APPLICATION NO:
F/2002/6225

LOCATION:
4 Lind Close, Earley Reading.

APPLICANT:
Mr/Mrs P Sutton

PROPOSAL:
Proposed single storey side and rear extensions to dwelling.

EARLIEST DATE FOR DECISION: **02/05/2002**

APPLICATION WILL HAVE EXPIRED ON:
20/05/2002

CASE OFFICER: **Francis Leo**

~~193~~
175

D1

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Mr & Mrs P Sutton
4 Lind Close
Earley
Reading
Berks
RG6 5QX

Application Number: F/2002/6225

Parish: **EARLEY**

Location: **4, Lind Close, Earley, Reading.**

Proposal: **Proposed single storey side and rear extensions 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. The 2 parking spaces on the side of the house shown on the block plan to a scale 1:500 hereby approved, shall be permanently maintained and used for no other purpose.

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 public safety and convenience.

Informative
1. If bats are encountered at any point during development, then all works must stop immediately and local English Nature Office and Wokingham District Council must be informed.

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:

Berkshire Structure Plan Policy EN1.
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: 17/05/2002

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	6225	FL
BUILDING CONTROL NUMBER.	FP 2002/2926 Central	
~~APPLICANT~~/AGENT	David L. Gerken.	
ADDRESS OF SITE	4 Land Close EARLEY	
DESCRIPTION OF PROPOSED WORK	S/S side + rear ext.	

DRAWING NUMBERS	BC	DC
BLOCK PLAN	Rec-d 28/3/02	Rec-d 25/3/02
ELEVATIONS	— " —	— " —
FLOOR PLANS	— " —	— " —

CHECKLIST	1ST CHECK	2ND CHECK
PERMITTED DEVELOPMENT		
APPLIC. NECESSARY-NOT RECEIVED		
APPLIC.RECEIVED & APPROVED	17/5/02	
APPLIC.RECEIVED-NO DECISION		
APPLIC.REFUSED		
DIFFERENCES BETWEEN DC/BC DRAWINGS	None	
IF YES, WHAT ARE THE DIFFERENCES ?	/	
DATE	23/5/02	

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 : Francis Leo

Application Number : F/2002/6225

Applicant : Mr/Mrs P Sutton .

Location : 4, Lind Close, Earley, Reading.
Proposal : Proposed single storey side and rear extensions to dwelling.

Site Notice Displayed ? :

YES	NO	DATE
✓		

Date of Neighbour Notifications : .....

Date of Site Visit : 14/5/02

Date Registered : 25/03/2002

Earliest Date for Decision : 02/05/2002

Latest Consultation Date/Site Notice Expiry Date : 02/05/2002

This application will have expired on: 20/05/2002. 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 :

Earley Parish : Refuse application because there would ~~be~~ not be sufficient off-road parking.

Highways : Approve with conditions

Dinton Pastures : Bats.

Planning Issues : I'd Sett.

LBE1 LBE2
WOS3 WBE1
BN1.

Application Number: F/2002/6225 **Officer : Francis Leo**
4 Lind Close, Earley, Reading

Appraisal :

Development
Proposed single storey side and rear extension.

The site is a semi-detached property located in the identified settlement of Earley within the Loddon Area Local Plan and Wokingham District Local Plan.

Impact upon neighbouring properties
No 5, adjoining property to the north, has a single storey side extension with no windows to flank wall facing application site. The proposed side extension would align with the front and rear building lines of adjoining property.

No 3, adjoining property to the south has a kitchen window near to party wall which is not a habitable. More importantly it would continue to have the benefit of south sun as existing with no obstruction.

In view of the above it is felt there would no adverse impact upon the neighbouring properties.

Impact upon the character of the area
The proposed side extension is set back some 6m from the front building line of main dwelling and would align with no5. The proposal would have a pitched roof to be in keeping with the character of the main building and adjoining property. The proposal would have no adverse impact upon the character of the area.

Earley Parish Council has objected to the application on grounds that there would be no sufficient off road parking. But Highway section has raised no objection and have recommended approved with condition.

There is a cherry tree at the rear of the site near to the proposed extension which would be felled. Cherry trees are not considered to be rare worthy of protection, hence there is no objection to its felling.

Recommendation : approval ☑ **Refusal** ☐

Application Number: F/2002/6225

Appraisal :

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

RECORD OF SITE VISIT

SITE ADDRESS: 4 Lind Close Earley Reading. APPLICATION NUMBER: F/2002/6225	OFFICER: Francis Leo DATE OF SITE VISIT: 14/5/09

1 SITE/STATUTORY NOTICE DISPLAYED ? Yes

2. DESCRIPTION OF SURROUNDINGS

2 storey semi-di open front garage to side

3. DESCRIPTION OF SITE/BUILDING

2 storey semi-di. garage at rear open front

Garage at the rear.

