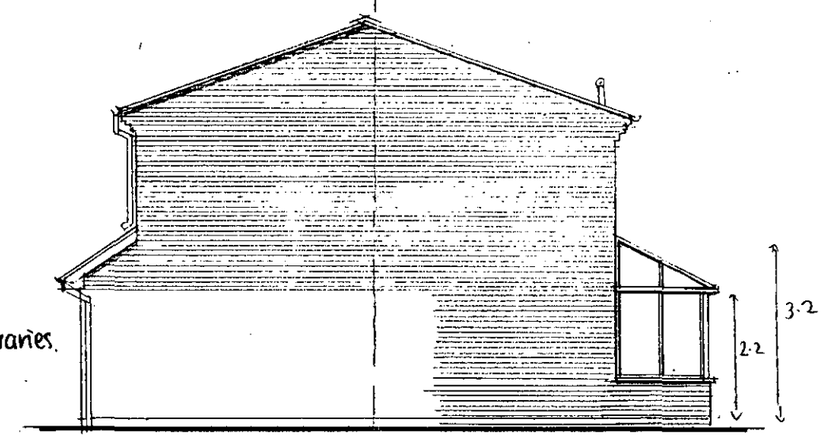
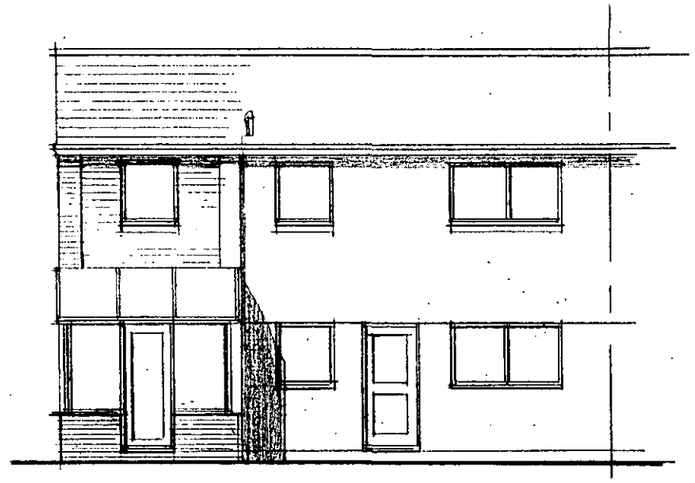


FRONT ELEVATION (N)



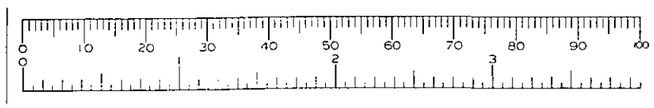
SIDE ELEVATION (W)



REAR ELEVATION (S)

APPROVED

ELEVATIONS : AS PROPOSED



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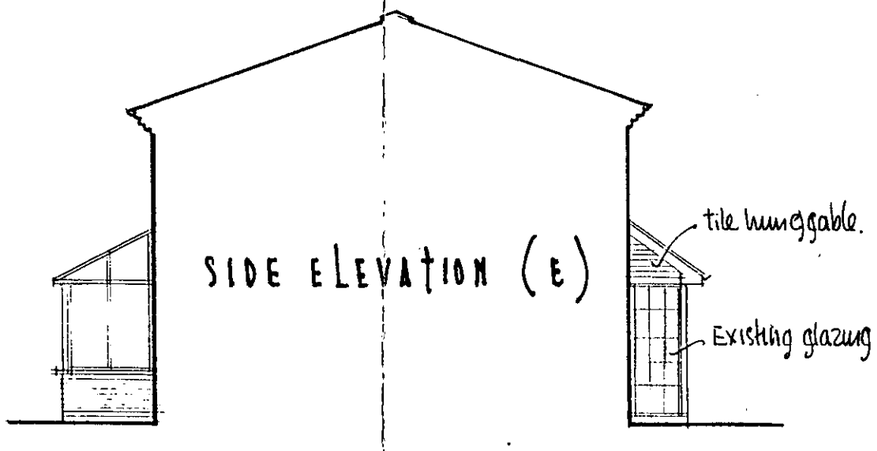
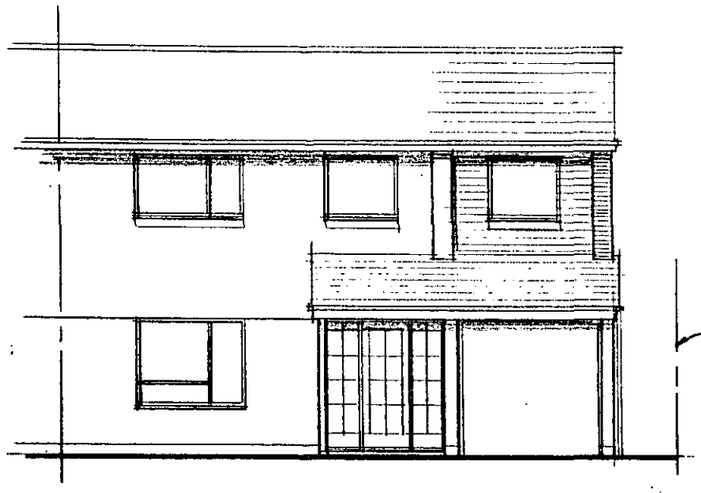
Revisions;

