YSTEMS LTD

APPLICATION NO:
F/2000/3077

LOCATION:
23 Selcourt Close, Woodley Reading.

APPLICANT:
Mrs C Tweddle C/O Chamberlain Syrad Architecture

PROPOSAL:
Proposed two storey rear extension to dwelling and repositioning of garage.

EARLIEST DATE FOR DECISION: **28/01/2001**

APPLICATION WILL HAVE EXPIRED ON:
15/02/2001

CASE OFFICER: **Natalie Brown**

(NAB)

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Mrs C Tweddle
C/O Chamberlain Syrad Architecture
66 Tilehurst Road
Reading
Berkshire
RG30 2JH

Application Number: F/2000/3077

Parish: **WOODLEY**

Location: **23, Selcourt Close, Woodley, Reading.**

Proposal: **Proposed two storey rear extension to dwelling and repositioning of garage.**

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. 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.

Condition
5. Notwithstanding the provisions of the Town and Country Planning, (General Permitted Development) Order 1995 (or any Order revoking and re-enacting that Order with or without modification) no additional windows or similar openings shall be constructed in the first floor level or above in the side elevation of the extension facing 25 Selcourt Close hereby permitted except for any which may be shown on the approved drawing(s).

Condition
6. The bathroom window in the side elevation of the development hereby permitted shall not at any time be glazed other than with obscured glass.

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

Reason
5. To safeguard the residential amenities of the occupiers of neighbouring properties.

Reason
6. To safeguard the residential amenities of the occupiers of neighbouring properties.

Informative
1. This permission relates to the application as amended with revised plans, drawing number 2203/2c submitted to the Local Planing Authority on 11 January 2001 showing parking layout and garage elevations and does not approve the proposals as originally submitted.

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 LTV1, LBE1 and LBE2.

Deposit Draft Wokingham District Local Plan Policies WOS3 and WBE1.

John Mitchell

John Mitchell
Development Control Manager
Date: 14/02/2001

Notice checked by: _____

If this notice grants permission to proceed with the proposal the applicant is reminded that it relates to planning permission only and does not constitute approval under any other legislation including Building Regulations.

Received by Wokingham District Council

Application No: F/2000/3077

Proposal:
Proposed two storey rear extension to dwelling and repositioning of garage.

Location:
23, Selcourt Close, 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. closed all day Wednesday). If you intend to view this application at Woodley Library (see details above) please allow 4 days from the date of this notice for delivery of plans.

Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer Natalie Brown P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 28/01/2001. Written comments submitted will become available for public inspection.

In view of the very large number of planning applications and letters of comment received, it will not normally be possible for an individual reply to observations made. However any comments will be taken into account when the application is determined and you will be notified of the decision.

Head Planning and Transportation

04 January 2001

ADDITIONAL NEIGHBOUR CONSULTATION SHEET

APPLICATION NUMBER: F/2000/3077
CASE OFFICER: Natalie Brown

ADDRESS OF ADDITIONAL NEIGHBOUR CONSULTATION	NUMBER OF DAYS FOR RESPONSE	DATE LETTER ISSUED (for Admin use)

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

Tel: (0118) 974 6492

Date: **04 January 2001**

My ref: F/2000/3077

CONFIDENTIAL

Councillor Lennard
8 Headley Close
Woodley
RG5 4SF

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Tel: (0118) 974 6000
Fax: (0118) 974 6484
Minicom No: (0118) 974 6991
DX: 33506 – Wokingham

Dear Councillor

Application Number: F/2000/3077
23, Selcourt Close, Woodley, Reading.
Proposed two storey rear extension to dwelling and repositioning of garage.