4. RELATIONSHIP TO ADJOINING PROPERTIES

No 3 has ~~[illegible]~~ Kitchen window near to party. but both
Shu would not be cut off.
No 5 has a single storey extn.

5. SITE CONSTRAINTS

TREES	one tree near to rear of bldg
ACCESS/PARKING	
LEVELS	
BOUNDARY TREATMENT	1-8m high timber fence.
OTHERS	

Application Number F/2002/6225
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
1	C001	R001	
2	C014	R014	
3	~~C122~~	~~R122~~	The 2 parking spaces hereby approved ~~on~~ / on the E side of the house, shown on the block plan to a scale 1:500, hereby approved shall be permanently maintained and used for no other purpose.
			Reason.
			In the interest of public safety and convenience.
			① If bats are encountered at any point during ~~construction~~ development then all works must stop immediately and local English Nature office and Wokingham District Council must be informed.
Informative for approvals			
N16			
LODDON AREA LOCAL PLAN POLICIES:			LBE1 LBE2
~~SOUTH EAST AREA LOCAL PLAN POLICIES:~~			
WOKINGHAM DISTRICT LOCAL PLAN POLICIES:			WDS3 WBE1
~~GREEN BELT LOCAL PLAN POLICIES:~~			
BERKSHIRE STRUCTURE PLAN POLICIES:			ENI
~~MINERALS LOCAL PLAN POLICIES:~~			

RECOMMENDATION AND CONDITIONS/REASONS AGREED: RD PMW
(Development Control Manager)

Date: 17.5.02

TO: DEVELOPMENT CONTROL FROM: Environmental Design

Francis Leo DATE: 7th May 2002

Location:	4, Lind Close, Earley, Reading
Proposal:	Proposed single storey and rear extensions to dwelling
Application Number:	F/2002/6225

In response to your consultation dated 8th April 2002 for the above application, the tree and landscape comments are as follows:

Although the proposed extension will require the removal of a single cherry tree this is not protected by a TPO nor is it a locally significant landscape feature.

I therefore do not wish to raise an objection to the granting of planning consent.

ROBERT PETROW
Consultant Landscape Architect

To:
Trees

From: Francis Leo

Date: 08 April 2002 10 APR 2002

Application Number: F/2002/6225

Proposal: Proposed single storey side and rear extensions to dwelling..

Site Address:
4, Lind Close, Earley, Reading.

Applicant:
Mr/Mrs P Sutton .

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

No TPO -

remove cherry flowers - not signif feature although can be viewed from road o.k not TPO

FROM: Francis Leo

DATE: 08 April 2002

DELEGATED

EARLEY TOWN CONSULTATION SHEET

Application Number: F/2002/6225

Proposal: Proposed single storey side and rear extensions to dwelling..

Site Address: 4, Lind Close, Earley, Reading.

Applicant: Mr/Mrs P Sutton .

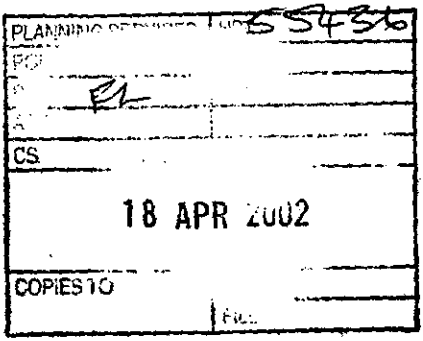
Your observations are required in respect of this application **by 02/05/2002**.

PLANNING SERVICES	HPT
POL	TLS
DC	ENF
APP	
CS	
22 APR 2002	
COPIES TO	LCT
	FILE

Councillors considered that this application should be refused, since it was felt that there would not be sufficient off-road parking.

SIGNED: _____ DATE: 18 APR 2002

Clerk To Earley Parish/Town Council.



4 Lind Close
Earley
Reading
Berks
RG 6 5QX

Your Ref: Francis Leo F/2002/6225

Application No: F/2002/6225

Dear Sir or Madam

Further to your letter of 08/04/02, I confirm that the planned development does not encroach onto, over or under neighbouring property.

Yours faithfully,

Paul Sutton

1789/a

SECTION 66 CERTIFICATE

Application No. F/2002/6225

POL

16 APR 2002

COPIES TO

WOKINGHAM UNITARY
Aiming for Excellence

Please fill in both Certificate A, B, C or D and the Agricultural Holdings Certificate. Delete sections not relevant.

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 of (a) of any part of the land to which the application relates.

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

OR

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

+ See Note (a) to Certificate A

OR

CERTIFICATE C

I certify that

- I/The applicant* cannot issued a certificate in accordance with either paragraph (a) or paragraph (b) of Section 66(1) of the Act in respect of the accompanying application.