ADDITIONAL PLAN

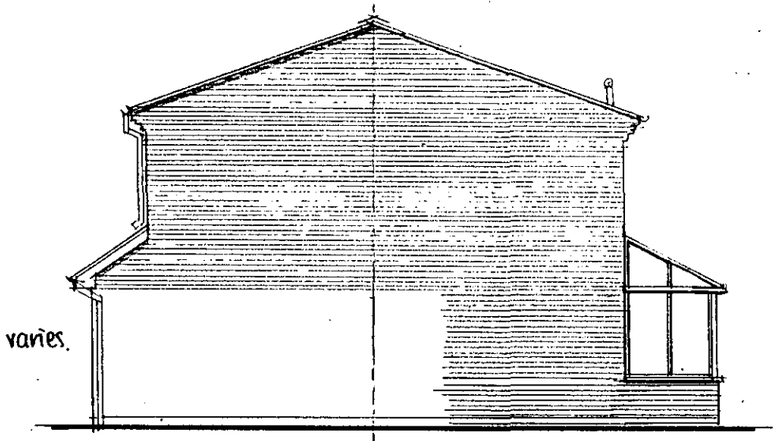
5596



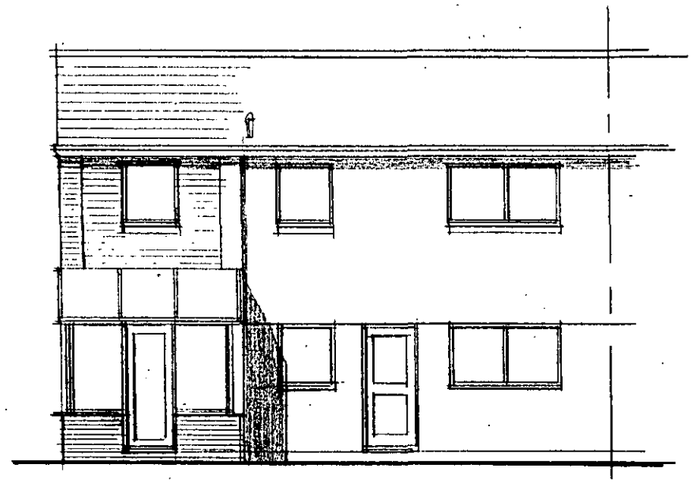
SIDE ELEVATION (E)



FRONT ELEVATION (N)



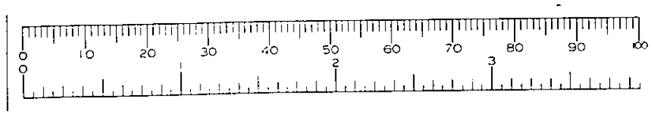
SIDE ELEVATION (W)



REAR ELEVATION (S)

