APPLICATION NO:
F/2001/5391

LOCATION:
52 Fairwater Drive, Woodley Reading.

APPLICANT:
Mr M Tapping C/O Mr E Bolton

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

EARLIEST DATE FOR DECISION: **29/12/2001**

APPLICATION WILL HAVE EXPIRED ON:
~~**29/01/2002**~~ 2/4/02

CASE OFFICER: **Heidi Lynch**

APPROVED

502

00

RAILEX
Marbleboard

EASIFILE EP7

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Mr M Tapping
C/O Mr E Bolton
3 Rosehill House
Peppard Road
Reading
Berkshire
RG4 8XB

Application Number: F/2001/5391

Parish: **WOODLEY**

Location: **52, Fairwater Drive, Woodley, Reading.**

Proposal: **Proposed single storey side/front 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 driveway shall be widened to a minimum of 4.8 metres and the associated crossing extended to accommodate this.

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

Reason
4. 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 should note that this permissiuon does not give any private land law right for the wall on the adjoining property. This should be obtained from the owners of number 54 Fairwater Drive.

Informative
2. This permission relates to the application as amended with revised plan No. 1 Revision A submitted to the Local Planning Authority on 23rd January 2002, showing garage wall adjustment and does not approve the proposals as originally submitted.

Informative
3. The Head of Engineering Services at the Council Offices, Shute End, Wokingham should be contacted for the approval of the access construction details before any work is carried out within the highway. This planning permission does NOT authorise the construction of such an access.

Informative
4. 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, LBE2 and LT6.
Deposit Draft Wokingham District Local Plan Policies WOS3, WBE1 and WT6.

Anna Cronin
Head of Planning & Transportation
Date: 26/02/2002

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.

Fahsead

DEVELOPMENT CONTROL/BUILDING CONTROL CHECKLIST

CHECKLIST WHEN A BUILDING REGULATION APPLICATION HAS BEEN RECEIVED.

SITE DETAILS		CASE OFFICER
PLANNING APPLICATION NUMBER	5391	Heidi Lynch
BUILDING CONTROL NUMBER	FP2001/2464	North
~~APPLICANT~~/AGENT	Mr E. Bolton	
ADDRESS OF SITE	52 Fairwater Drive CROOKLEY	
DESCRIPTION OF PROPOSED WORK	S/S front/side/rear exts	

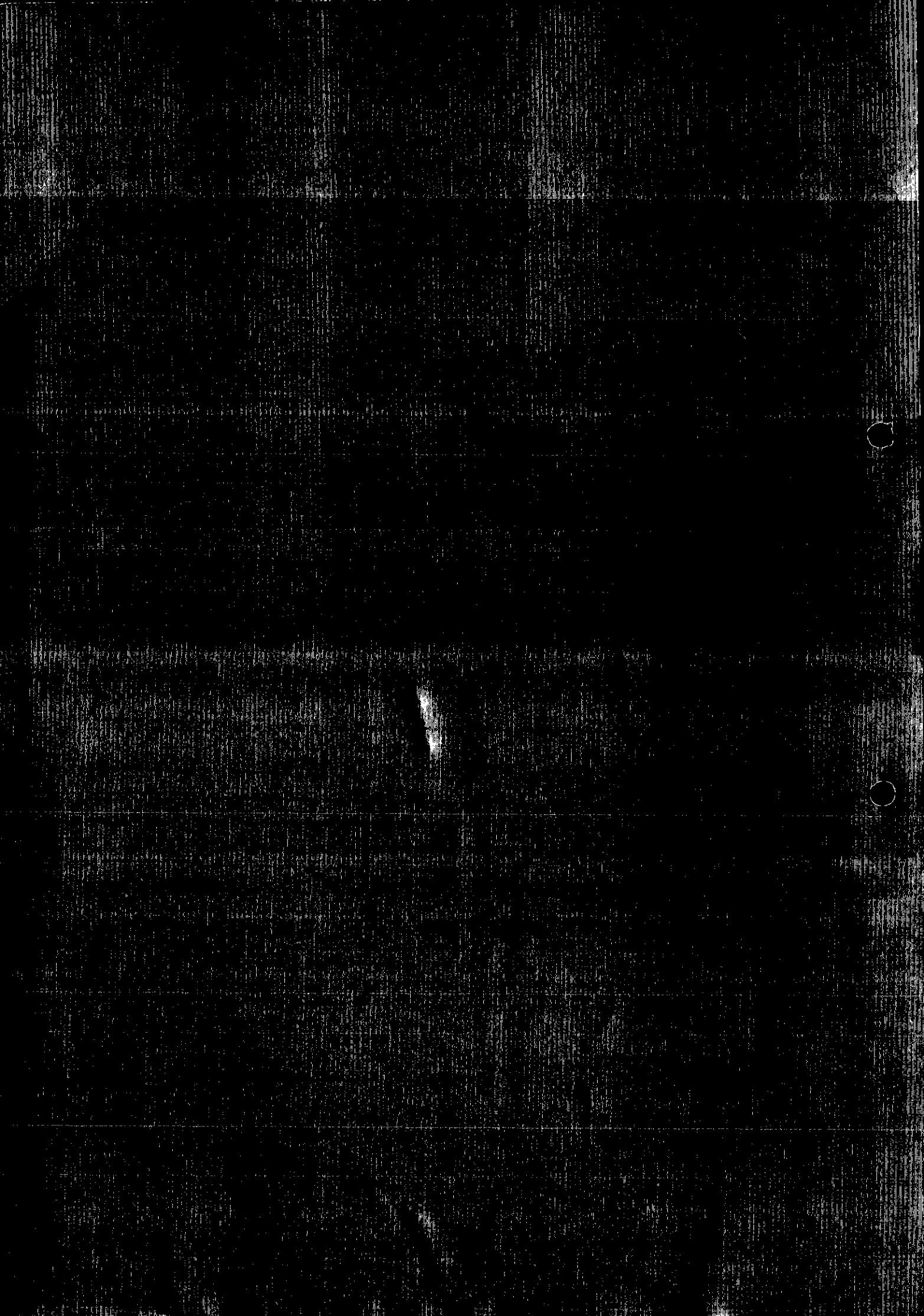
DRAWING NUMBERS	BC	DC
BLOCK PLAN	✓	✓
ELEVATIONS	rec'd 19/11/01	rec'd 3/12/01
FLOOR PLANS	rec'd 3/12/01	rec'd 23/1/02

Informative on Planning Approval re boundary

CHECKLIST	1ST CHECK	2ND CHECK
PERMITTED DEVELOPMENT		
APPLIC. NECESSARY-NOT RECEIVED		
APPLIC.RECEIVED & APPROVED	26/2/02	
APPLIC.RECEIVED-NO DECISION		
APPLIC.REFUSED		
DIFFERENCES BETWEEN DC/BC DRAWINGS	Slight	
IF YES, WHAT ARE THE DIFFERENCES ? DC	adjustment to side wall approved.	
DATE	19/3/02	

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	



HIGHWAYS CONSULTATION SHEET

From: Heidi Lynch **Date:** 05 December 2001

Application Number: F/2001/5391

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

Parish: WOODLEY TOWN

Site Address:
52, Fairwater Drive, Woodley, Reading.