- I have/The applicant has* given the required notice to the persons specified below, being persons who at the beginning of the period of 21 days ending with the date of the application were owners (a) of any part of the land to which the application relates.

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

(b) Insert description of steps taken.

- I have/The applicant has* taken all reasonable steps open to me/him/her* to find out the names and addresses of the other owners (a) of the land, or of a part of it, but have/has* been unable to do so. These steps were as follows:

(b) .....

.....

(c) Name of local newspaper circulating in the area where the land is situated.

- Notice of the application as attached to this Certificate, has been published in

the (c) .....

(d) Date of publication (which must be not earlier than the beginning of the period of 21 days ending with the date of the application).

on (d) .....

1789/b

CERTIFICATE D

I certify that

● I/The applicant cannot issue a certificate in accordance with paragraph (a) of Section 66 of the Act in respect of the accompanying application.

OR

● I/The applicant have/has taken all reasonable steps open to me/him/her to find out the names and addresses of everyone else who, at the beginning of the period of 21 days beginning with the date of application was the owner (a) of any part of the land to which the application relates, but have/has been unable to do so. These steps were as follows:

(b) . . . . . .

. . . . . .

(b) Insert description of steps taken

(c) Insert name of local newspaper circulating in the area where the land is situated.

(d) Insert date of publication (which must not be earlier than the beginning of the period of 21 days ending with the date of the application).

● Notice of the application as attached to this Certificate, has been published in the (c) . . . . . .

on (d) . . . . . .

ALL APPLICANTS MUST COMPLETE THIS SECTION

If any of the site is part of an area of land which is let or there is an agreement to let the land for agricultural purposes to a tenant, it may be an agricultural holding. Further advice may be obtained from the Department.

Agricultural Holdings Certificate

One or other section must be crossed through as not applicable.

If the applicant is the sole agricultural tenant he or she must delete the first alternative and insert "not applicable" as the information required by the second alternative.

● None of the land to which the application relates is, or is part of, an agricultural holding.

OR

● I have/The applicant has given the required notice to every person other than my/him/herself who, at the beginning of the period of 21 days ending with the date of the application, was a tenant of an agricultural holding on all or part of the land to which the application relates, as follows:

Tenant's name	Address at which notice was served	Date on which notice was served

Signed . . . . Paul Sutts . . . . . .

On behalf of . . . . . .

Date . . . . 12/04/02 . . . . . .

TOWN AND COUNTRY PLANNING ACT, 1990
TOWN & COUNTRY PLANNING GENERAL DEVELOPMENT ORDER 1988
Certificate under Section 66

HIGHWAYS CONSULTATION SHEET

From: Francis Leo **Date:** 08 April 2002

Application Number: F/2002/6225

Proposal: Proposed single storey side and rear extensions to dwelling.

Parish: EARLEY TOWN

Site Address:
4, Lind Close, Earley, Reading.

Applicant:
Mr/Mrs P Sutton .

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).

C22, R22.

Signed: _____ **Print name:** Adam 11/4/02.

Application Number : F/2002/6225	Map No : 58
Case Officer : FL	Site Area : 0·03
Valid Date : 25·3·02	Received Date: 25/03/2002

Level : Delegated Application

Description : Proposed single storey side and rear extensions to dwelling.

Location : 4, Lind Close, Earley, Reading.

Parish : EA Ward : RED 8·4·02 B.

Applicant : Mr/Mrs P Sutton .

Fee Required: £95 Fee Received: £95 (14)

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	Check position of front kitchen window.		
FLOOR PLANS			
NO SCALE OR SCALE IS IMPERIAL			
ENCROACHMENT LETTER REQUIRED	Check for encroachment.	8·4·02.	
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 8.4.02 B

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 ✓

DINTON PASTURES - BATS ✓

Encroachment. ✓

NEIGHBOURS

S/N + see map

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

No pre-appn

Organisation_Name	Building_Name	address1	Postcode
		3LIND CLOSEREADING	RG6 5QX
		4LIND CLOSEREADING	RG6 5QX
		5LIND CLOSEREADING	RG6 5QX
	F/2002/6225	12PLUMTREESREADING	RG6 5QQ
		18LIND CLOSEREADING	RG6 5QX
		19LIND CLOSEREADING	RG6 5QX
		20LIND CLOSEREADING	RG6 5QX

Neighbours Consulted 8.4.02.

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

Tel: 0118 974 6502

Date: 08 April 2002

My ref: F/2002/6225

WOKINGHAM UNITARY
Aiming for Excellence

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

Councillor A Spratling
18 Moor Copse Close
Earley
RG6 7NA

Dear Councillor

Application Number: F/2002/6225
4, Lind Close, Earley, Reading.
Proposed single storey side and rear extensions to dwelling.

