APPLICATION NO:
F/2002/6251

LOCATION:
Wokingham Bowling Club Reading Road, Wokingham.

APPLICANT:
Wokingham Bowling Club C/O Mr D Cann

PROPOSAL:
Proposed extension to clubhouse.

EARLIEST DATE FOR DECISION: **06/05/2002**

APPLICATION WILL HAVE EXPIRED ON:
23/05/2002

CASE OFFICER: **Elaine Vashi**

APPROVED

201

D2

Application No: F/2002/6251 EV

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Wokingham Bowling Club
C/O Mr D Cann
13 Manor Road
Wokingham
Berks
RG41 4AH

Application Number: F/2002/6251

Parish: **WOKINGHAM**

Location: **Wokingham Bowling Club, Reading Road, Wokingham.**

Proposal: **Proposed extension to clubhouse.**

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.

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.

Informative
1. You are advised, in compliance with The Town and Country Planning (General Development Procedure) (England) (Amendment) Order 2000, that the following policies and/or proposals in the development plan are relevant to this decision:

Berkshire Structure Plan Policies OS1 and EN1.
South East Area Local Plan Policies STV1, SBE1 and SBE2.
Deposit Draft Wokingham District Local Plan Policies WOS2, WOS3 and WBE1.

Application No: F/2002/6251 EV

Anna Cronin
Head of Planning & Transportation
Date: 22/05/2002

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.

finished

DEVELOPMENT CONTROL/BUILDING CONTROL CHECKLIST

CHECKLIST WHEN A BUILDING REGULATION APPLICATION HAS BEEN RECEIVED.

SITE DETAILS		CASE OFFICER
PLANNING APPLICATION NUMBER	6251	EV
BUILDING CONTROL NUMBER	FP 2002/2962 Central	
~~APPLICANT~~/AGENT	Derek Cann	
ADDRESS OF SITE	Wokingham Boating Club Reading Road WOKINGHAM.	
DESCRIPTION OF PROPOSED WORK	proposed ext to clubhouse	

DRAWING NUMBERS	BC	DC
BLOCK PLAN		✓
ELEVATIONS	204 02A	204 02
FLOOR PLANS	—	—

CHECKLIST	1ST CHECK	2ND CHECK
PERMITTED DEVELOPMENT		
APPLIC. NECESSARY-NOT RECEIVED		
APPLIC.RECEIVED & APPROVED	22/5/02	
APPLIC.RECEIVED-NO DECISION		
APPLIC.REFUSED		
DIFFERENCES BETWEEN DC/BC DRAWINGS	None	
IF YES, WHAT ARE THE DIFFERENCES ?	/	
DATE	28/5/02	

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 : Elaine Vashi

Application Number : F/2002/6251

Applicant : Wokingham Bowling Club C/O Mr D Cann.

Location : Wokingham Bowling Club, Reading Road, , Wokingham.

Proposal : Proposed extension to clubhouse.

Site Notice Displayed ? :	YES	NO	DATE

Date of Neighbour Notifications : .....

Date of Site Visit : .....

Date Registered : 28/03/2002

Earliest Date for Decision : 06/05/2002

Latest Consultation Date/Site Notice Expiry Date : 06/05/2002

This application will have expired on: 23/05/2002. 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 :

E-HEALTH O : no objections
TRANSPORT: no comment other than increase in parking by 5 spaces.
HIGHWAYS: no objection

Planning Issues :

Application Number: F/2002/6251
PROP: SINGLE STOREY EXTENSION.
Appraisal :

The application being considered proposes the erection of a fairly large single storey side extension to form a hall, store & exit lobby. The proposed extension will be approximately 17.2m by 6.7m with a projecting exit lobby approximately 2.3m by 3.1m, giving a total additional floor area of approx. 122m². The extension would be approximately 3.8m high with a pitched roof design. The purposed ext is sited adjacent to the bowling green with sliding patio doors along this elevation.