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 **Natalie Brown** on **(0118) 974 6492.**

Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **Natalie Brown** Application Number: **F/2000/3077**
23, Selcourt Close, Woodley, Reading.
Proposed two storey rear extension to dwelling and repositioning of garage.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Lennard

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

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

Tel: (0118) 974 6492

Date: **04 January 2001**

My ref: F/2000/3077

CONFIDENTIAL

Councillor McCann
5 Seaford Gardens
Woodley
RG5 3LN

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Tel: (0118) 974 6000
Fax: (0118) 974 6484
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Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **Natalie Brown** Application Number: **F/2000/3077**
23, Selcourt Close, Woodley, Reading.
Proposed two storey rear extension to dwelling and repositioning of garage.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor McCann

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

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

Tel: (0118) 974 6492

Date: **04 January 2001**

My ref: F/2000/3077

CONFIDENTIAL

Councillor Dredge
C/O Councillor Coling Lawley
26 Farriers Close
Woodley
RG5 3DD

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Tel: (0118) 974 6000
Fax: (0118) 974 6484
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Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **Natalie Brown** Application Number: **F/2000/3077**
23, Selcourt Close, Woodley, Reading.
Proposed two storey rear extension to dwelling and repositioning of garage.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Dredge

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

WORK SHEET FOR : Natalie Brown

Application Number : F/2000/3077

Applicant : Mrs C Tweddle C/O Chamberlain Syrad Architecture.

Location : 23, Selcourt Close, Woodley, Reading.
Proposal : Proposed two storey rear extension to dwelling and repositioning of garage.

Site Notice Displayed ? :

YES	NO	DATE
✓		15/1

Date of Neighbour Notifications : .....

Date of Site Visit : .....

Date Registered : 21/12/2000

Earliest Date for Decision : 28/01/2001

Latest Consultation Date/Site Notice Expiry Date : 28/01/2001

This application will have expired on: 15/02/2001. 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 TC - 18/1 - areas near neighbours comments are taken into account

highways - C/A

Letters: 18/1 - 21 Selcourt. 2S extn would cause overshadowing

Planning Issues : (10'd Sett)

Application Number: F/2000/3077

Appraisal :

see attached sheet

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

Application Number F/2000/3077
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
	C001	R001	Permission - 5yrs
	C014	R014	materials
	C049	R049	Garaging
	C112	R112	Parking
	C014	R014	NO windows Ins: first floor level or above in the side elevation facing 25 Selcourt Close
	C045	R045	Ob glazing Bathroom side elevation
		NOR	Revised plans Ins: plans (drawing No 2203/2C) Ins: 11 January 2001 Ins: showing parking layout + garage elevations

Informative for approvals	
N16	
LODDON AREA LOCAL PLAN POLICIES:	LTV1, UE1, UE2
SOUTH-EAST AREA LOCAL PLAN POLICIES:	
WOKINGHAM DISTRICT LOCAL PLAN POLICIES:	WOS3, WBE1
GREEN BELT LOCAL PLAN POLICIES:	
BERKSHIRE STRUCTURE PLAN POLICIES:	ENV1
MINERALS LOCAL PLAN POLICIES:	

John Mercer
14/2/01

RECORD OF SITE VISIT

SITE ADDRESS: 23 Selcourt Close Woodley Reading.

APPLICATION NUMBER: F/2000/3077

OFFICER: Natalie Brown

DATE OF SITE VISIT:.....

1 SITE/STATUTORY NOTICE DISPLAYED ? on brick pillar @ front of house below ('23')

2. DESCRIPTION OF SURROUNDINGS Residential - suburban area. mix of 2s + bungalows. detached + semi's.

3. DESCRIPTION OF SITE/BUILDING (2S)
existing garage detached - proposed repositioning to make way for extn.
to shallow pitched roof
existing S.S mono pitched conservatory along boundary with N° 21
- door + x2 windows (aff in side elev) fence N° 25

4. RELATIONSHIP TO ADJOINING PROPERTIES

detached - N° 21 25 - 1x window in 1st floor side elev - diff style
N° 25 - no windows in side elev (same style as N° 23)
gravel drive app 2m - 2.5m width between N° 23 + 23|25 boundary.
Garage of N° 29 western N in rear garden.

