APPLICATION NO:
F/2001/5325

LOCATION:
Homelea Sonning Lane, Sonning Reading.

APPLICANT:
Mr & Mrs Newton

PROPOSAL:
Proposed extension to dormer window of dwelling (Amendment to consent 2001/3987)
~~28 day expiry~~

EARLIEST DATE FOR DECISION: **21/12/2001**
28 day expiry ~~19 Jan 02~~ 26.12.01
APPLICATION WILL HAVE EXPIRED ON:
22/01/2002

CASE OFFICER: **Andrew Thorley**

FL
APPROVED

439

00

RAILEX
Marbleboard

EASIFILE EP7

(AT)

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Mr & Mrs Newton
Homelea
Sonning Lane
Sonning
Reading
RG4 6ST

Application Number: F/2001/5325

Parish: **SONNING**

Location: **Homelea, Sonning Lane, Sonning, Reading.**

Proposal: **Proposed extension to dormer window of dwelling (Amendment to consent 2001/3987)**

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

Informative
1. The applicant is reminded that this approval relates to planning permission only and does not constitute approval under any other legislation including Building Regulations. To obtain advice on current Building Regulations the applicant should contact the Building Control Section of the District Council's Planning Department.

Informative
2. 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:

Loddon Area Local Plan Policies LBE1 and LBE2.
Deposit Draft Wokingham District Local Plan Policies WOS3 and WBE1.

Anna Cronin
Head of Planning & Transportation
Date: 10/01/2002

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.

CASE OFFICER

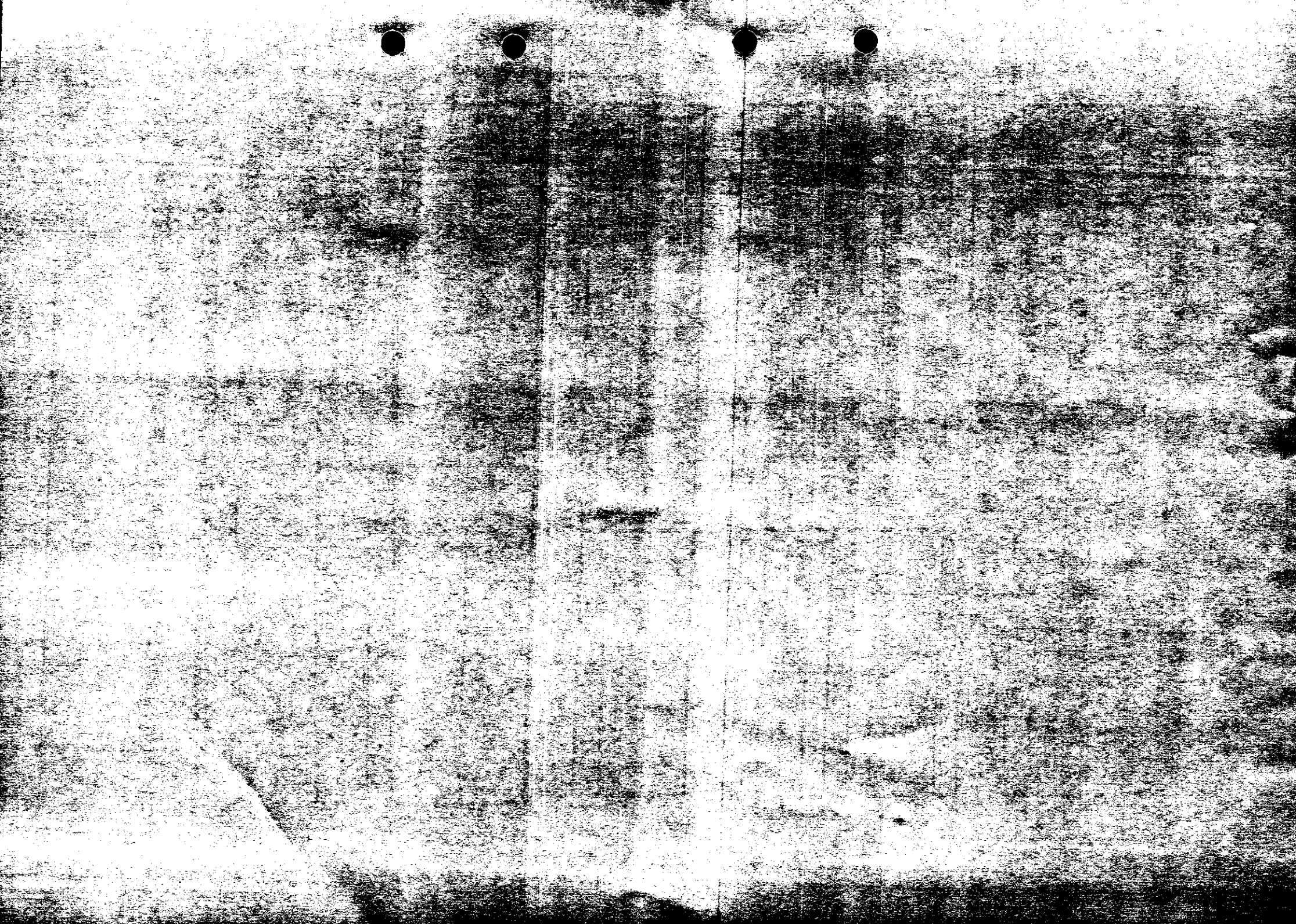
SITE DETAILS	
PLANNING APPLICATION NUMBER	3987 AT & 5325 AT.
BUILDING CONTROL NUMBER.	BN/2002/1353 North
APPLICANT/~~AGENT~~	Roger. J. Newton.
ADDRESS OF SITE	Holmlea, Sonning Lane. SONNING
DESCRIPTION OF PROPOSED WORK	extend existing dormers.

DRAWING NUMBERS	BC	DC
BLOCK PLAN		
ELEVATIONS	no plans.	
FLOOR PLANS		

CHECKLIST	1ST CHECK	2ND CHECK
PERMITTED DEVELOPMENT		
APPLIC. NECESSARY-NOT RECEIVED		
APPLIC.RECEIVED & APPROVED	6/2/01 - 10/1/02	
APPLIC.RECEIVED-NO DECISION		
APPLIC.REFUSED		
DIFFERENCES BETWEEN DC/BC DRAWINGS		
IF YES, WHAT ARE THE DIFFERENCES ?		
DATE	13/6/02.	