IMPACT UPON NEIGHB. PROP.
3 properties back onto the application site, 'Sun Ridge', 'Bay Tree House' and 'Highmoor'. The proposed extension would be approx. 37m away from the rear of 'Sun Ridge' & approx. 25m away from the rear of 'Bay Tree House'. No windows are proposed to be located in the side elevation of the extension, & although ~~the~~ the patio doors & 2 windows along the front elevation would have oblique views across to Milton Road, given the distance & the single storey nature of the building it is not considered that these views would be significant loss of privacy or amenity to neighb. residents.

IMPACT UPON CHAR. OF AREA.
The bowling club is located approx 62m off Reading Road and cannot be viewed from the main road. It is considered therefore the purposed extension will not have a negative impact upon the street scene.

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

Application Number F/2002/6251
Conditions/Reasons for Refusal

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

RECORD OF SITE VISIT

SITE ADDRESS: Wokingham Bowling Club Reading Road Wokingham.

APPLICATION NUMBER: F/2002/6251

OFFICER: Elaine Vashi

DATE OF SITE VISIT: 29/4/02.

1 SITE/STATUTORY NOTICE DISPLAYED ? yes.

2. DESCRIPTION OF SURROUNDINGS

residential props & grounds of nrst school about the site.

3. DESCRIPTION OF SITE/BUILDING

2 bowling greens.
Current S.St. building

4. RELATIONSHIP TO ADJOINING PROPERTIES

n/a.

5. SITE CONSTRAINTS

TREES

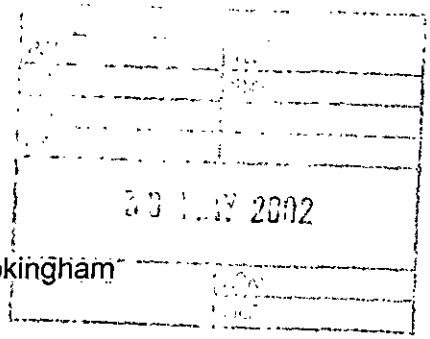
ACCESS/PARKING

LEVELS

BOUNDARY TREATMENT

OTHERS

WOKINGHAM TOWN COUNCIL CONSULTATION SHEET



Case officer: Elaine Vashi

Application Number: F/2002/6251

Proposal: Proposed extension to clubhouse

Site Address: Wokingham Bowling Club, Reading Road, Wokingham

Applicant: Wokingham Bowling Club C/O Mr D Cann

Your observations are required in respect of this application **by 06/05/02**

At its meeting on 28 May 2002, the Planning & Transportation Committee resolved to make the following observation:

No objection

SIGNED: _____ **DATE:** 29/05//02

CLERK TO Wokingham Town Council

☎ 0118 974 6379 (Direct Line)

Tuesday, 30 April 2002

ENVIRONMENTAL SERVICES	HPT
	TLS
	ENF
01 MAY 2002	
COPIES TO	
	FILE

WOKINGHAM UNITARY
Aiming for Excellence

Mr D Cann
13 Manor road
Wokingham
RG41 4AH

Access Officer
Environmental Services Department
Building Control
P.O. Box 155
Shute End, Wokingham
Berkshire RG40 1WR
Tel: (0118) 974 6379
Fax: (0118) 974 6385
Minicom No: (0118) 977 8909
DX: 33506 – Wokingham
Email: henry.knight@wokingham.gov.uk

Dear Sir/Madam,

Planning Application No: F/2002/6251

Address: Wokingham Bowling Club, Reading Rd, Wokingham

The above planning application has been reviewed for the provision of access and facilities for disabled people.

The following two lists should be addressed in order to facilitate improved use of the proposed building adaptations by disabled people.

List A *(These are mandatory requirements under the Building Regulations where applicable)*

When a building is altered there is no obligation (under the building regulations) to improve access and facilities for disabled people. However, the level of provision after alteration should not be any worse.

An extension should be at least as accessible to and useable by disabled people as the building being extended. Where an extension which is independently approached and entered from the boundary of the site it should be treated in the same manner as a new building.