I write to let you know that the above mentioned 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 might wish for the application to be listed for consideration by the Development Control Committee. This form must be received no later than 28 days from the date of this letter.

If you have concerns about the proposals it may be possible for these to be addressed during the consideration of the application. In these circumstances it would be helpful if you could discuss these with the case officer **Francis Leo** on **0118 974 6502** in the first instance.

Yours sincerely

Trevor Watson
Development Control Manager

LISTING FORM

Case officer: **Francis Leo** Application Number: **F/2002/6225**
4, Lind Close, Earley, Reading.
Proposed single storey side and rear extensions to dwelling.
I wish this application to be listed should the officers recommendation be for: GRANT/REFUSAL and my reasons are:

_____

_____

Should the officers recommendation be in accordance with my views I am happy for the application to be determined under delegated powers. YES/NO

Signed: _____ Date: _____

Councillor A Spratling

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

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

Tel: 0118 974 6502

Date: 08 April 2002

My ref: F/2002/6225

WOKINGHAM UNITARY
Aiming for Excellence

Councillor F Rolls
14 Tiptree Close
Earley
RG6 4HS

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/2002/6225
4, Lind Close, Earley, Reading.
Proposed single storey side and rear extensions to dwelling.

I write to let you know that the above mentioned 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 might wish for the application to be listed for consideration by the Development Control Committee. This form must be received no later than 28 days from the date of this letter.

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Yours sincerely
Trevor Watson
Development Control Manager

LISTING FORM
Case officer: **Francis Leo** Application Number: **F/2002/6225**
4, Lind Close, Earley, Reading.
Proposed single storey side and rear extensions to dwelling.
I wish this application to be listed should the officers recommendation be for: GRANT/REFUSAL and my reasons are:

_____

_____

Should the officers recommendation be in accordance with my views I am happy for the application to be determined under delegated powers. YES/NO

Signed: _____ Date: _____

Councillor F Rolls

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

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

Tel: 0118 974 6502

Date: 08 April 2002

My ref: F/2002/6225

WOKINGHAM UNITARY
Aiming for Excellence

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

Councillor D Hare
9 Easby Way
Lower Earley
RG6 3XA

Dear Councillor

Application Number: F/2002/6225
4, Lind Close, Earley, Reading.
Proposed single storey side and rear extensions to dwelling.

I write to let you know that the above mentioned 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 might wish for the application to be listed for consideration by the Development Control Committee. This form must be received no later than 28 days from the date of this letter.

If you have concerns about the proposals it may be possible for these to be addressed during the consideration of the application. In these circumstances it would be helpful if you could discuss these with the case officer **Francis Leo** on **0118 974 6502** in the first instance.

Yours sincerely

Trevor Watson
Development Control Manager

LISTING FORM

Case officer: **Francis Leo** Application Number: **F/2002/6225**
4, Lind Close, Earley, Reading.
Proposed single storey side and rear extensions to dwelling.
I wish this application to be listed should the officers recommendation be for: GRANT/REFUSAL and my reasons are:

_____

_____

Should the officers recommendation be in accordance with my views I am happy for the application to be determined under delegated powers. YES/NO

Signed: _____ Date: _____

Councillor D Hare

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

Received by Wokingham District Council

Application No: F/2002/6225

PROPOSAL:
Proposed single storey side and rear extensions to dwelling.

LOCATION:
4, Lind Close, Earley, Reading.

The application is available for inspection at the locations & during the times detailed below:

WOKINGHAM DISTRICT COUNCIL, PLANNING RECEPTION, SHUTE END, WOKINGHAM between 8.30 - 5.00 Monday - Thursday & 8.30 - 4.00 Friday. (TEL: (0118) 974 6428)
OR
WOODLEY LIBRARY, HEADLEY ROAD, WOODLEY between 9.30am - 7.00pm Mon, Thurs & Fri. 9.30am - 5.00pm Tues, 9.30am - 1.00pm Saturday and 1.00pm - 4.00pm Sunday. (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/2002/6225 to enable the library staff to locate the correct information.
OR
EARLEY TOWN COUNCIL, RADSTOCK HOUSE, RADSTOCK LANE, EARLEY between 9.00am – 1.00pm & 2.00pm – 4.30pm Monday to Friday. (TEL: (0118) 986 8995)

Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer Francis Leo P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 02/05/2002. 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.