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	



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

Tel: 0118 974 6441

Date: **28 November 2001**

My ref: F/2001/5325

CONFIDENTIAL

Councillor Rose
Spinney Side
Holme Park Farm Lane
Sonning
Berks
RG4 6SX

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/2001/5325
Homelea, Sonning Lane, Sonning, Reading.
Proposed extension to dormer window of dwelling (Amendment to consent 2001/3987)

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 **Andrew Thorley** on **0118 974 6441**.

Yours faithfully,

Andrew Thorley

Development Control Officer

LISTING FORM

Case officer: **Andrew Thorley** Application Number: **F/2001/5325**
Homelea, Sonning Lane, Sonning, Reading.
Proposed extension to dormer window of dwelling (Amendment to consent 2001/3987)
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Rose

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

Received by Wokingham District Council

Application No: F/2001/5325

Proposal:
Proposed extension to dormer window of dwelling (Amendment to consent 2001/3987)

Location:
Homelea, Sonning Lane, Sonning, Reading.

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/2001/5325 to enable the library staff to locate the correct information.

Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer Andrew Thorley P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 21/12/2001. 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

28 November 2001

Francis Cox

WORK SHEET FOR : ~~Andrew Thorley~~

Application Number : F/2001/5325

Applicant : Mr & Mrs Newton .

Location : Homelea, Sonning Lane, Sonning, Reading.
Proposal : Proposed extension to dormer window of dwelling (Amendment to consent 2001/3987)

Site Notice Displayed ? : YES ☑ NO ☐ DATE 4 Jan 02

Date of Neighbour Notifications : .....

Date of Site Visit : 4 Jan 02

Date Registered : 27/11/2001

Earliest Date for Decision : 21/12/2001

Latest Consultation Date/Site Notice Expiry Date : 21/12/2001

This application will have expired on: 22/01/2002. 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 : parking for 5 cars. and Turning area requested. Vehicles to enter and to leave in forward gear to B4446.

Planning Issues : I'd Sett.

SBE1 SBE2
WOS 3 WBE1.

Application Number: F/2001/5325 **Officer : Francis Leo**
Homelea, Sonning Lane, Sonning, Reading

Appraisal :

Development
Proposed extension to dormer window of dwelling (amendment to consent 2001/3987)

The site is a detached property located within the identified settlement of Sonning.

Impact upon neighbouring properties
There would be no adverse impact upon the neighbouring properties because May Tree Cottage, the nearest to the dormer, is located in an angle and is closer to Sonning Lane than the application site. Any view from the proposed dormer would be towards the applicants rear garden. In addition there are trees and high hedges along the northern boundary further preventing any views towards May Tree Cottage.

Impact upon the character of the area
The proposed dormer is in alignment with the existing dormers at the rear and in the same proportion in height and width and would blend in with the existing design of the house. In view of this it is felt that there would be no adverse impact upon the character of the area.

Parking and Turning: Applicant has submitted a 1:100 scale plan showing 5 parking spaces and turning area as requested by Highways in addition to the garage. The area in front of site is considered adequate to fulfil Councils requirement for parking and turning and to approach and leave site in forward gear on to Sonning Lane (B4446 Road).

Recommendation : approval ☑ **Refusal** ☐

Application Number F/2001/5325
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
1	C001	R001	
2	C014	R014	
3	C122	R122	

RECORD OF SITE VISIT

Francis Lee

SITE ADDRESS: Homelea Sonning Lane Sonning Reading.

APPLICATION NUMBER: F/2001/5325

OFFICER: ~~Andrew Thorley~~

DATE OF SITE VISIT: 4 Jan 02

1 SITE/STATUTORY NOTICE DISPLAYED ? Yes

2. DESCRIPTION OF SURROUNDINGS Detached properties in large gardens to front and rear

3. DESCRIPTION OF SITE/BUILDING Detached property with an extn ~~to the north~~ and a garage to the front. A There are dormer windows to the front and rear.

4. RELATIONSHIP TO ADJOINING PROPERTIES

Property to the north May Tree Cottage is located in an angle and is closer to Sonning Lane than Homelea. Hence no overlooking

5. SITE CONSTRAINTS

TREES not affecting dev

ACCESS/PARKING no change

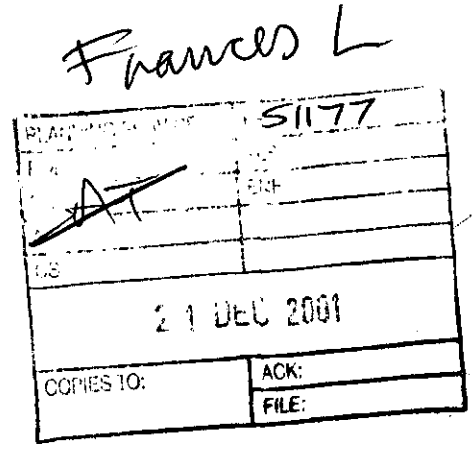
LEVELS —

BOUNDARY TREATMENT 1.5m high timber fence

OTHERS

Holmelea
Sonning Lane
Sonning-on-Thames
Berkshire RG4 6ST
Tel: 0118 969 0194

17 December 2001



To Mr Andrew Thorley
Environmental Services Dept
Planning Services
Wokingham District Council

Dear Mr Thorley

Application Number F/2001/5325

Further to recent conversations with your office I now enclose 6 copies of a 1 :500 block plan of the above property on which, as requested, I have drawn 5 car parking spaces 4.8 x 2.4 m. There is also adequate room to turn vehicles around. In addition I have drawn on to the plan the double garage which was created when the property was extended in 1990. This garage will accommodate a further two vehicles.

I am not clear if you have yet been able to visit the site but you will be able to verify the position when this takes place.