Applicant:
Mr M Tapping C/O Mr E Bolton.

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.

The garage is not wide enough to be used to park a vehicle satisfactorily and therefore:

Please could Highways have an additional plan (at least 1:200 scale) showing the parking layout for 2 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.

Signed: _____ **Print name:** AC 7/12/01

CONDITIONAL APPROVAL - REVISED PLANS.

1/ Driveway to be widened to a minimum of 4.8 metres and the associated crossing extended to accommodate this. R: 11TSAC.

2/ C122, R122

NOT AC 13/2/02

WORK SHEET FOR : Heidi Lynch

Application Number : F/2001/5391

Applicant : Mr M Tapping C/O Mr E Bolton.

Location : 52, Fairwater Drive, Woodley, Reading.
Proposal : Proposed single storey side/front and rear extensions to dwelling.

Site Notice Displayed ? :	YES	NO	DATE
	✓		23/1/02

Date of Neighbour Notifications : .....

Date of Site Visit : 23/01/02

Date Registered : 03/12/2001

Earliest Date for Decision : 29/12/2001

Latest Consultation Date/Site Notice Expiry Date : 29/12/2001

This application will have expired on: 28/01/2002. 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 :

Woodley Town - no comment
Highways - approval with conditions

Planning Issues :

Identified settlement
affect on street — WT6, LT6
affect on neighbours — WBE1, LBE1, LBE2, WOS3
Parking — EN1

Loddon Area Local Plan

Application Number F/2001/5391
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
1	C001	R001	
2	C014	R014	
3	-	R127	The driveway is to be widened to a minimum of 4.8 metres and the associated crossing extended to accommodate this.
4	C122	R122	
			Informatives
(1)			The applicant should note that this permission does not give any private land law right for the wall on the adjoining property. This should be obtained from the owners of number 54 Fairwater Drive.
(2)	N02		inset - plan n° 1 Revision A
			inset - 23/01/02
Informative for approvals			inset - garage wall adjustment
N16	N07		
LODDON AREA LOCAL PLAN POLICIES:			LBE1, LBE2, LT6
SOUTH-EAST AREA LOCAL PLAN POLICIES:			
WOKINGHAM DISTRICT LOCAL PLAN POLICIES:			WD53, WBE1, WT6
GREEN BELT LOCAL PLAN POLICIES:			
BERKSHIRE STRUCTURE PLAN POLICIES:			EN1
MINERALS LOCAL PLAN POLICIES:			

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

Date: 26.2.2002.

RECORD OF SITE VISIT

SITE ADDRESS: 52 Fairwater Drive Woodley Reading.

APPLICATION NUMBER: F/2001/5391

OFFICER: Heidi Lynch

DATE OF SITE VISIT: 23/1/02

1 SITE/STATUTORY NOTICE DISPLAYED ? Yes

Looks OK

2. DESCRIPTION OF SURROUNDINGS

Semi-detached 2 stry houses

One properties have similar single storey attached garage extensions + front porches

3. DESCRIPTION OF SITE/BUILDING

Carport on side of building at present - undern

2 stry semi detached house redbrick.

4. RELATIONSHIP TO ADJOINING PROPERTIES

50 - no extensions but 2 windows on rear flank wall grndfloor.

54 - has garage along side boundary standing rear flank wall of n° 52.
Has de window on side elevation of house (kitchen?)

5. SITE CONSTRAINTS

TREES NA

ACCESS/PARKING Dgy driveway, carport as existing at present.

LEVELS level

BOUNDARY TREATMENT Fence surrounds rear yard.

OTHERS —

Application Number: F/2001/5391

Appraisal:

The proposed development is a single storey rear, side and front extension to a semi-detached dwelling. The property is located on a residential street within an identified settlement. The house is two-storeyed and has a hipped roof. There is currently a single storey carport attached to the side of the house and this is to be demolished to make way for the proposed extensions. Other properties in the surrounding area are mainly semi-detached also and have attached garages to the sides.

The front extension consists of a new front porch and brings the garage forward in line with it. It will extend 1.0m from the front flank wall of the house and will have a sloped roof with a hipped end. The side extension will encompass the garage, and W.C. It will extend 2.63m from the side flank wall of the house and will have a party wall on and slightly over the side boundary line. The adjoining neighbours are also planning to build a garage in the future. It will have a sloped roof with a maximum height of 3.2m and has hipped ends. The rear extension will enclose a new dining room and kitchen. It will extend 2.0m in depth from the rear flank wall of the house and will be 7.39m in length. The roof will be sloped as like the roofs on the other extensions.

1. Impact upon neighbouring properties

The proposed single storey extensions have no windows in the side elevations and the windows to the front and rear of the proposal would result in no overlooking.

No.50 the attached house has no rear extension and has two windows on the rear flank wall. No.54 the neighbouring house has a garage along the side boundary with no.52, and this starts at the rear flank wall of no.52. No.54 also has a window on the side elevation facing towards no.52. However as the proposed extensions are only single storey and only 2.0m in depth from the rear flank wall of the house, they are not considered to be over-bearing or have a major effect on daylight to the surrounding property owners.

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

2. Impact upon the street scene

The side and front extensions will be seen from the street. As they are single storey they will not appear overbearing on the street scene and no terracing effects will occur. The extensions are designed to be in-keeping with the existing dwelling (matching hipped roofs), and would be constructed of materials matching the existing. There are also several other similar extensions in the area so the extensions will not be out of keeping with the location. It is therefore considered that there would be no adverse effects upon the character of the street scene.

3. Impact upon highway safety

The number of bedrooms is not increasing however the new proposed garage does not meet garage parking standards. Two parking spaces are required on site and there have been provided in front of the garage. The highways department are satisfied the parking standard has been meet and providing the parking is permanently maintained there would be no implications to the highway safety of the site.