APPROVED
23/4/02

ELEVATIONS : AS PROPOSED



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Revisions: A East Elevation added 14/01/02

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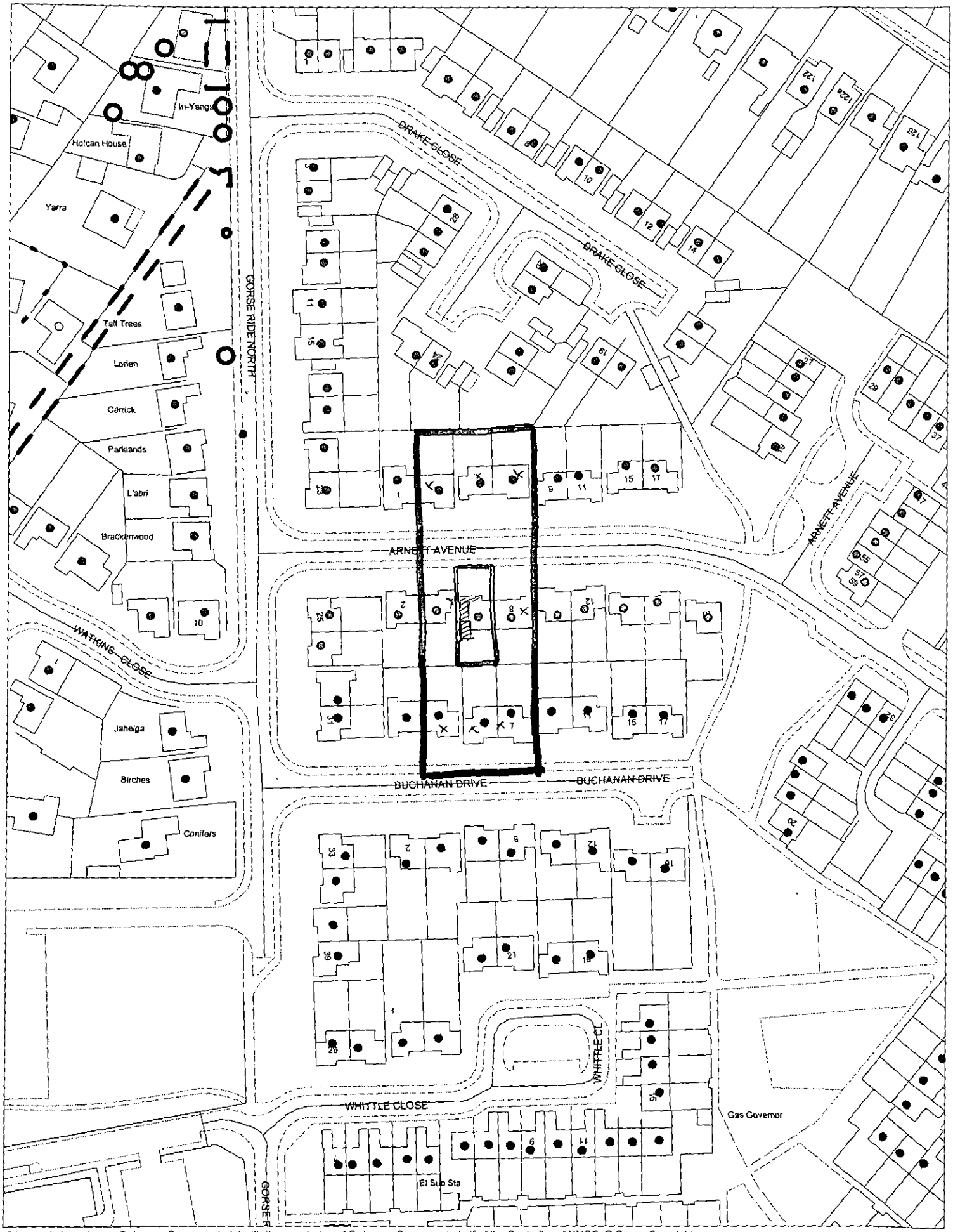

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9 January 2002 Scale: 1 : 1250

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