Yours sincerely

R J Newton

HIGHWAYS CONSULTATION SHEET

From: Andrew Thorley **Date:** 28 November 2001

Application Number: F/2001/5325

Proposal: Proposed extension to dormer window of dwelling (Amendment to consent 2001/3987)

Parish: SONNING PARISH

Site Address:
Homelea, Sonning Lane, Sonning, Reading.

Applicant:
Mr & Mrs Newton .

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 29/11

Comment

Please could Highways have an additional plan (at least 1:200 scale) showing the parking layout for 5 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. A turning area must also be provided + this shall be clear of the parking spaces, so that vehicles can enter + leave the B4446 in a forward gear.

From Mr Leo 01189746502

Please send drgs as requested by Highways Francis Leo.

HIGHWAYS CONSULTATION SHEET

Faxed to app 7th Dec 01

From: Andrew Thorley **Date:** 28 November 2001

Application Number: F/2001/5325

Proposal: Proposed extension to dormer window of dwelling (Amendment to consent 2001/3987)

Parish: SONNING PARISH

Site Address:
Homelea, Sonning Lane, Sonning, Reading.

Applicant:
Mr & Mrs Newton .

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).

Comment

Please could Highways have an additional plan (at least 1:200 scale) showing the parking layout for 5 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. A turning area must also be provided + this shall be clear of the parking spaces, so that vehicles can enter + leave the B4446 in a forward gear.

Signed: _____ **Print name:** AC 29/11

Tel. 0118 974 6441

Date: 28 November 2001

Your Ref:

My Ref: Andrew Thorley
F/2001/5325

The Owner / Occupier
SPINNEYSIDE
HOLME PARK FARM LANE
SONNING
READING
RG4 6SX

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

Dear Sir/Madam
Application Number: F/2001/5325
Site Address: Homelea, Sonning Lane, Sonning Reading.
Proposal: Proposed extension to dormer window of dwelling (Amendment to consent 2001/3987).

The Council has received an application to carry out the above development.

If you wish to see the plans and other details submitted you can do so at the District Council Planning Services reception at the offices in Shute End, Wokingham from 8.30am to 5.00pm Monday to Thursday and 8.30am to 4.00 Friday, **or** at Woodley Library, Headley Road, Woodley from 9.30am to 7.00pm Monday, Thursday and Friday, 9.30am to 5.00pm Tuesdays, 9.30am to 1.00pm Saturdays and 1.00pm to 4.00pm Sundays. The library is closed all day on Wednesdays. **If you intend to view this application at Woodley Library please allow 4 working days from the date of this letter for delivery of plans and remember to take this letter with you or quote application number F/2001/5325 to enable staff to locate the correct information.**

If you have any comments you would like to make before the application is determined, please reply in writing within 21 days from the date of this letter quoting Application Number **F/2001/5325** . Your comments will be considered by the planning officer before a decision is made and will be summarised in the committee report if the application is decided by committee. Where an application is to go to committee you will be told of the date and given the opportunity to speak at the meeting. All those making comments will be notified of the decision when it is made. **You can also make comments using the District Councils web site at *www.wokingham.gov.uk* , under Planning.**

Please note that all comments made will be open to public inspection and should you have any queries regarding this application please contact the planning officer, **Andrew Thorley**, on **0118 974 6441**.

Yours faithfully,

29.11.01

Cllr. Rosa says he has no objection

Andrew Thorley

Development Control Officer

WOKINGHAM D.C. DEVELOPMENT CONTROL

Valid

Start date: ~~07 NOV 2001~~ 27 NOV 2001	Map No. 36 Site 012
Officer: AT — Application No. F/2001/5325.	Easting: ..... Flood Pln .....
	Northing: ..... Mineral .....

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

Description: (F.) PROPOSED EXTENSION TO REAR DORMER WINDOW OF DWELLING (AMENDMENT TO CONSENT 2001/3987)

Location: HOLMELEA, SONNING LANE

Parish: SONNING Ward: Sonning 28/11/01 B

Applicant: MR/MRS NEWTON

resubmission fee paid on 2001/3987

Fee Received ~~95-00~~ (6) Required 00-00 Additional ..... Refund 95-00 ↓ returned 20/11

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	Parking layout (4/5 vehicles?)	20/11	
3	Forms unsigned			
4	Correct S 66 certificate			
5	Elevation plans	~~[illegible]~~		
6	Floor plans	Windows not shown in f. plan.	20/11	
7	Metric scale disclaimer	~~Is scale of 1:50 correct? width~~ of room measures 5m, not 3m as labelled	20/11	
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 : 28.11.2013 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.

Holmelea
Sonning Lane
Sonning-on-Thames
Berkshire RG4 6ST
Tel: 0118 969 0194

27 NOV 2001 * 5325

5 November 2001

To Planning services
Environmental Services Dept
Wokingham District Council

Dear Sirs

Rear Dormer Extension, Holmelea, Sonning Lane, Sonning and conversion of existing box room to an additional bedroom

I attach 6 copies of our application to carry out the above works. Please note that this application relates to application no F/2001/3987 for the front dormer extension which was approved on 6 July 2001.

Following discussions with builders it has been necessary to revise our proposals and we are now proposing to create a further upstairs bedroom rather than extending an existing bedroom. This requires a rear dormer in order to provide a window for this extra room. Also we have been advised that it is not possible to construct pitched roofs over the dormers because of the significant weight increase which cannot be borne by existing structure. The cost and disruption of installing additional steelwork is prohibitive and therefore we will be renewing and extending the existing flat roofs.

I would also mention that the works will create a small amount of additional floor space (approximately 3 square metres) as a result of converting the existing box room to a bedroom. This arises because I had not appreciated, until speaking with builders, that construction of the dormers involves moving the internal walls of the box room slightly outwards. The additional space created is indicated on the internal plan.

I trust that the above is clear and I enclose a cheque for £95 in payment of the fee.