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

FROM: Heidi Lynch

DATE: 05 December 2001

DELEGATED

WOODLEY TOWN CONSULTATION SHEET

PL... ...ES	HPT.
P...	TLS
	ENF
11 JAN 2002	
COPIES TO:	ACK:
	FILE

Application Number: F/2001/5391

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

Site Address: 52, Fairwater Drive, Woodley, Reading.

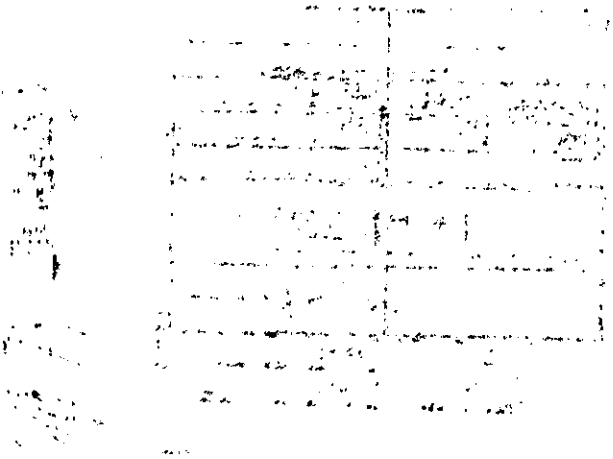
Applicant: Mr M Tapping C/O Mr E Bolton.

Your observations are required in respect of this application **by 29/12/2001** .

The committee made no comment on this application.

SIGNED: _____ DATE: 10.1.02.

Clerk To Woodley Parish/Town Council.



Received by Wokingham District Council

Application No: F/2001/5391

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

Location:
52, Fairwater Drive, Woodley, 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/2001/5391 to enable the library staff to locate the correct information.

Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer Heidi Lynch P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 29/12/2001. 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

05 December 2001

WOKINGHAM D.C. DEVELOPMENT CONTROL

Valid

Start date: ~~19 NOV 2001~~ 03 DEC 2001	
Officer: HL	Application No. F/2001/5391

Map No. 46 Site 0.02

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

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

Level: ☐ Sub Committee ☑ Delegated ☐ Sec. State

☐ Incorrect Fee ☐ Invalid ☐ PD

Description:

(F.) PROPOSED SINGLE STOREY SIDE, FRONT AND REAR EXTENSIONS TO DWELLING

Location: 52 FAIRWATER DRIVE

Parish: WOODLEY Ward: Southlake 5.12.01 J

Applicant: MR M TAPPING

Fee (5) Received 95-00 Required ..... Additional ..... Refund .....

Enforcement Section to be notified ☐ tick if required

Additional information required for validation

		Reason	Requested	Received
1	1:2500 OS location plan showing property edged in blue/red			
2	1:500 block plan showing existing & proposed dev. + adj. Properties	NUMBER OF BEDROOMS AND PARKING SPACES REQUIRED.		
3	Forms unsigned			
4	Correct S 66 certificate			
5	Elevation plans	other side elevations at front & rear	27/11	✓ 3/12
6	Floor plans			
7	Metric scale disclaimer			
8	Encroachment letter	CHECK FOR ENCROACHMENT ON SIDE TO NUMBER 54. NO	27/11	✓ 3/12
9	Miscellaneous			

APPLN NO. _____

ACTION REQUIRED BY DEVELOPMENT CONTROL

Conservation Area .....

Listed Building 1 2 2*

Advertisement Required .....

Date Site Notice Sent : 5.12.01 Parish Council Informed - YES / NO

INTERNAL CONSULTATIONS

Building Control .....
Landscape .....
Trees no objections .....
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.....

.....

.....

.....

.....

.....

.....

.....

.....

PC 32362000052 00
26 620 002

ADDRESS 52 FAIRWATER DRIVE PARISH WOODLEY

PLOT No. 836 ORD. SHEET No. SU. 46 7572

BUILDER Cooks of Reading Ltd

Plan No.	Applicant	Description of Development	Date of Decision	Decision
182/55	Mr. Ben S. Clark	Outline	12.4.55	N/A. C/A.
466/57	Messrs. Wells Estates Ltd	"	9.7.57	N/A Refuse
0/32/61	J.T. Cook & Son Ltd.	"	Referred to BCPC. No decision	
0/148/62	"	"	31.1.63	N/A min of HLG. C/A.
17/68	Cooks of Reading Ltd	Semi/Det. House	14.3.67	App. App.
TP95/3601	MR & MRS D. ZOELLA	GARAGE & STORE	9.6.95	APP

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS TPO 3/51

DRAINAGE

Environmental Services

For office use only.
Application number:
03.DEC.2001* 5391

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 MARK JOHN TAPPING 52 FAIRWATER DR WOODLEY READING BERKS RG5 3AG 01189 265942
	Agent's Name Address and postcode Phone number	MR. E. BOLTON C/O 3 ROSEHILL HOUSE PEPPARD RD. READING RG4 8XB 01189 473250.
3	Site We need you to send in six copies of the 1:2500 scale location plan and six copies of the 1:500 scale block plan, with the site outlined in red. You can buy these maps from the Environmental Services reception or order them by phoning 0118 974 6485.	AS (1)
4	Give brief details of the proposal for example, two storey side extension. About the application	SINGLE STOREY SIDE AND REAR 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.	CHILTERNS L.B.C.
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: 2	Proposed: 2
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.