5. SITE CONSTRAINTS

TREES

ACCESS/PARKING

LEVELS

BOUNDARY TREATMENT - hedging/wire mesh fence along boundary mix with N° 25

OTHERS - hedging with N° 21 fencing towards rear

Application Number: F/2000/3077

Appraisal:

Development

Two storey rear extension to dwelling and repositioning of existing garage. The proposed development would consist of a kitchen and a 4th bedroom. This would extend 4m beyond the main rear building line (and a further 1.7m beyond the exiting conservatory. It would not extend beyond the side building line any closer to No. 25. The eaves height would be 4.5m and full ridge height at 7.1m. There would be a window in the side elevation for a bathroom. The site lies within a residential area comprising a mixture of detached, semi-detached and bungalows.

1. Impact upon neighbouring properties
   In accordance with the BRE Site Layout Planning for daylight and sunlight, a guide to good practice, the proposed development (using the 45° rule), would not cause any loss of day lighting. No. 25 is 4.5m from the side building line of No. 23, so it is considered that there would be no overbearing of overshadowing effects. The proposed window in the first floor side elevation facing No. 25 is for a bathroom window. It is recommended that a condition be added to ensure that this window is obscurely glazed, and a condition is added to ensure no further windows are added to this elevation in the interests of overlooking.

2. Impact upon the character of the area
   The proposed development would be at the rear of the property and not exceed the ridge height of the existing dwelling. It is therefore considered that there would be no detrimental impacts upon the character of the area.

3. Impact upon highway safety (parking provision)
   There are 4 bedrooms proposed and there would therefore need to be 3 off road parking spaces provided in order to comply with highway standards. This requirement has been met and provided that parking and garaging remain, there would be no detrimental impacts to highway safety.

Approval: ✓ ~~**Refusal:**~~

Applicationo	Name & Address
F/2000/3077	Mr & Mrs Leadbetter 21 Selcourt Close Woodley RG5 3AS

App. approved
Letter sent 27/02/01

WOKINGHAM D.C. DEVELOPMENT CONTROL

Start date:	1 DEC 2000
Officer: NAB	Application No. F/2000/3077

Map No. 41 Site 004
Easting: ..... Flood Pln .....
Northing: ..... Mineral .....

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

Description:
(F) PROPOSED TWO STOREY REAR EXTENSION TO DWELLING AND REPOSITIONING OF GARAGE

Location: 23 SELCOURT CLOSE

Parish: WOODLEY Ward: Coronation 4.1.2001

Applicant: MRS C TWEDDLE

Fee Received 95-00 Required ..... Additional ..... Refund .....

Enforcement Section (8) 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	1:250 ok Parking layout for 3 cars needed	4.1.	
3	Forms unsigned			
4	Correct S 66 certificate			
5	Elevation plans	Garage floor plan + elevations.		
6	Floor plans			
7	Metric scale disclaimer			
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 : 4.1.2001 B 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.....
.....
.....

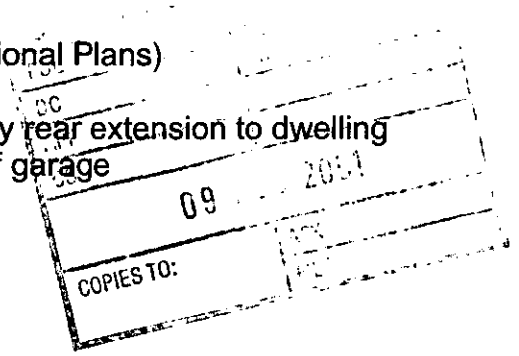
NEIGHBOURS:

.....Site notice and see map.....
.....
.....
.....
.....
.....
.....
.....
.....

Natalie Brown

WOODLEY TOWN CONSULTATION SHEET

39761



APPLICATION NUMBER: F/2000/3077 (Additional Plans)

PROPOSAL: Proposed two storey rear extension to dwelling and repositioning of garage

SITE ADDRESS: 23 Selcourt Close

APPLICANT: Mrs. C. Tweddle

COMMENTS:

One resident was present and the Chairman adjourned the meeting to allow her to ask questions of Members in order to clarify some planning procedures. She also expressed her concern at the possible loss of light to her kitchen which could be caused by the proposed two storey extension, particularly bearing in mind the height of the roof.