Yours faithfully

R J Newton

Holmelea
Sonning Lane
Sonning-on-Thames
Berkshire RG4 6ST
Tel: 0118 969 0194

27 NOV 2001

27.NOV.2001* 5325

26 November 2001

To Mrs C Hurst
Senior Technical Assistant
Development Control Admin
Wokingham D C

Dear Mrs Hurst

Holmelea Sonning Lane

With reference to your letter of 20 November, I am now resubmitting our application to extend the rear dormer. As requested I have indicated , on the 1:500 block plan, the drive and parking area at the front of the property. At least 7 vehicles can be parked in this area together with a further 2 in the garage.

I have also prepared a revised internal plan on a 1:25 scale and have rechecked all measurements. You will see that the additional floor area is 0.8 x 2.7 = 2.16 square metres. The new window will look out on to the back garden and the internal plan shows where it will be installed. I trust that this additional information is sufficient for your purposes and that the application may now proceed.

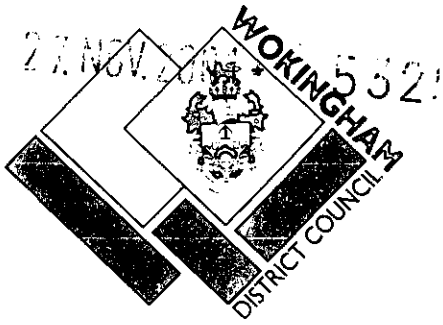
Yours sincerely

R J Newton-

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	ROGER JAMES / SUSAN ANN NEWTON HOLMELEA, SONNING LANE, SONNING, BERKS RG4 6ST 0118 969 0194 (0208 910 4049)
2	Agent's Name Address and postcode Phone number	
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.	HOLMELEA, SONNING LANE
4	Give brief details of the proposal for example, two storey side extension. About the application	2.6m EXTENSION TO REAR DORMER TO INCLUDE UPVC WINDOW TO MATCH EXISTING.
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 ☐ See plan. The Sycamore will not be affected
6	Please list the external materials you will use for example, red brick to match any existing bricks and dark stained timber.	UPVC Windows and Surround UPVC White side panel. High Spec felted flat 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 ☑

3544 Crystal Mark
Clarity approved by Plain English Campaign

Please turn over

9	How many bedrooms does the property have?	Existing: 4 + Study Bedroom	Proposed: 5 + Study Bedroom
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: L. A. Newton

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 ☐

HOLMBLEA

ADDRESS SONNING LANE PARISH SONNING

PLOT No. ORD. SHEET No. SU. 7574 (3

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision	
199/55	Mr. R.W.A. May.	Outline	12.4.55	N/A	C/
114/65	Fordburn Properties Ltd.	Det. House	2.9.65	App	C/
479/72	MR G.W. GALLIMORE	ADDITION	13.6.72	APP	CLA
07999	Mr & Mrs. R J Newton	Single storey front & rear extension.	2.10.87		C/
BRA4028	"	LET/PARTIAL REBUILD GARAGE	7.12.87	APP	
BRA5697	"	KITCHEN/BREAKFAST ROOM	1.8.88	APP	
F/2001/3987	"	F/dormer + pitch roofs to dormer exits.	6.7.01		C/

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

Environmental Services

For office use only. 27.NOV.2001 * 5525
Application number:

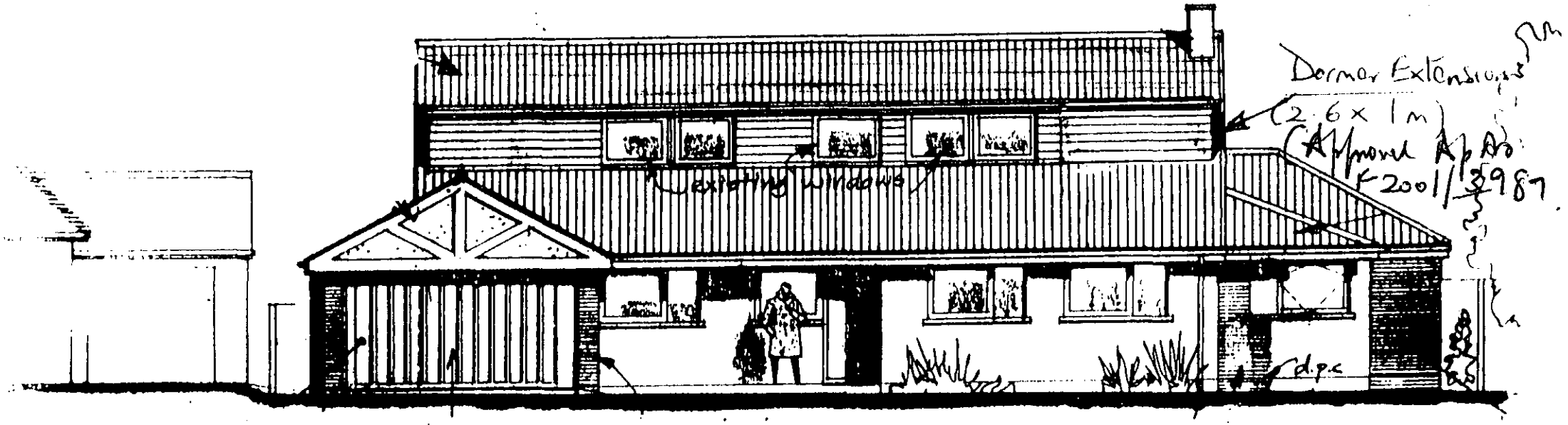
Householder planning application form

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.