M Tapping 16/10/01

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

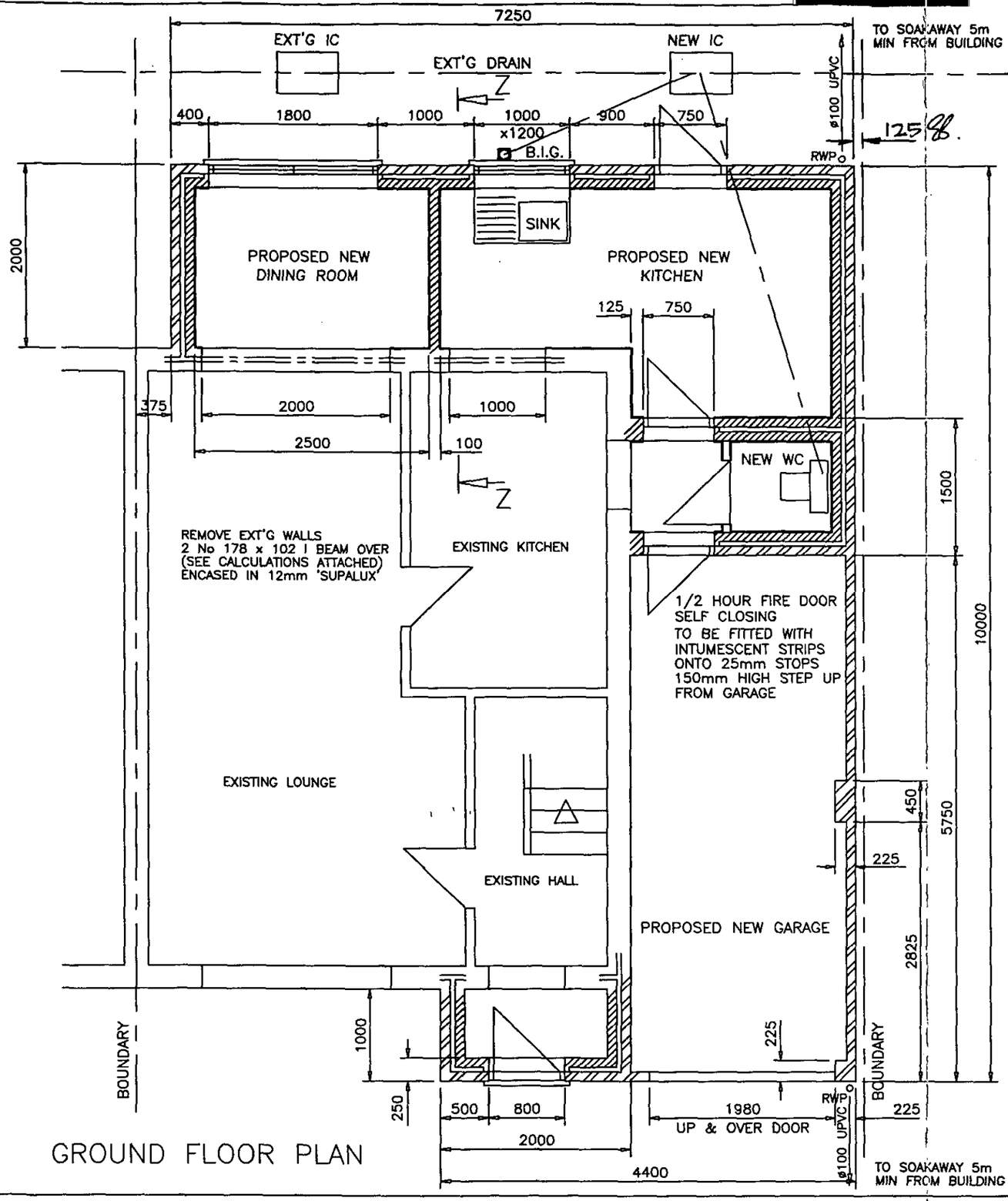
None of the land forms part of an agricultural holding.

Your signature: M Tapping

on behalf of MR. M. TAPPING.

Date 16/10/01

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



GROUND FLOOR PLAN

03.DEC.2001* 5391

NOTES:

EXISTING GARAGE
TO BE DEMOLISHED &
REPLACED WITH NEW
PROPOSED GARAGE

SURFACE WATER:
102mm HALF ROUND GUTTER
TO MATCH EXT'G CONNECTING
TO RWP ø63mm UPVC
NEW SW DRAINS ø100 UPVC
PIPING LAID & SURROUNDED
IN 150mm PEA SHINGLE

NEW WINDOW & DOORS
DOUBLE GLAZED UPVC
TO MATCH EXT'G
ALL GLAZING TO COMPLY
WITH BS6206
i.e.SAFETY/LAMINATED GLASS

CATNIC CN7 AT ALL OPENINGS
ALL LINTOLS,JAMBS & SILLS
TO BE INSULATED BY DRY THERM
CAVITY WALL BATS.
VERTICAL DPC TO ALL
DOOR & WINDOW JAMBS

WINDOW AREA TO BE MIN 1/10
FLOOR AREA WITH MIN 1/20
FLOOR AREA AS OPENABLE LIGHTS
BACKGROUND VENTILATION TO BE
PROVIDED BY TRICKLE VENTILATORS
IN WINDOW FRAMES TO GIVE
8000mm2 VENTILATION AREA