With respect to the proposed extension:

1. To ensure that the principal entrance has a level approach. Where site constraints necessitate an approach steeper than 1:20 a ramped approach should be provided.
2. To ensure that the proposed entrance lobby meets the requirements of Part M2 (para 1.41). Distance between doors should be minimum 2000mm.
3. To ensure that any large area of glazing are suitably marked with appropriate manifestations.
4. To provide a suitable aid to communication which meets the requirements of Part M2 (para 3.15) where a meeting room is in excess of $100m^2$.

5. To ensure adequate access and provision to changing rooms as detailed in the requirements of Part M2 (para 3.11).
6. To ensure that the proposed accessible WC meets the minimum requirements of Part M3 (para 4.16).
7. To ensure that windows and doors in general use which open outwards do not cause an obstruction on a path which runs along the face of a building.

List B *(Recommendations for good practice in line with the Disability Discrimination Act, 1995 and BS8300)*

1. To ensure that a level approach is provided from the edge of the site. Where a pedestrian route is intended for use by disabled people tactile warning should be provided where the route crosses a highway and dropped kerbs provided for wheelchair users.
2. To ensure that there is sufficient, clearly identified accessible parking facilities close to the principal entrance.
3. That all potential hazards on access routes are clearly marked and easily identifiable.
4. To consider the location and height of switches and sockets.
5. To consider provision for ambulant disabled visitors in the general provision WC's.
6. To consider the provision of a pull cord alarm system in the proposed accessible WC.
7. That the force required to open doors is not excessive (20 Newtons recommended).
8. That the design and position of door furniture is considered in terms of reach and grip.
9. To consider the use of colour and tonal contrast of floors, walls, doors and ceilings to improve visibility for all users.
10. To consider the needs of all potential users in terms of emergency egress and secondary means of escape.

The above list (B) is not meant as an exhaustive list of requirements needed to comply with the DDA but as an indication of some design aspects that should be considered.

Please note that compliance with Part-M does not remove all liabilities under the DDA 1995.

From October, 2004 service providers may have to make 'reasonable adjustments' in relation to those '*physical*' features of their premises that make it impossible or unreasonable difficult for disabled people to access a service. This may include removing, altering or providing reasonable means of avoiding physical features.

At present service providers are not required to make permanent alterations to the physical fabric of premises, fixtures, fittings or furnishings when providing auxiliary aids. However, the Act does not prevent service providers from taking these requirements into account at an earlier stage. Anticipating these requirements in existing building and maintenance schedules would be advisable in order to anticipate the 2004 requirements.

Should you wish to discuss any of the above issues please do not hesitate to contact me on (0118) 974 6379.

If you have any queries with regard to the Building Regulations please contact the area building control surveyor.

Yours faithfully,

Henry Knight
Access Officer

CC: Elaine Vashi - WDC Planning Dept.

Please see Part I for plans.

To:
Transportation Group
Rachael Cameron

From: Elaine Vashi

Date: 30 April 2002

Application Number: F/2002/6251

Proposal: Proposed extension to clubhouse..

Site Address:
Wokingham Bowling Club, Reading Road, , Wokingham.

Applicant:
Wokingham Bowling Club C/O Mr D Cann.

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

No comments other than seems to be a big increase in parking 75-80 cars which implies commercial letting/functions rather than Bowls club!

7/5/2

Elaine Vashi

From: John Mullaney
Sent: 24 April 2002 18:05
To: Elaine Vashi
Subject: WOKINGHAM BOWLING CLUB F/2002/6251

I have no objections to this application.

John Mullaney
Senior Environmental Health Officer
Environmental Protection and Housing
Wokingham District Council
Tel. 0118 974 6766
Fax. 0118 974 6401
john.mullaney@wokingham.gov.uk
www.wokingham.gov.uk

HIGHWAYS CONSULTATION SHEET

From: Elaine Vashi **Date:** 12 April 2002

Application Number: F/2002/6251

Proposal: Proposed extension to clubhouse.