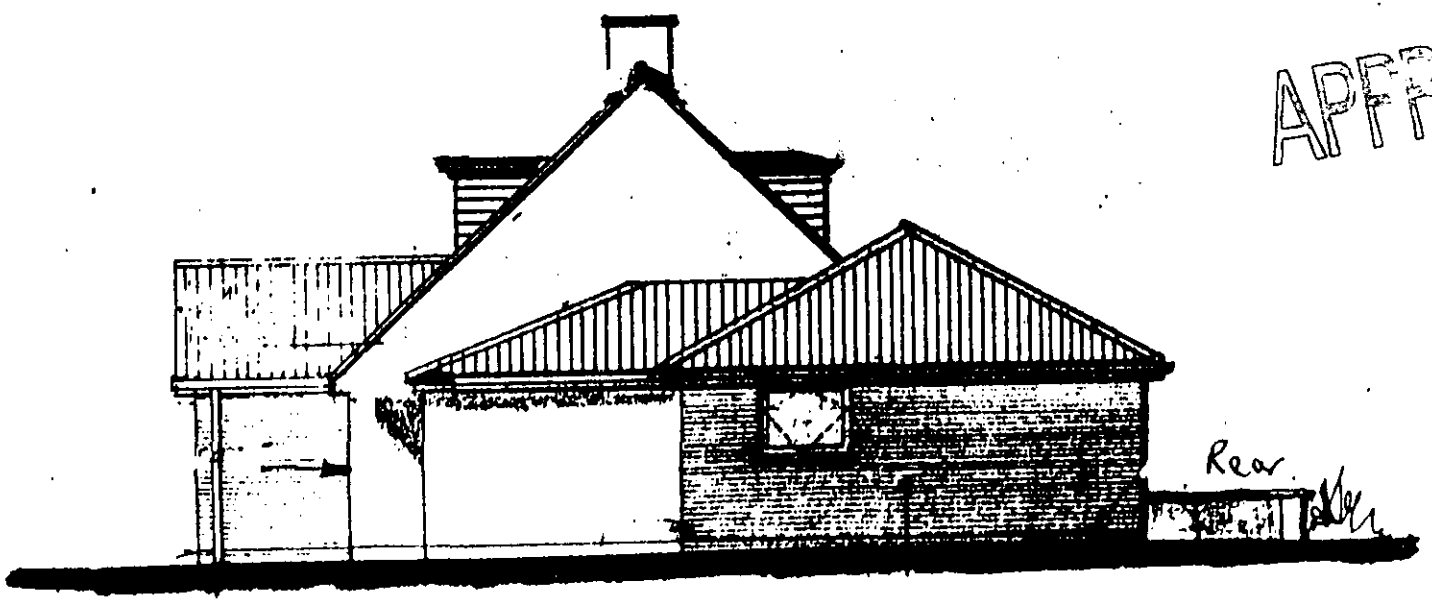
1	Your name	ROGER JAMES / SUSAN ANN NEWTON
	Address and postcode	HOLMELEA, SONNING LANE, SONNING, BERKS RG4 6ST
	Phone number	0118 969 0194 (0208 910 4049)
2	Agent's Name	
	Address and postcode	
	Phone number	
3	Site We need you to send in six copies of the 1:2500 scale location plan and six copies of 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.	HOLMELEA, SONNING LANE
4	Give brief details of the proposal for example, two storey side extension. About the application	2.6m EXTENSION TO REAR DORMER TO INCLUDE UPVC WINDOW TO MATCH EXISTING
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 ☐ See plan. The Sycamore will not be effected
6	Please list the external materials you will use for example, red brick to match any existing bricks and dark stained timber.	UPVC Windows and Surround UPVC White side panel. High Spec felted flat 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 ☑

3544 Crystal Mark Clarity approved by

Please turn over



FRONT

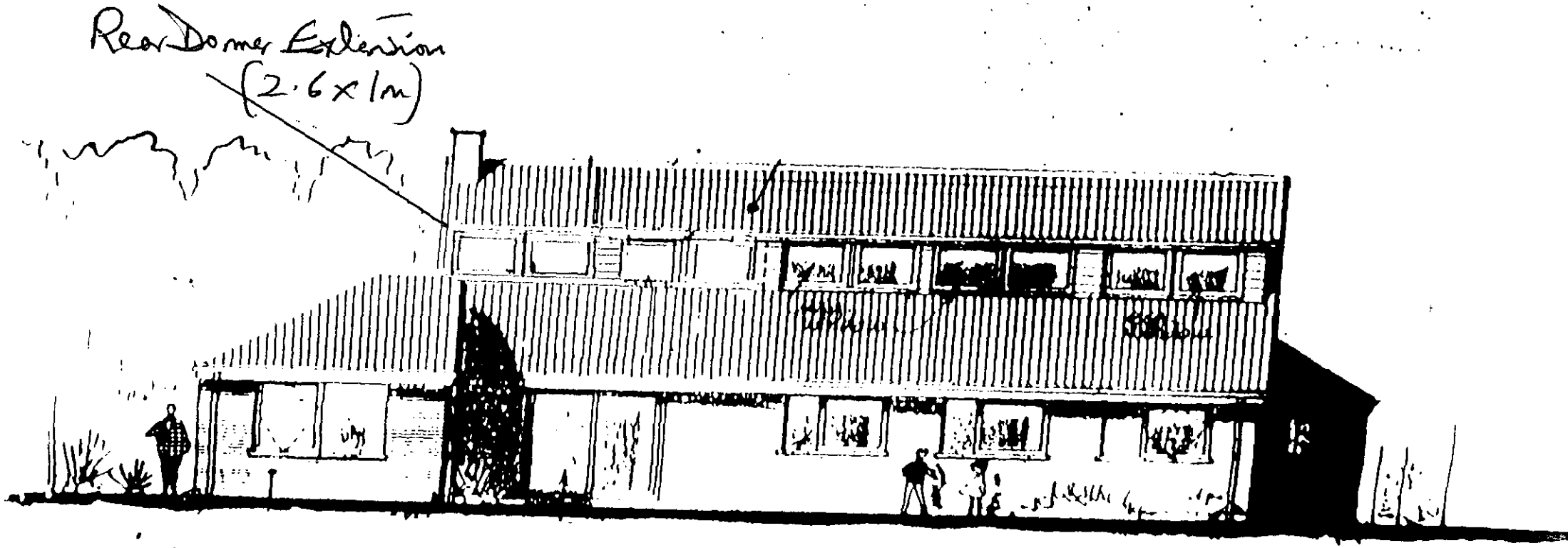


Front

FLANK (North)