NEW AREAS TO BE HEATED BY RADIATORS
FROM EXT'G CENTRAL HEATING SYSTEM

MAINS WIRED SMOKE ALARMS
WITH BATTERY BACK-UP
TO BE FITTED

KITCHEN TO BE PROVIDED WITH AN
EXTRACTOR FAN RATED AT 30 litre/sec MIN

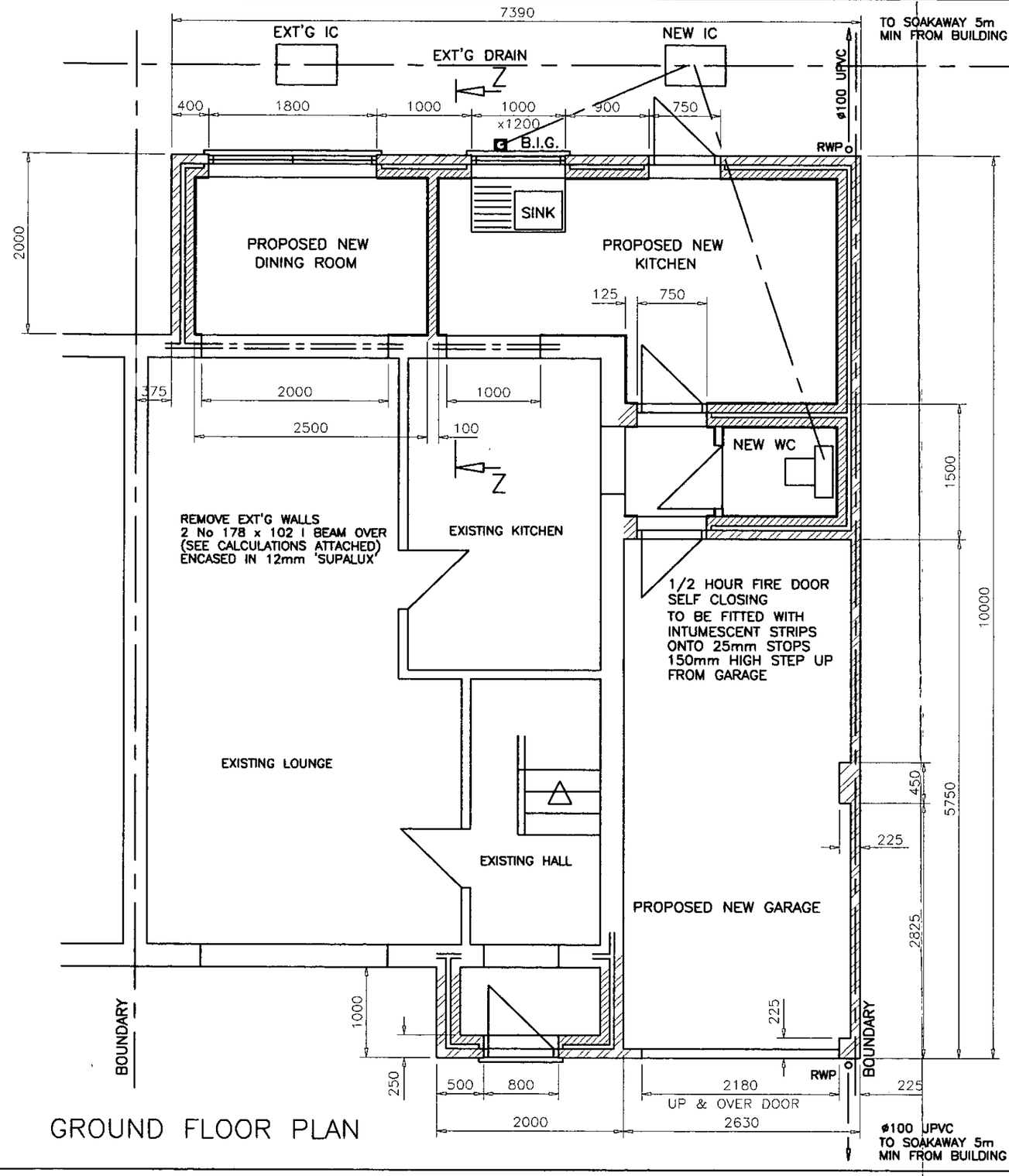
SUPERSEDED

CEDARMART Plans Service
3 Rosehill House, Peppard Road, Reading, RG4 8XB
Tel/Fax 0118 947 3250 email sbolton@clara.net

DATE
NOVEMBER 2001

SCALE

TITLE
PROPOSED EXTENSION AT:
52 FAIRWATER DRIVE
EARLEY
BERKSHIRE



GROUND FLOOR PLAN

REVISED PLAN
5391

NOTES:

EXISTING GARAGE
TO BE DEMOLISHED &
REPLACED WITH NEW
PROPOSED GARAGE

SURFACE WATER:
102mm HALF ROUND GUTTER
TO MATCH EXT'G CONNECTING
TO RWP ø63mm UPVC
NEW SW DRAINS ø100 UPVC
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DOOR & WINDOW JAMBS

WINDOW AREA TO BE MIN 1/10
FLOOR AREA WITH MIN 1/20
FLOOR AREA AS OPENABLE LIGHTS
BACKGROUND VENTILATION TO BE
PROVIDED BY TRICKLE VENTILATORS
IN WINDOW FRAMES TO GIVE
8000mm2 VENTILATION AREA

NEW AREAS TO BE HEATED BY RADIATORS
FROM EXT'G CENTRAL HEATING SYSTEM

MAINS WIRED SMOKE ALARMS
WITH BATTERY BACK-UP
TO BE FITTED

(B) KITCHEN & WC TO BE PROVIDED
WITH AN EXTRACTOR FAN
RATED AT 60 litre/sec
WITH A 15 MINUTE OVERRIDE

APPROVED

PLANNING SERVICES	HPI
POL	TLS
DC	ENF
APP	
DS	
25 JAN 2002	
COPIES TO:	ACK:
	FILE

Plan ni Rev A

CEDARMART Plans Service
For House Plans, Extensions, Conversions and Planning Applications
3 Rosehill House, Peppard Road, Reading, RG4 8XB
Tel/Fax 0118 947 3250 email ebolton@clara.net