Although the committee had made no comment on the initial plan, Members recognised that there could be some effect from the proposed extension on the neighbour at No. 21 and suggested that a hipped roof might reduce the impact and be more neighbourly.

SIGNED: [signature] DATE: 7.02.01.

Date: 23 January 2001

To: Highways

We have received Additional Plans for the following planning application:

Application Number: F/2000/3077

Location: 23, Selcourt Close, Woodley, Reading.

Proposal: Proposed two storey rear extension to dwelling and repositioning of garage.

Applicant: Mrs C Tweddle C/O Chamberlain Syrad Architecture.

Case Officer: Natalie Brown

The new plans show the following: Parking layout for 3 vehicles and garage elevations. Drawing no 2203/2C.

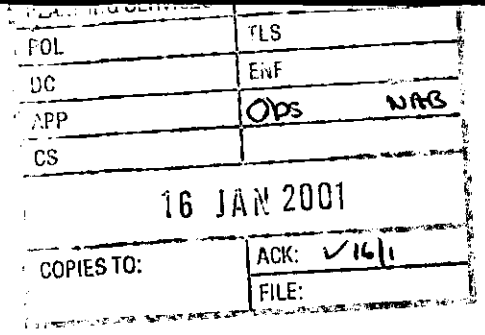
Comments are required by 02/02/2001.

Should you have any queries regarding this application please contact the case officer Natalie Brown on (0118) 974 6492.

Conditional Approval

C049, R049.
C122, R122.

Adam Coggins.
25/01/01



Mr. & Mrs. Leadbetter
21 Selcourt Close,
Woodley,
Berkshire.
RG5 3AS

12/01/01

Reference: Natalie Brown
F/2000/3077

Dear Sir/Madam,

We received your letter dated 04/01/01 informing us of an application for planning permission for 23 Selcourt Close. We went to view the plans at Woodley Library.

We would like it to be noted that we strongly disagree with the second storey of the application because we feel it would cast a permanent shadow in our kitchen and a large shadow over our patio and lawn at the back of our house.

We would like our views to be considered by the planning officer and hope that the vote will be cast in our favour.

Please keep us informed of any further developments and if you have any queries do not hesitate to contact us.

Yours Faithfully,

G.S. Leadbetter

Sheena Leadbetter.

Mr. & Mrs. Leadbetter

FROM: Natalie Brown

DATE: 04 January 2001

DELEGATED

WOODLEY TOWN CONSULTATION SHEET

Application Number: F/2000/3077

PLANNING SERVICES HPT 38597
DC
APP
GS

Proposal: Proposed two storey rear extension to dwelling and repositioning of garage..

Site Address: 23, Selcourt Close, Woodley, Reading.

Applicant: Mrs C Tweddle C/O Chamberlain Syrad Architecture.

Your observations are required in respect of this application **by 28/01/2001** .

The committee particularly asked that any neighbours' comments be taken into account for this application.

SIGNED: _____ DATE: 10.1.01.

Clerk To Woodley Parish/Town Council.

Date: 23 January 2001

To: Case Officer

We have received Additional Plans for the following planning application:

Application Number: F/2000/3077

Location: 23, Selcourt Close, Woodley, Reading.

Proposal: Proposed two storey rear extension to dwelling and repositioning of garage.

Applicant: Mrs C Tweddle C/O Chamberlain Syrad Architecture.

Case Officer: Natalie Brown

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Comments are required by 02/02/2001.

Should you have any queries regarding this application please contact the case officer Natalie Brown on (0118) 974 6492.

(RING ONE)

1970

REVISED PLANS | ADDITIONAL PLANS | MINOR AMENDMENTS | ADDITIONAL / REVISED PLANS TO COMPLY WITH CONDITIONS

App No. P/2001/3077 (Planaps) / (Ludhouse) Date Rec. 11 Jan 2001

Location: 23 Servant Close

Parish Woodley

Applicant:

Description of attached plans Parking layout for 3 vehicles + garage elevations.

Drawing No's: 2203 | 2C

CONSULTEES

Copies of plans will automatically be sent to Woodley Library, Part I Reg., Parish Council, Ward Councillors and the Case Officer unless specified.