Trevor Watson
Development Control Manager
08 April 2002

Environmental Services

For office use only. 25 MAR 2002 6225
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	MR & MRS. P. SUTTON
	Address and postcode	4 LIND CLOSE EARLEY READING RG6 5QX
	Phone number	01189873825
2	Agent's Name	
	Address and postcode	N/A
	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.	4 LIND CLOSE EARLEY READING RG6 5QX
4	Give brief details of the proposal for example, two storey side extension. About the application	GROUND FLOOR REAR & SIDE EXTENSION
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.	RED/BROWN FARING BRICKWORK BROWN CONC. INTERLOCKING ROOF TILES. WHITE UPVC FRAMES
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: 3
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: Paul Sutton

on behalf of

Date 21/03/02

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

ADDRESS 4 LIND CLOSE PARISH EARLEY

PLOT No. 56 (Phase 2) ORD. SHEET No. SU 7470 (58)

BUILDER Cooper Estates Ltd

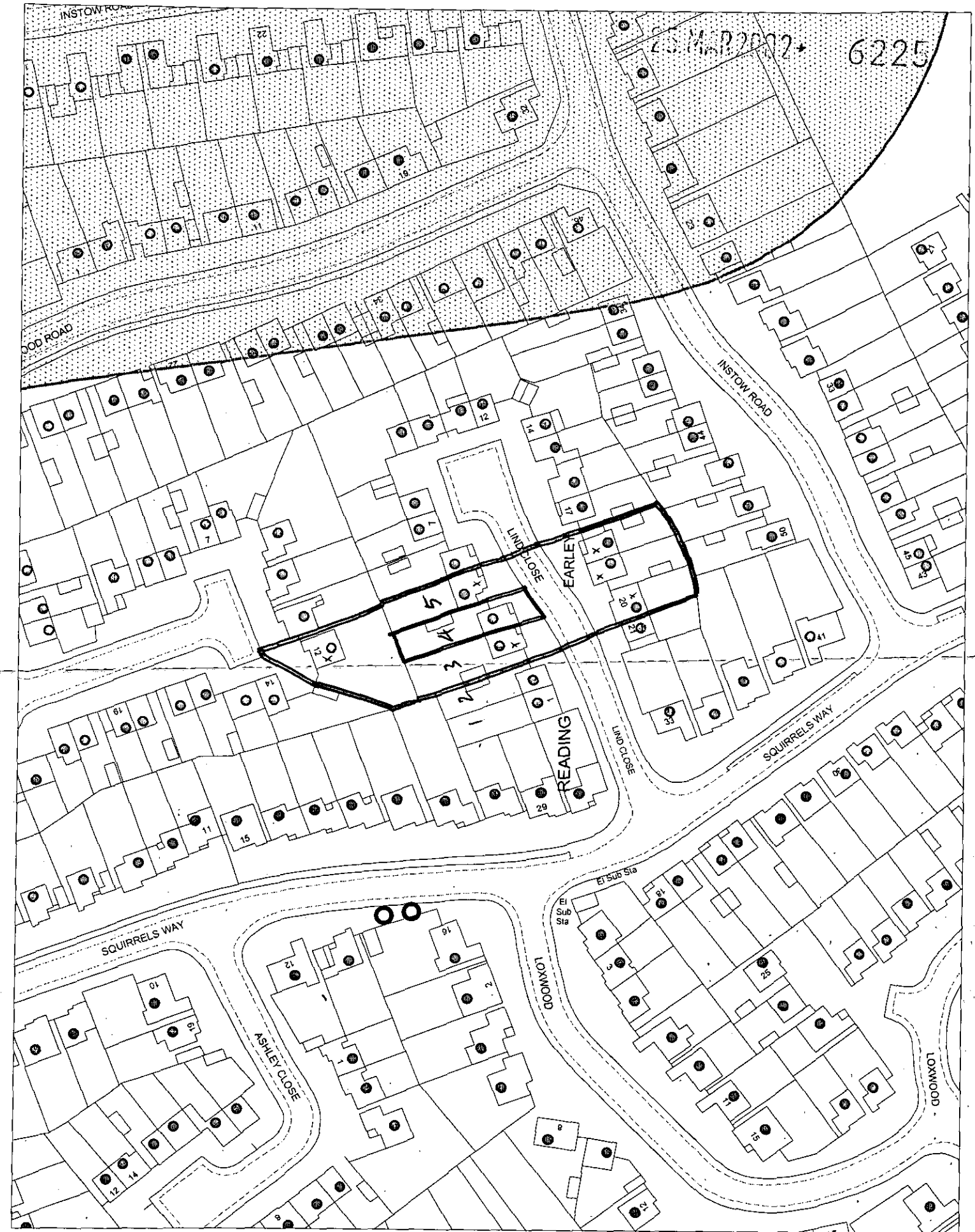
Plan No.	Applicant	Description of Development	Date of Decision	Decision
0/68/68	Cooper Estates Ltd	Outline	9.5.68	N/A. Refuse
83/69	"	Semi/Det. House	27.11.69	App. C/A.
433/56	Mr. C. Bunce	Outline Resid. Devpt.	23.7.56	N/A. Refuse
66/65	Cooper Estates Ltd	Layout	7.4.65	App. Refuse
PD/290/71	Mr G Thompson	Garage	17.6.71	App N/A
F/2002/6225				

DATE OF COMPLETION

MINISTRY DECISION Appeal Allowed 30.5.69 (0/68/68) C/A / Appeal dismissed C66/65

SPECIAL ORDERS

DRAINAGE



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Development Control Section, Environmental Services, Wokingham District Council.