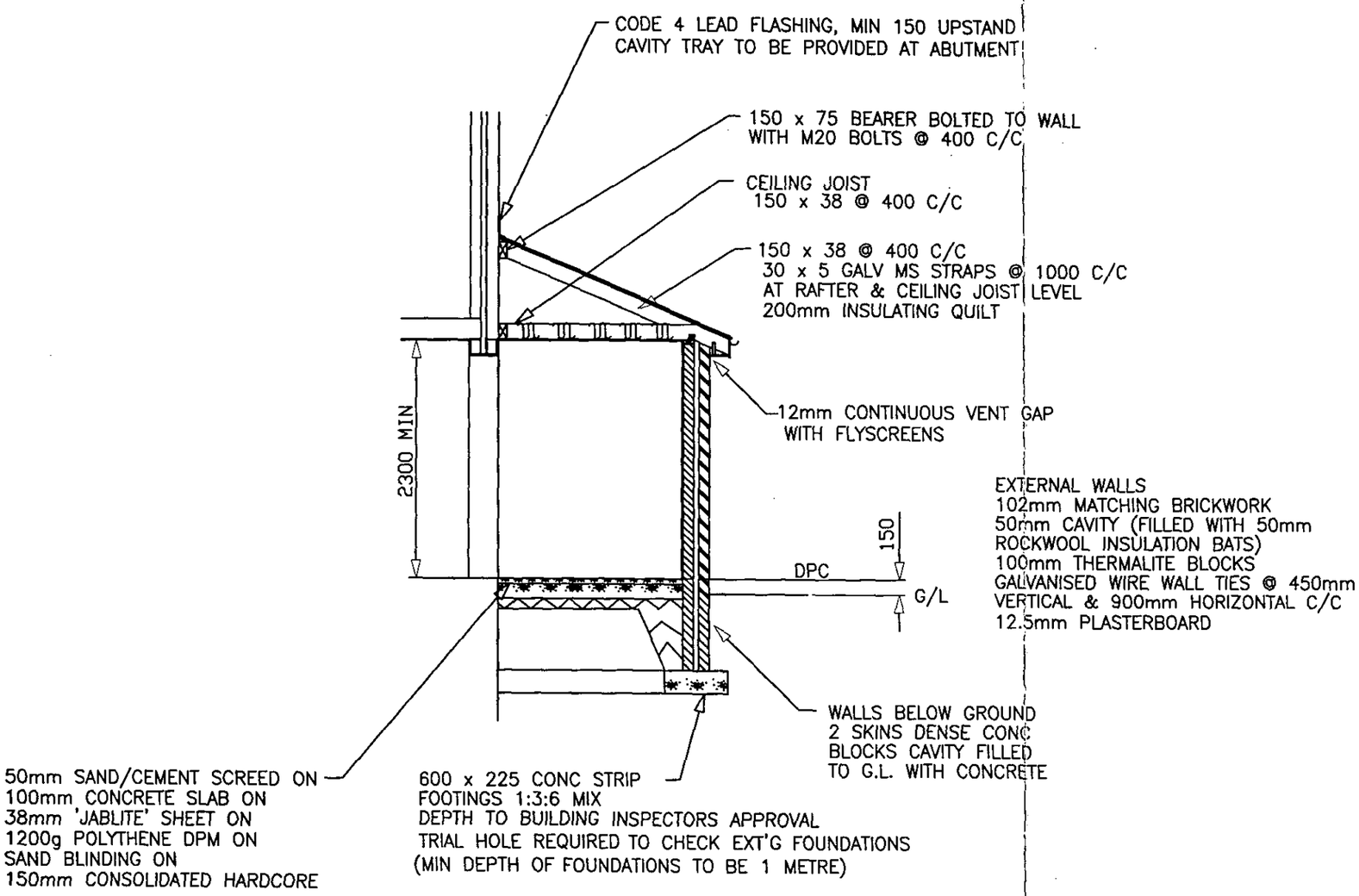
DATE
NOVEMBER 2001

SCALE
1:50

TITLE
PROPOSED EXTENSION AT:
52 FAIRWATER DRIVE
EARLEY
BERKSHIRE

19/3/02

03.DEC.2001 * 5391

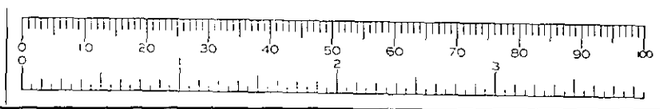


SECTION Z-Z

EXTERNAL WALLS
102mm MATCHING BRICKWORK
50mm CAVITY (FILLED WITH 50mm
ROCKWOOL INSULATION BATS)
100mm THERMALITE BLOCKS
GALVANISED WIRE WALL TIES @ 450mm
VERTICAL & 900mm HORIZONTAL C/C
12.5mm PLASTERBOARD

ROOF DETAILS
ROOF TILES TO MATCH EXT'G
i.e. 'MODERN' INTERLOCKING TILE
ROOF PITCH 24°
ON 38 x 25 TREATED SW BATTENS
ON UNTEARABLE SARKING FELT
HIGH LEVEL ROOF VENTILATION
TO BE PROVIDED BY
ROOF TILE UNIVERSAL VENTILATORS
POSITIONED 3 METERS APART
TO GIVE AN EQUIVALENT 5mm CONTINUOUS GAP

APPROVED



CEDARMART Plans Service
3 Rosehill House, Peppard Road, Reading, RG4 8XB
Tel/Fax 0118 947 3250 email ebolton@clara.net

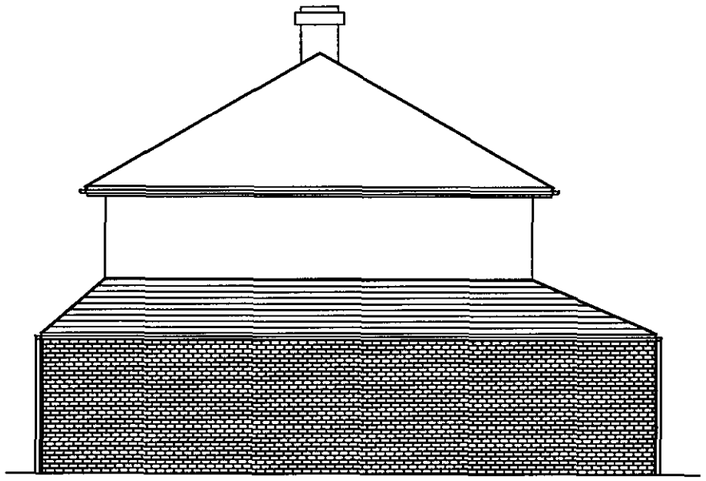
For [illegible] Plans, Extensions, Conversions and [illegible] Applications

DATE
NOVEMBER 2001

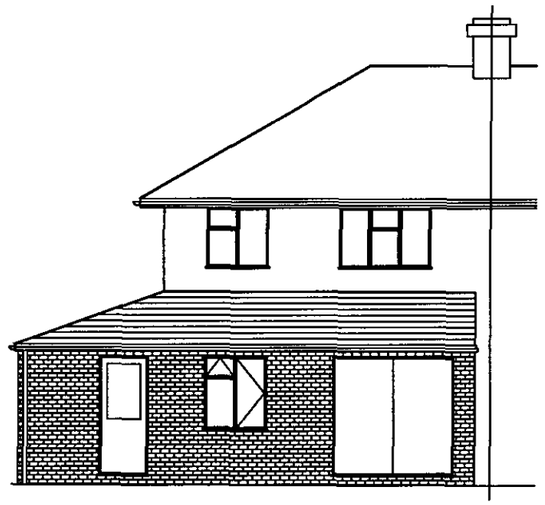
SCALE

TITLE
PROPOSED EXTENSION AT:
52 FAIRWATER DRIVE
EARLEY
BERKSHIRE

03.DEC.2001* 5391



PROPOSED SIDE ELEVATION



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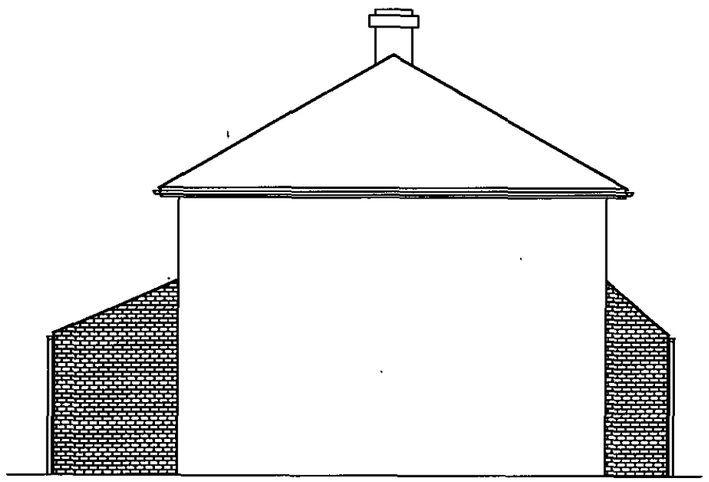
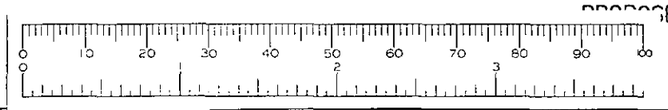