Parish: WOKINGHAM TOWN

Site Address:
Wokingham Bowling Club, Reading Road, , Wokingham.

Applicant:
Wokingham Bowling Club C/O Mr D Cann.

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 17/4/02

Application Number : F/2002/6251	Map No : 68A
Case Officer : EV	Site Area : 0.69
Valid Date :	Received Date: 28/03/2002

Level : Delegated Application

Description : Proposed extension to clubhouse.

Location : Wokingham Bowling Club, Reading Road, , Wokingham.

Parish : WK Ward : EMM

Applicant : Wokingham Bowling Club C/O Mr D Cann.

Fee Required: £380 Fee Received: £380 (2)

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	Show trees (may need to consult Trees if close to extension)		
FORMS UNSIGNED		request with SW	
S.66 MISSING/INCORRECT/ UNSIGNED		?	
ELEVATION PLANS			
FLOOR PLANS			
NO SCALE OR SCALE IS IMPERIAL			
ENCROACHMENT LETTER REQUIRED			
OTHER			

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

Is the site a Listed Building: ☐ Yes ☐ No

Is a Statutory Advertisement required: ☐ Yes ☐ No

INTERNAL CONSULTATIONS

Building Control

Heritage (Harold Sanders)

Landscape

?Trees not consulted with initial consultees - awaiting details

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 ✓

Disabled Access Officer ✓

Wokingham Dist. Sports Council ✓

EXTERNAL CONSULTATIONS

Adjacent DPA : _____

Adjacent Parish : _____

SEB

British Gas

Oil pipeline

Transco

Environment Agency

Railtrack

Police Arch Officer

HERITAGE BODIES

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

OTHERS

.....

.....

.....

.....

.....

.....

NEIGHBOURS

.....

S/N + see map

.....

No pre-apps.

Organisation_Name	Building_Name	address1	Postcode
		40MILTON GARDENSWOKINGHAM	RG401DA
		41MILTON GARDENSWOKINGHAM	RG401DA
		48READING ROADWOKINGHAM	RG411EH
		50READING ROADWOKINGHAM	RG411EH
		54READING ROADWOKINGHAM	RG411EH
		56READING ROADWOKINGHAM	RG411EH
		58READING ROADWOKINGHAM	RG411EH
	WILLOW COURT	WILLOW COURTREADING ROADWOKINGHAM	RG411EG
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	WILLOW COURT	WILLOW COURTREADING ROADWOKINGHAM	RG411EG
	58A	58AREADING ROADWOKINGHAM	RG411EH
		2MILTON DRIVEWOKINGHAM	RG401ER
		3MILTON DRIVEWOKINGHAM	RG401ER
	HIGHMOOR	HIGHMOORMILTON ROADWOKINGHAM	RG401DD
	SUNRIDGE	SUNRIDGEMILTON ROADWOKINGHAM	RG401DD
[redacted]E HOLT SCHOOL			RG411EE
WOKINGHAM BOWLING CLUB			RG411EG
WOKINGHAM YOUTH & COMMUNITY (		35READING ROADWOKINGHAM	RG411EG
ARC YOUTH COUNSELLING SERVICE		35READING ROADWOKINGHAM	RG411EG
HOME & HOSPITAL		52READING ROADWOKINGHAM	RG411EH
	ST. PAULS VIEW	ST. PAULS VIEWHOLT LANEWOKINGHAM	RG411ED
	BAY TREE HOUSE	BAY TREE HOUSEMILTON ROADWOKINGHAM	RG401DD
	MILTON HOUSE		RG401DD

ADDRESS Wokingham Bowling Club — Reading Road — PARISH WOK — E

PLOT No. — ORD. SHEET No. 68B

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
TP 297 3161	HR Stallwood	Club Pavilion Extension	9/8/51	App
R/129/67	Bowling Club	Alteration & Additions	1/6/71	Ref
R/181/72 8940H		Toilet Block	31/8/72	1/9/72 C/A
BR 11387	"	STORAGE BUILDING	20.7.79	App N/P
11211		Garage	2.8.79	N/A C/A
35134	"	REPOS. STORAGE SHED	15.2.90	C/A
39041	"	Alts. Ext.	19.3.92	C/A
ZP/92/0288	"	Ext. to Kitchen	28.4.92	App