2 April 2002

Scale: 1 : 1250

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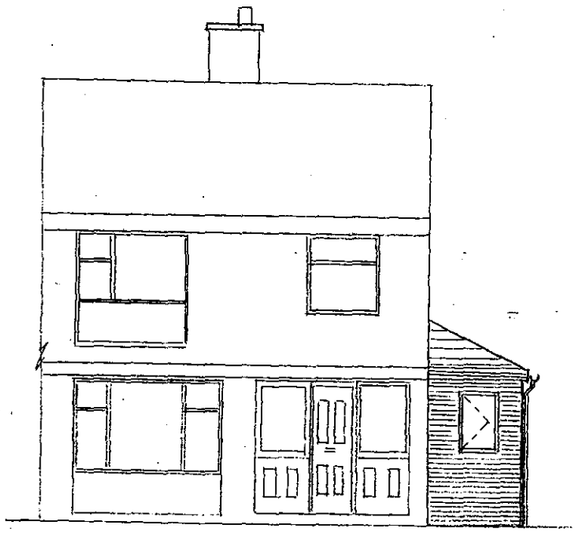
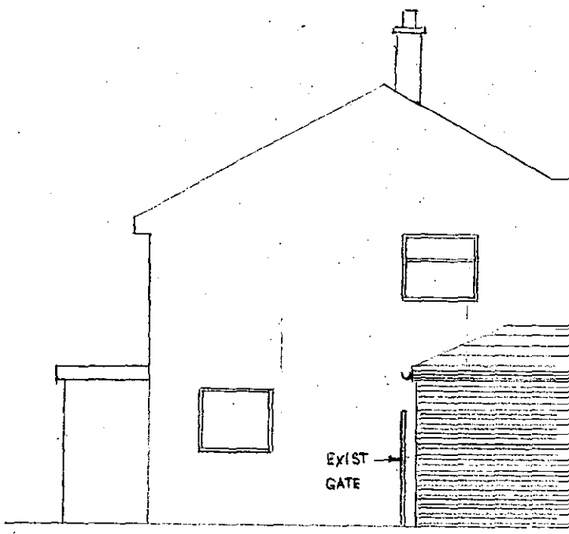
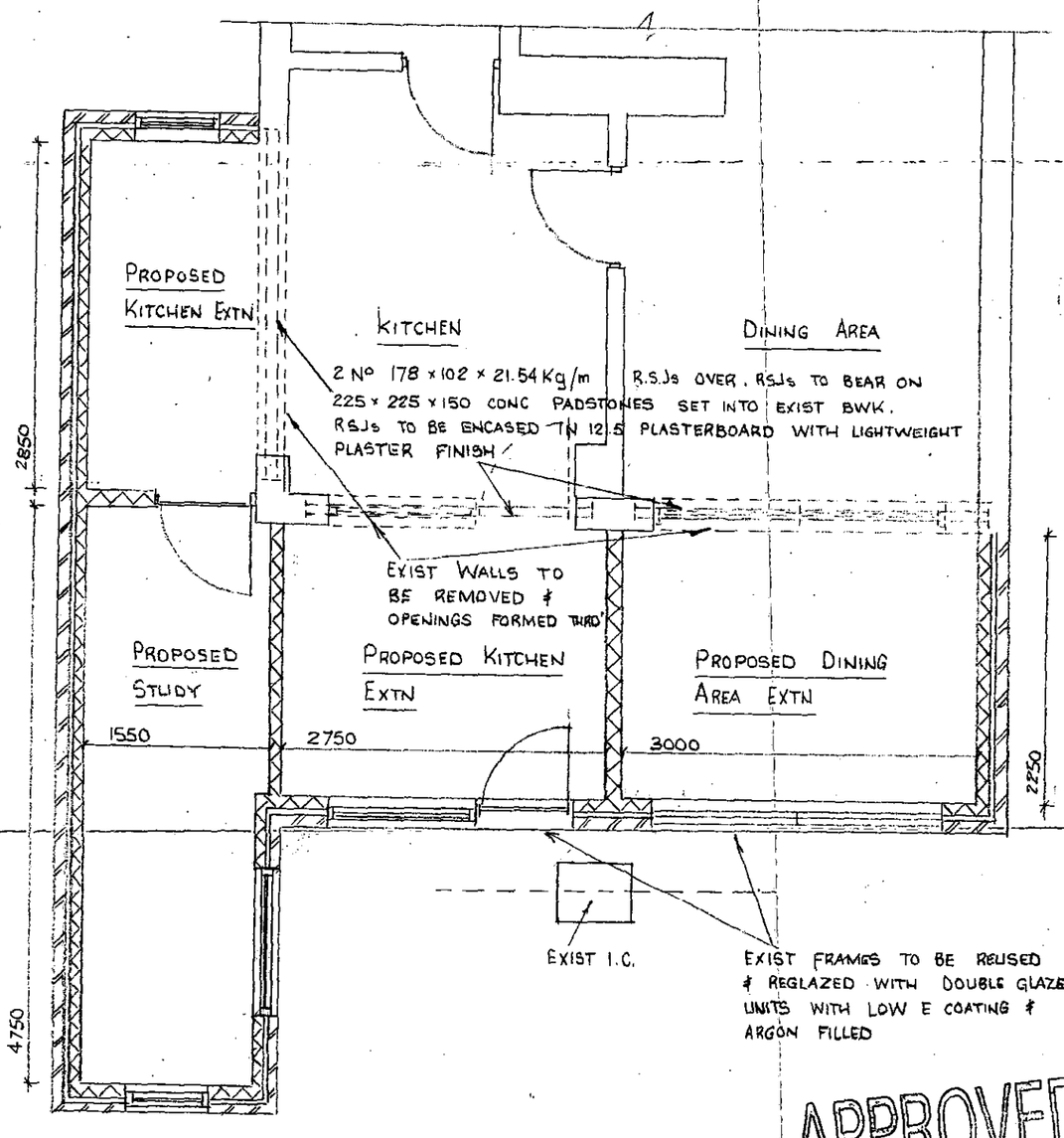