PROPOSED SIDE ELEVATION



PROPOSED FRONT ELEVATION

APPROVED



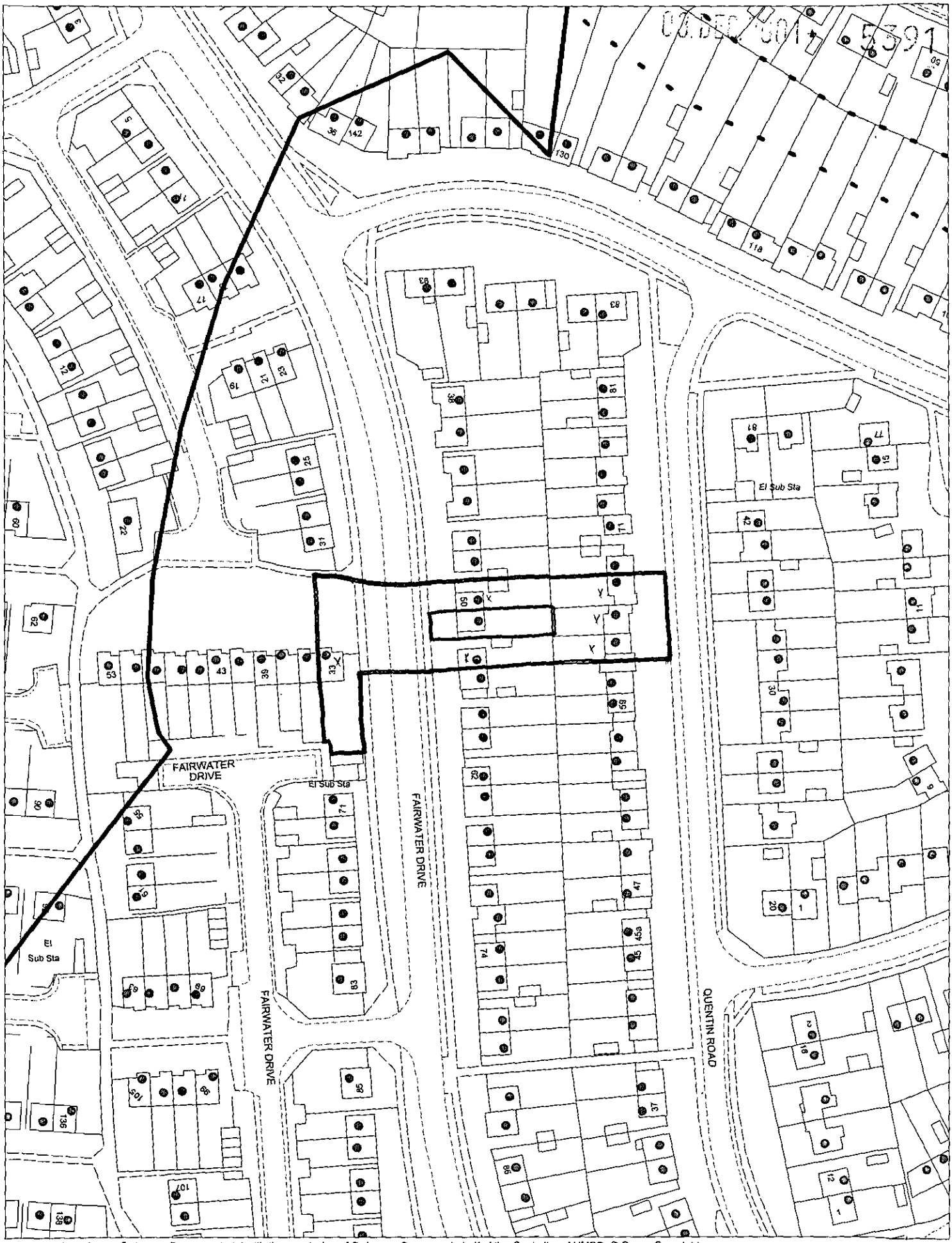
CEDARMART Plans Service
For House Plans, Extensions, Conversions and Planning Applications
3 Rosehill House, Peppard Road, Reading, RG4 8XB
Tel/Fax 0118 947 3250 email ebolton@clara.net

DATE
NOVEMBER 2001

SCALE
1:100

TITLE
PROPOSED EXTENSION AT:
52 FAIRWATER DRIVE
WOODLEY
BERKSHIRE

19/3/02



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Development Control Section, Environmental Services, Wokingham District Council.