APPROVED
27 NOV 2001
5575

Holmelea, Sonning Lane Scale 1:100



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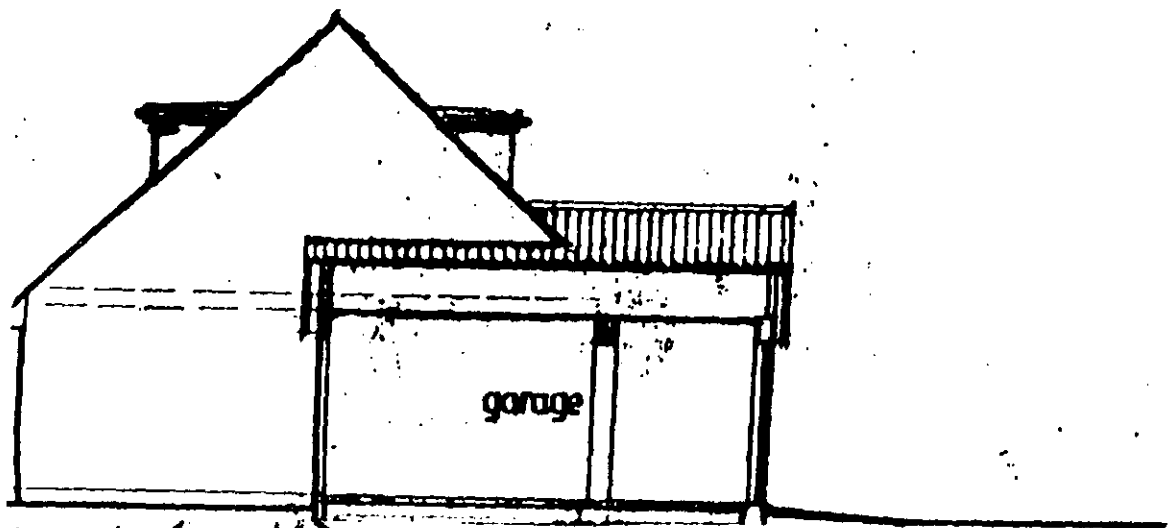
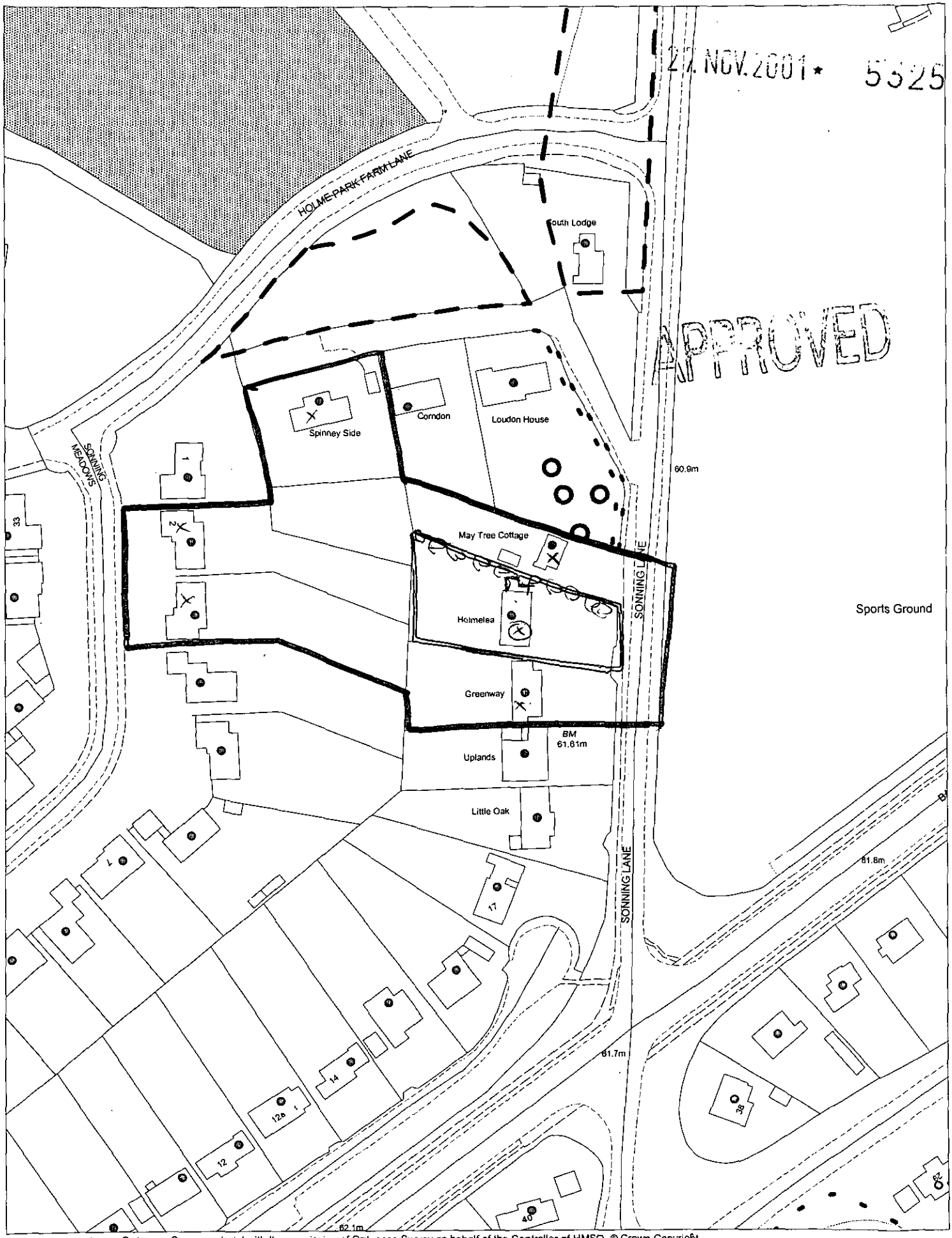


FLANK (South)

Holmsted, Sonning Lane
Scale 1:100

27.NOV.2001 * 5520



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Development Control Section, Environmental Services, Wokingham District Council.