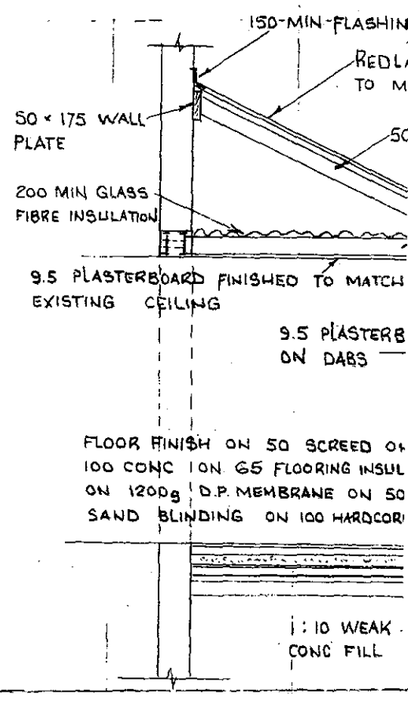
FRONT ELEVATION



SIDE ELEVATION



PLAN



SECTION

NOTES

FOUNDATIONS SHOWN ARE DIAGRA
CONDITIONS & TO THE SATISFACTI
EXPOSED FOR INSPECTION BEFOI

MECHANICAL VENTILATION TO KITCHE
BACKGROUND VENTILATION BY WIN
4000 mm². TO KITCHEN.

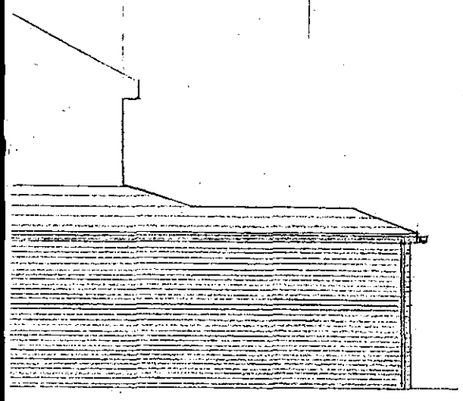
CATNIC LINTELS TYPE CN4 TO
LATERAL RESTRAINT BY M.S. STR.
S.W. DRAINAGE UPVC GUTTERS & D.