22 November 2001

Scale: 1 : 1250

N
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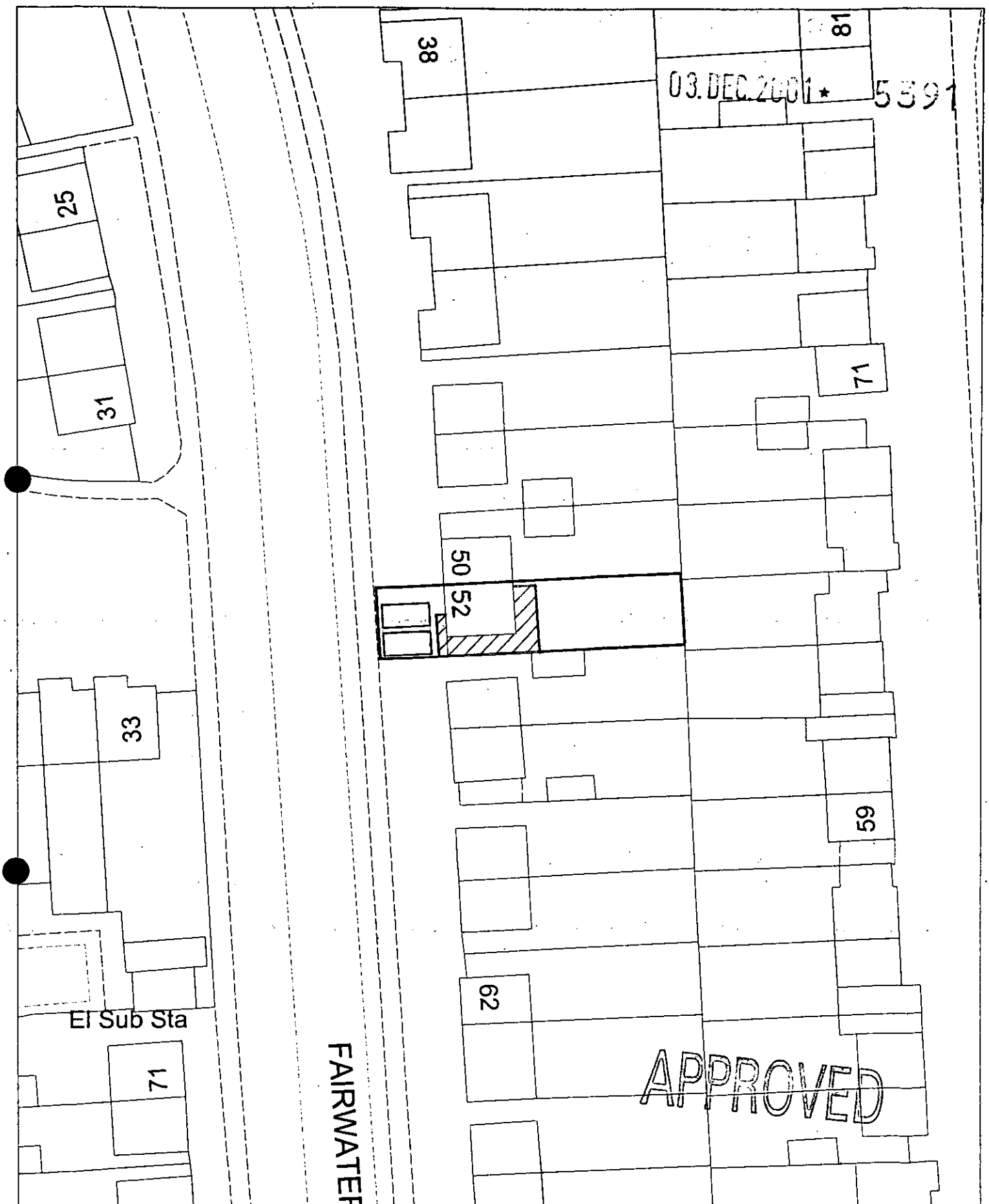

Site Plan, Scale: 1 to 500

30 JAN 2002

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Date: 16 October 2001

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W E
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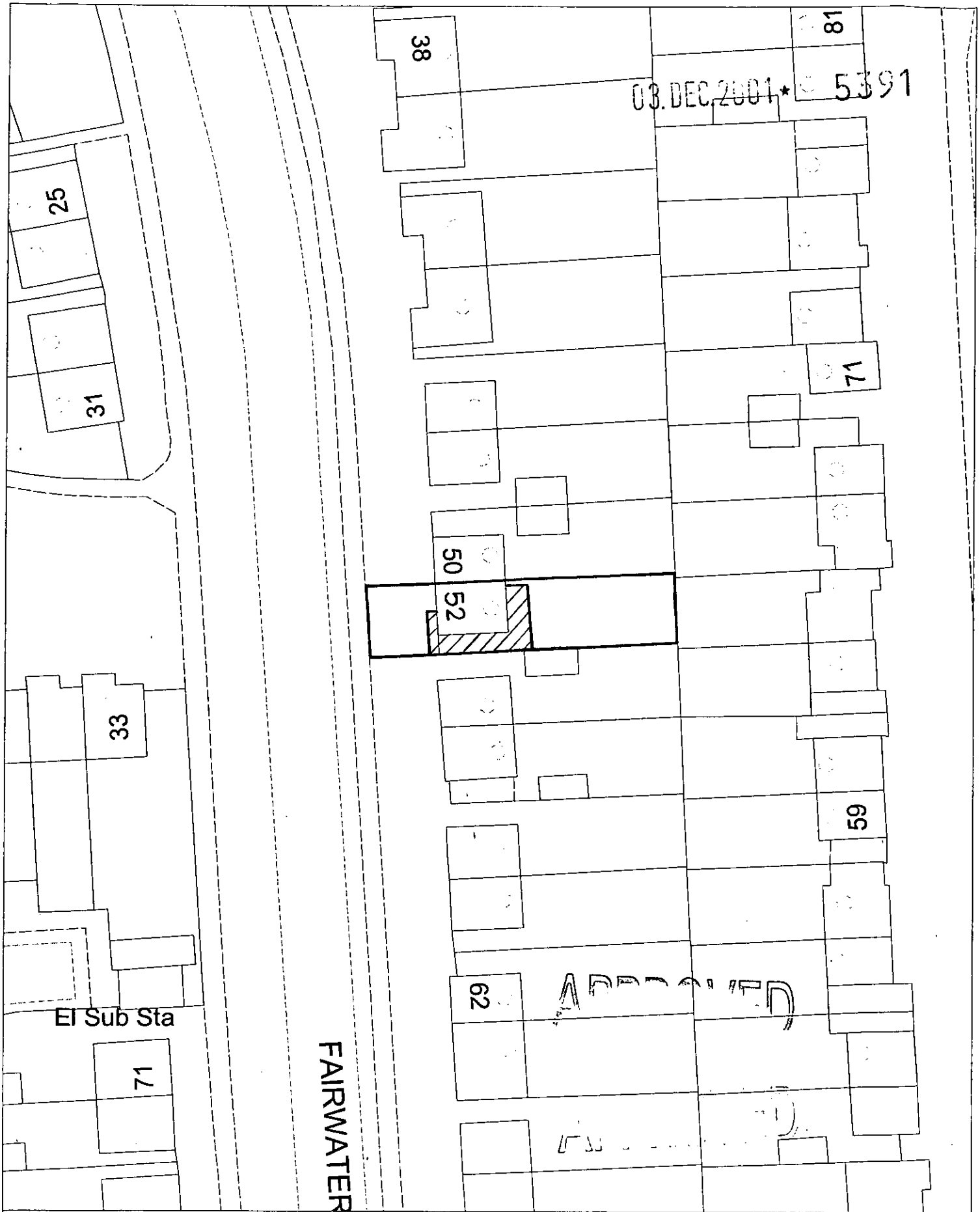

Site Plan, Scale: 1 to 500

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