16 November 2001

Scale: 1 : 1250

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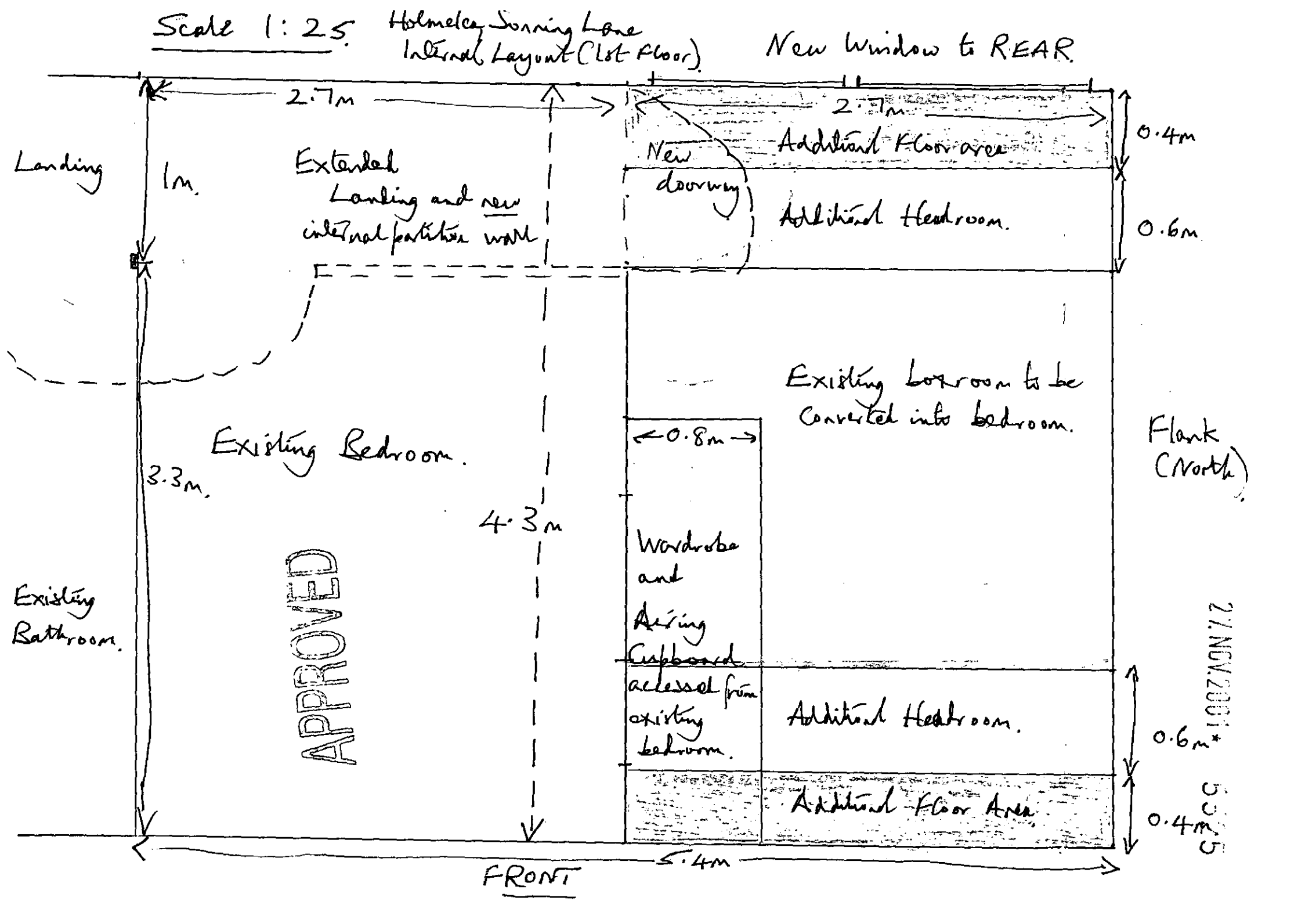
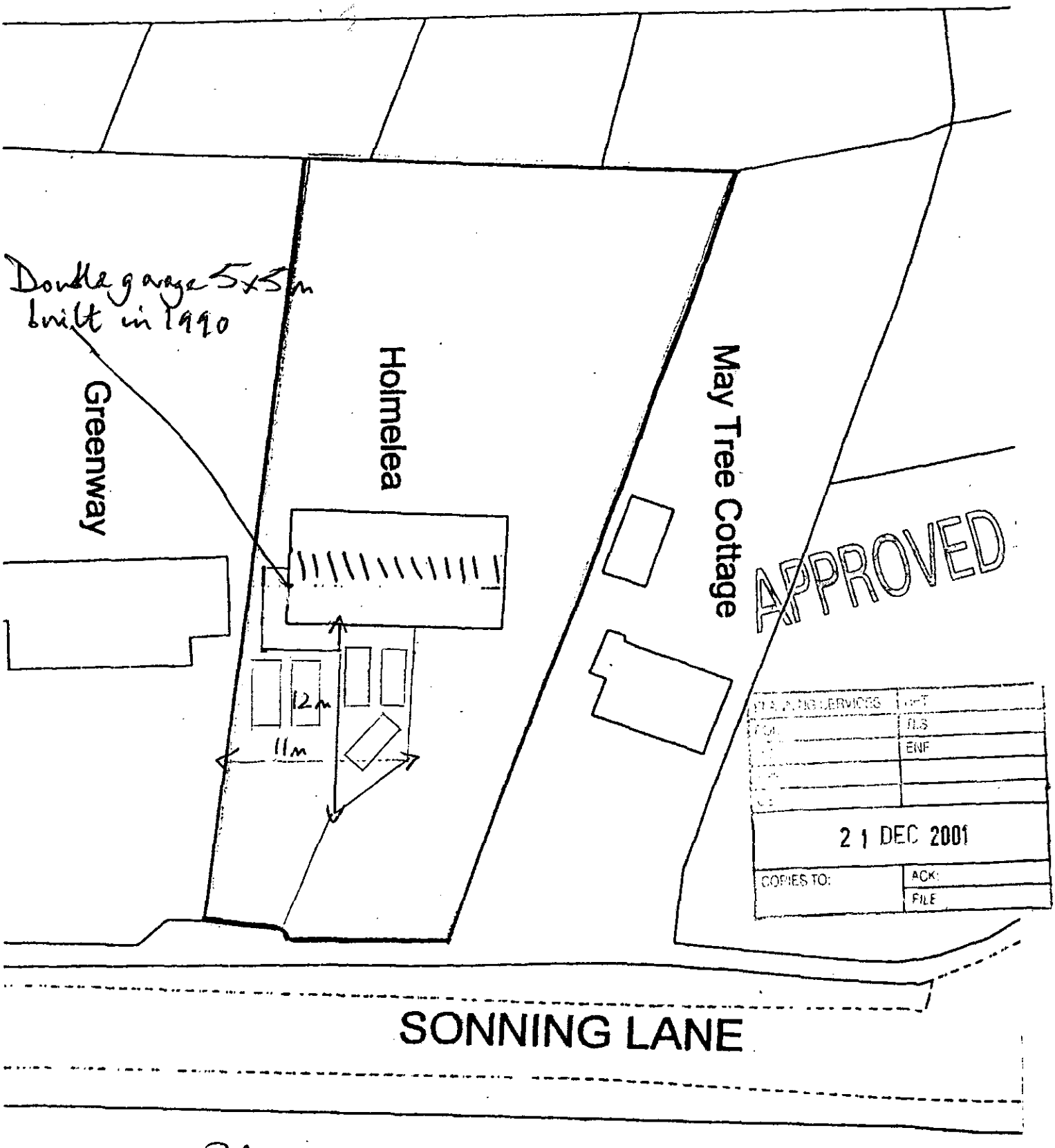