APPROVED

PROPOSED GROUND FLOOR REAR & SIDE EXTENSION FOR MR & MRS P. SUTTON

AT 4 LIND CLOSE EARLEY READING RG6 5QX

SCA



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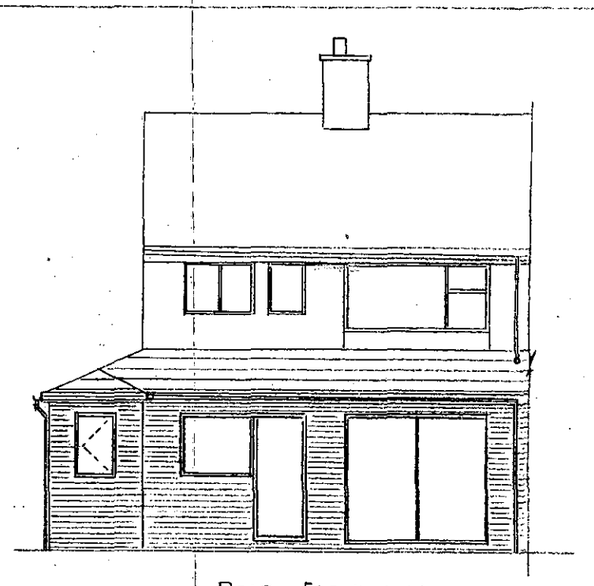
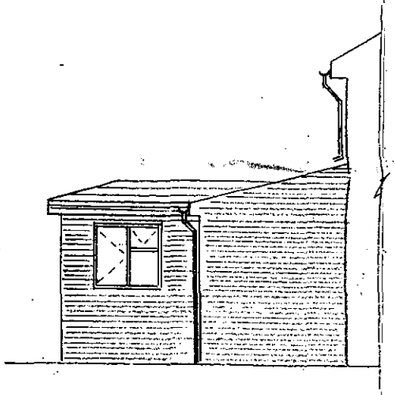
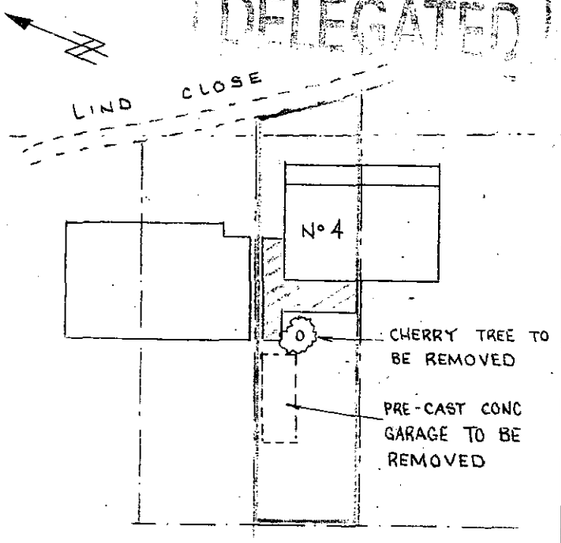


REAR ELEVATION



SIDE ELEVATION

PART 1 REGISTER
25.MAR2002* 6225
DELEGATED



BLOCK PLAN

SCALE 1:500

FLASHING

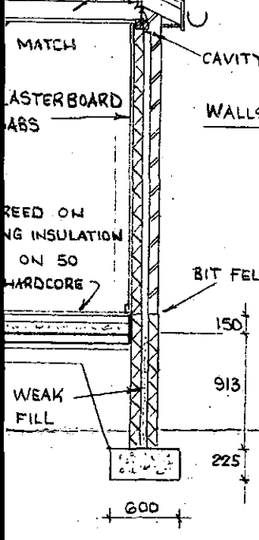
REDLAND GROVEBURY ROOF TILES COLOUR BROWN TO MATCH EXIST. ON 19 × 38 BATTENS & FELT

50 × 125 RAFTERS AT 450 CNTRS

50 × 150 JOISTS AT 450 CNTRS

ROOF VENTILATION REDLAND THRUVENT TILES AT 1500 CNTRS AT H.L. & 25 CON AIR GAP VIA SOFFIT PROTECTED WITH INSECT SCREEN

NOTE 50 MIN INSULATION LAID OVER WALL TO MEET LOFT INSULATION.



WALLS 102.5 FACING BWK TO MATCH EXIST HOUSE
55 CAVITY LINED WITH 50 ROCKWOOL INSULATION BATTS
115 CELCON SOLAR BLOCKWORK.

DIAGRAMMATIC ONLY & WILL BE CONSTRUCTED TO SUIT EXIST HOUSE & SITE
SFACTION OF THE LOCAL AUTHORITY. THE EXIST FOUNDATIONS ARE TO BE
BEFORE BUILDING WORK COMMENCES.

KITCHEN TO EXTRACT 60 LITRES/SEC.
Y WINDOW TRICLE VENTS 8000 mm² TO DINING AREA & STUDY

TO ALL OPENINGS
S. STRAPS AT 1800 CNTRS
& D.P.s CONN TO EXIST SW DRAINAGE & TO S/A 5000 MIN FROM BUILDING & BOUNDARY.

APPROVED

SCALES 1:100 1:50	DATE MARCH 2002 AMD	THIS DRAWING IS NOT TO BE SCALED ALL DIMENSIONS ARE TO BE VERIFIED ON SITE.