Please tick which of the following you wish consulted.

OTHERS:

		Drawing No's	
1.	NK (Landscape & Trees)		☐
2.	NK (Env. Design)		☐
3.	XA (Highways)		✓
4.	NF (Building Control)		☐
5.	BC/DC Liaison		☐

A full set of plans will be sent to all consultees unless particular drawing No's are specified in the spaces above.

NEIGHBOURS: As application

Date for Responses end consult 28/1 or 10 Days if too short.

FURTHER ACTION

Re-advertise App. Y / (N) (Delete as required)

Redate Application Y / (N) From

New Site Notice Y / (N)

New Description

CASE OFFICER NAB

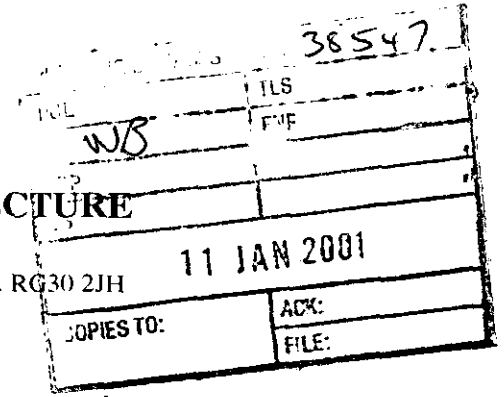
Consultations Sent by Admin. on 23.01.PS

Yellow - Part One Copy
Green - Officer's Copy

ADDITIONAL PLANS
3077

CHAMBERLAIN SYRAD ARCHITECTURE

SNOOK HOUSE, 66 TILEHURST ROAD, READING, RG30 2JH
TEL: 0118 939 4554



Natalie Brown
F/2000/3077 - Parking & garage details as requested.

With Compliments

HIGHWAYS CONSULTATION SHEET

From: Natalie Brown **Date:** 04 January 2001

Application Number: F/2000/3077

Proposal: Proposed two storey rear extension to dwelling and repositioning of garage.

Parish: WOODLEY TOWN

Site Address:
23, Selcourt Close, Woodley, Reading.

Applicant:
Mrs C Tweddle C/O Chamberlain Syrad Architecture.

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).

C049, R049.
C122, R122.

Signed: _____ **Print name:** Adam Goggin.
09/01/01

PC 25 050 023

ADDRESS 23 SELCOURT CLOSE PARISH WOODLEY

PLOT No. 35, Part Plot 34, Part Plot 36 ORD. SHEET No. SU.7573 (4

BUILDER James T. Cook & Son Ltd

Plan No.	Applicant	Description of Development	Date of Decision	Decision
957/54	James T. Cook & Son Ltd	Layout	7.12.54	N/A. Cl
773/55	"	Det. Semi/Bungalow	11.10.55	App. Ap
PD/17/58	Mr. R. F. Carr	Garage	11.2.58	App. N
BR 611	Mr. L. Jones	Sun room & carport.	9.5.74	App N/
00 629	" "	" "	10.5.74	N/A C/

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

Environmental Services

For office use only.
Application number: [illegible]

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	MRS C. J. TWEDDLE
	Address and postcode	23 SELCOURT CLOSE WOODLEY READING RG5 3AS
	Phone number	
	Agent's Name	CHAMBERLAIN SYRAD ARCHITECTURE
	Address and postcode	66 TILEHURST ROAD READING RG30 2JH
	Phone number	0118 939 4554
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.	23 SELCOURT CLOSE WOODLEY READING
4	Give brief details of the proposal for example, two storey side extension. About the application	TWO STOREY REAR EXTENSION REPOSITIONING GARAGE
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.	BRICKS & TILES TO MATCH EXISTING
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: 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.