DATE OF COMPLETION 0/2000/0814 Wokingham Bowling Club o/l Replacement Club House — Withdrawn 15.03.00

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

091074

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

Tel: (0118) 974 6451

Date: 12 April 2002

My ref: F/2002/6251

WOKINGHAM UNITARY
Aiming for Excellence

Councillor Malvern
98 Woosehill Lane
Wokingham
RG41 2TS

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/2002/6251
Wokingham Bowling Club, Reading Road, , Wokingham.
Proposed extension to clubhouse.

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 **Elaine Vashi** on **(0118) 974 6451** in the first instance.

Yours sincerely
Trevor Watson
Development Control Manager

LISTING FORM
Case officer: **Elaine Vashi** Application Number: **F/2002/6251**
Wokingham Bowling Club, Reading Road, , Wokingham.
Proposed extension to clubhouse.
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 Malvern

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

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

Tel: (0118) 974 6451

Date: 12 April 2002

My ref: F/2002/6251

WOKINGHAM UNITARY
Aiming for Excellence

Councillor Eke
55 Lowther Road
Wokingham
RG41 1JB

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

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Yours sincerely
Trevor Watson
Development Control Manager

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Case officer: **Elaine Vashi** Application Number: **F/2002/6251**
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_____

_____

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 Eke

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

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

Tel: (0118) 974 6451

Date: 12 April 2002

My ref: F/2002/6251

WOKINGHAM UNITARY
Aiming for Excellence

Councillor Earnshaw
30 Copse Drive
Wokingham
RG41 1LX

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

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Yours sincerely
Trevor Watson
Development Control Manager

LISTING FORM
Case officer: **Elaine Vashi** Application Number: **F/2002/6251**
Wokingham Bowling Club, Reading Road, , Wokingham.
Proposed extension to clubhouse.
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 Earnshaw

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

Received by Wokingham District Council

Application No: F/2002/6251

Proposal:
Proposed extension to clubhouse.

Location:
Wokingham Bowling Club, Reading Road, , Wokingham.

The application is available for inspection at Wokingham District Council's offices during the following times:

PLANNING DEPARTMENT, SHUTE END, WOKINGHAM TEL (0118) 974 6428
8.30 - 5.00 Monday - Thursday & 8.30 - 4.00 Friday

WOODLEY LIBRARY HEADLEY ROAD WOODLEY 9.30am - 7.00pm Mon, Thurs & Fri. 9.30am - 5.00pm Tues, 9.30am - 1.00pm Saturday and 1.00pm - 4.00pm Sunday. Library closed all day Wednesday. If you intend to view this application at Woodley Library please allow 4 days from the date of this letter for delivery of plans and remember to quote application number F/2002/6251 to enable the library staff to locate the correct information.

Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer Elaine Vashi P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 06/05/2002. 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

12 April 2002

6251

DEREK CANN
ARCHITECT

Derek Cann R.I.B.A. M.A.P.S
Chartered Architect

Environmental Services Dept.
Planning Services
Wokingham District Council,
PO Box 157,
Shute End,
Wokingham.
RG40 1WR

28.MAR2002* 6251

ref 204
28th March 2000

Dear Sir.

Proposed Single Storey Extension
Wokingham Bowling Club
Reading Road Wokingham

I enclose the following in support of an application for approval under the Town and Country Planning Acts.

Six copies of Planning Application form part1 + 2.
Six copies of drawings 204 / 01. / 02.
Six copies site and location plans
Cheque in the sum of £380

The application is for a new hall integral with the existing building.
The new hall will enable the existing hall space to be refurbished to give much needed changing room accommodation and improved toilet access
The new hall is only a little bigger than the area replaced.
It is not intended to increase the membership or usage of the club so will have no effect on car parking or any intensity of site use.