Scale 1:25
Holmelea Sonning Lane
Internal Layout (1st Floor)
New Window to REAR
2.7m
2.7m
Landing
1m.
Extended Landing and new internal partition wall
New doorway
Additional Floor area
0.4m
Additional Headroom.
0.6m
Existing Bedroom.
3.3m.
4.3m
0.8m
Existing bathroom to be converted into bedroom.
Flank (North)
Existing Bathroom.
Wardrobe and Airing Cupboard accessed from existing bedroom.
Additional Headroom.
0.6m*
Additional Floor Area
0.4m.
5.4m
FRONT
APPROVED
27 NOV 2001



Agreed By
Highland
TC 8/1/02

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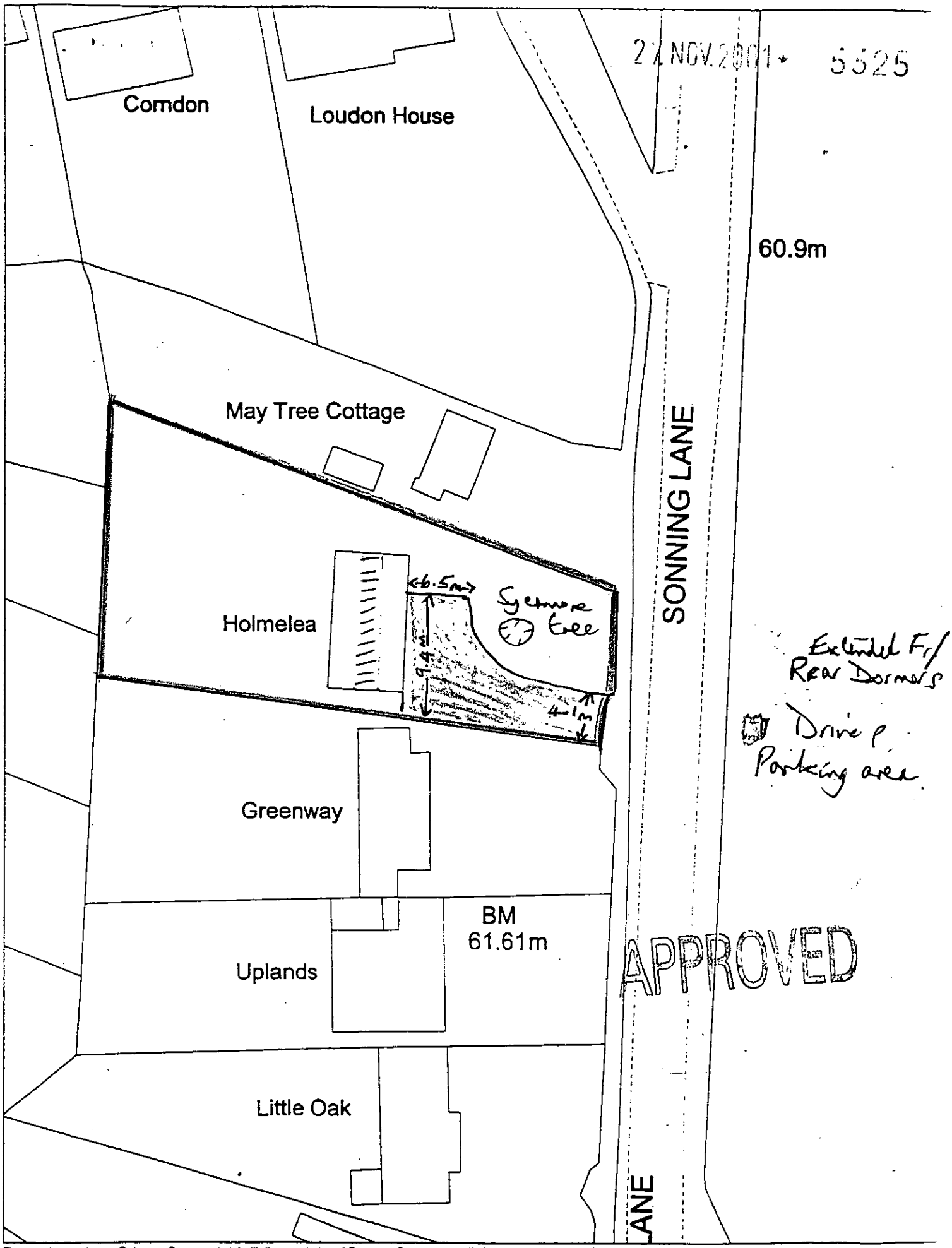
9 April 2001

Scale: 1 : 500



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Scale: 1 : 500