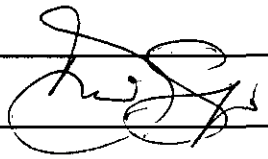
Certificate B

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: 

on behalf of MRS C.J. TWEEDLE

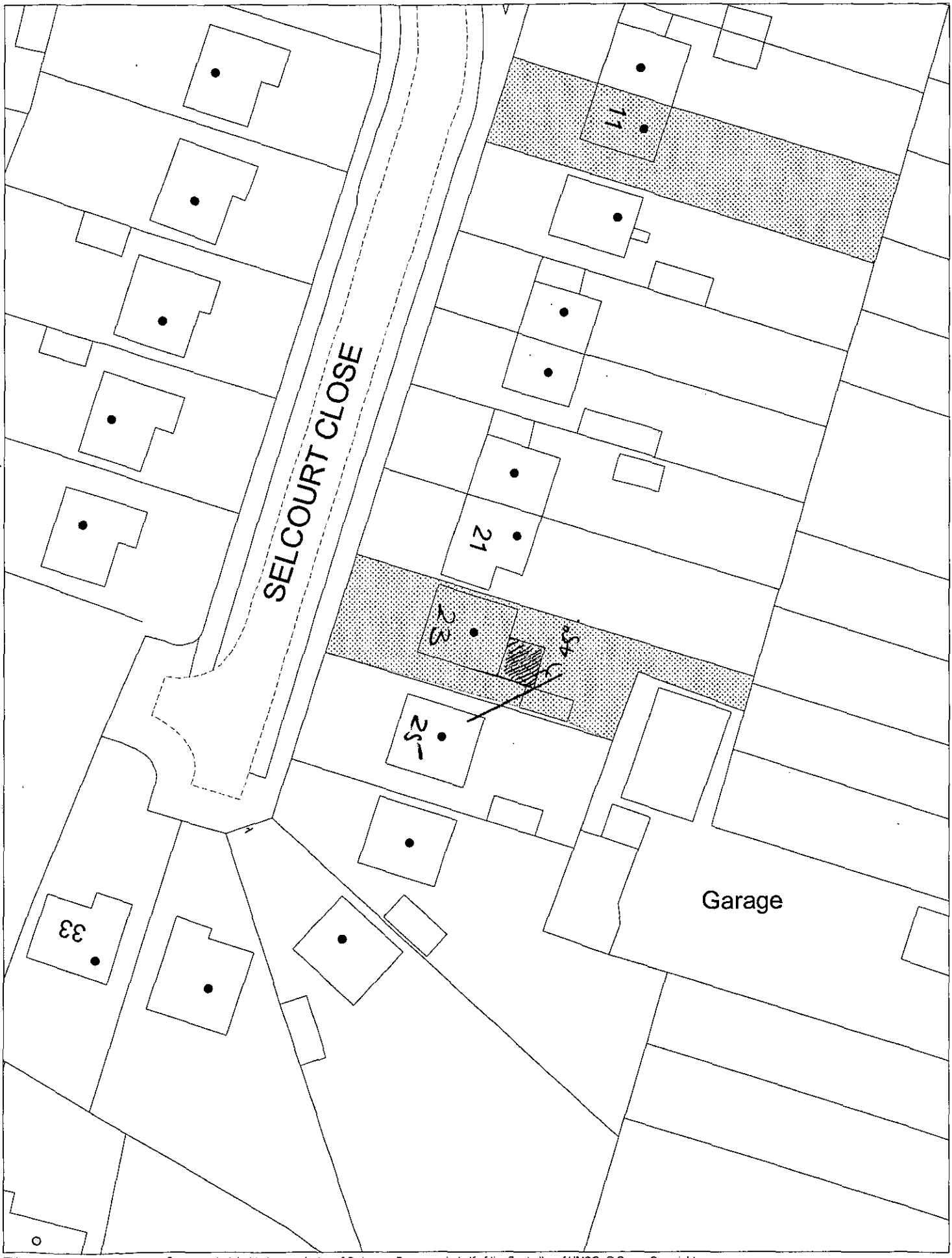
Date 20.12.00

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

CONDITION MONITORING RECORD SHEET

APPLICATION NO: **F/2000/3077**
CASE OFFICER: **Natalie Brown**
SECTION 106 AGREEMENT Yes ☐ No ☐

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



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Development Control Section, Environmental Services, Wokingham District Council.
16 February 2001

Scale: 1 : 500

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