Should there be any queries on this application I shall be pleased to discuss them with your representative.

Yours faithfully

Derek Cann RIBA

13 Manor Road, Wokingham, Berkshire RG41 4AH Tel/Fax: (0118) 978 6895 Email: derek.cann@virgin.net

1789/a

SECTION 66 CERTIFICATE

Application No. 28.MAR2002* 6251

DELEGATED

WOKINGHAM DISTRICT COUNCIL

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

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

OR

+ See Note (a) to Certificate A

OR

(b) Insert description of steps taken.

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

(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).

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.

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

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

- 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) . . . . . .

  . . . . . .

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

  the (c) . . . . . .

  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 . . . . . .

On behalf of . . WOKINGHAM BOWLING CLUB . . . . .

Date . . . . . 21 March 2002 . . . . . .

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

11. WHAT IS THE EXISTING USE OF THE LAND AND/OR BUILDING(S) e.g. residential, industrial, etc. If the site is vacant say so, and also state its previous use and when that ceased.

BOWLING CLUB (outdoor bowls)

12. DOES A PUBLIC RIGHT OF WAY CROSS OR ABUT THE SITE OR THE PROPOSED ACCESS? YES/NO — If yes, show existing route(s) and any proposed alternatives on the plans

13. ARE THERE ANY TREES ON THE SITE? IF YES, ARE ANY TO BE FELLED? YES/NO — If yes, please show their positions, spread and species on the plans and which, if any, are to be felled.

NO

14. STATE EXTERNAL MATERIALS TO BE USED.

BRICK
FELT (SHINGLE, AMERICAN STYLE, TILE SHAPED)

15. HOW WILL THE SITE BE ENCLOSED? Say whether walls, fences or hedges, and give height, colour and materials. If the site is divided into plots, say how each is to be enclosed.

AS EXISTING

16. HOW WILL SURFACE WATER BE DISPOSED OF?

AS EXISTING. SOAKAWAY WILL BE REPOSITIONED.

17. HOW WILL FOUL SEWAGE BE DISPOSED OF? To existing system YES/NO — If no, please give details

18. WHAT ARE THE ACCESS ARRANGEMENTS? AS EXISTING / AS PROPOSED. Give details of pedestrian and vehicular access

AS EXISTING

19. HAS PROVISION BEEN MADE FOR THE DISABLED? See notes for applicants

YES

20. IF THIS PROPOSAL INVOLVES RESIDENTIAL DEVELOPMENT OR THE LOSS OF RESIDENTIAL UNITS, COMPLETE THE FOLLOWING TABLE

	No. OF DWELLINGS/HABITABLE ROOMS PROPOSED	TO BE RETAINED	TO BE LOST
HOUSE	/ *	/ *	/ *
BUNGALOW	/ *	/ *	/ *
FLAT/MAISONETTE	/ *	/ *	/ *
OTHER	/ *	/ *	/ *

* STATE No. OF HABITABLE ROOMS

21. DOES THE PROPOSAL INVOLVE ANY NON-RESIDENTIAL BUILDING OR USE? YES/NO — If YES, complete Part 2 of the form

22. DOES THE PROPOSAL INVOLVE THE WINNING, WORKING OR PROCESSING OF MINERALS; THE DISPOSAL OF MINERAL WASTE, OR THE DEPOSIT OR PROCESSING OF REFUSE AND WASTE MATERIALS? YES/NO — If YES, please ask for and complete Part 3 of the form

23. STATE THE FEE ENCLOSED WITH THIS APPLICATION. The current scale of fees is enclosed. If you believe a reduced fee or no fee is payable, say why.

£380

I hereby apply for permission in respect of the particulars described above and in the attached plans and drawings. If planning permission is granted, the development must be carried out strictly in accordance with the approved plans. Failure to do so could result in enforcement action being taken. Permission under the Town & Country Planning Acts does not obviate the possible need to apply for Building Regulations approval.

SIGNED [signature] ON BEHALF OF WBC DATE 28th March 02

Before submitting the application check that it is complete, that all questions have been answered and that the site boundary and the new work are clearly edged in red on the plans. Every application must be accompanied by the appropriate certificate and fee. See "NOTES TO HELP APPLICANTS".

PLANNING APPLICATION

PART 2

This part of the form need only be completed if the application involves non-residential development. Please answer all questions in print or block letters. If the answer is not applicable, write N/A in the space. You may wish to amplify your answers in a covering letter.

24. STATE THE GROSS FLOOR SPACE (by external measurement) OF ALL BUILDINGS TO WHICH THIS APPLICATION REFERS. Please give all floor areas in SQUARE METRES.

	USE CLASS	Existing floor space: Retained in existing use	Existing floor space: Lost by change of use or demolition	Proposed additional floorspace created by: New building	Proposed additional floorspace created by: Change of use
A1	SHOPS				
A2	FINANCIAL AND PROFESSIONAL SERVICES				
A3	FOOD AND DRINK				
B1(a)	OFFICE (other than A2)				
B1 (b)	RESEARCH AND DEVELOPMENT				
B1 (c)	LIGHT INDUSTRIAL				
B2	GENERAL INDUSTRIAL				
B7	SPECIAL INDUSTRIAL				
B8	STORAGE OR DISTRIBUTION				
C1	HOTELS AND HOSTELS				
C2	RESIDENTIAL INSTITUTIONS				
D1	NON-RESIDENTIAL INSTITUTIONS				
D2	ASSEMBLY AND LEISURE	363	0	109	0
OTHER	Please Specify				
OTHER	Please Specify				
	TOTAL				

25. IF C1 OR C2 USE IS PROPOSED, PLEASE STATE NUMBER OF BED SPACES

N/A

26. WHAT PROVISION IS BEING MADE FOR PARKING?

	Cars	Lorries
Existing	75→80	
Proposed	75→80	

27. DESCRIBE THE ACTIVITY OR PROCESSES TO BE CARRIED ON. Please provide details of any equipment, plant or machinery to be installed and any end products. You may wish to amplify your answers in a covering letter.

AS EXISTING

28. WHO WILL OCCUPY THE PREMISES?
a) Give the name and current operating address of the proposed occupier
b) Will these premises be vacated?

AS EXISTING

29. IF KNOWN, HOW MANY PEOPLE ARE LIKELY TO BE EMPLOYED ON SITE AFTER COMPLETION OF THE DEVELOPMENT?

Existing Staff	Transferred Staff	New Staff	Total
0	0	0	0

30. DOES THE PROPOSAL INVOLVE THE USE OR STORAGE OF ANY OF THE HAZARDOUS SUBSTANCES LISTED IN THE NOTES? If so, state this material, the quantity and method of storage.

NO

Before submitting the application check that it is complete, that all questions have been answered and that the site boundary and the new work are clearly edged in red on the plans. Every application must be accompanied by the appropriate certificate and fee. See "NOTES TO HELP APPLICANTS".

1769d

YOUR PLANNING APPLICATION

WHY DO YOU NEED TO MAKE A PLANNING APPLICATION ?

New buildings, major alterations and enlargement of existing buildings, and many changes in the use of buildings and land need planning permission.
The Town and Country Planning Acts impose a duty on Local Authorities to control these changes, and this means that a balance has to be found between the need and pressure for change, and the desire to protect the character of settlements and the countryside.
The merits of each application are, therefore, carefully examined.

WHAT ELSE MAY YOU HAVE TO DO ?

Listed Building Consent: for works to a Listed Building; or for demolition works on land within the curtilage of a Listed Building or within a Conservation Area.

Advertisement Consent: for the display of advertisements or signs

Building Regulation Approval: for most new building or construction work.

Special forms are available for these types of applications.

You should also check whether there are any other regulations with which you may need to comply.

WHAT HAPPENS TO THE APPLICATION ?

It will first be checked to see if it is complete and if it is, it will be registered.

Consultations will be carried out with public and other bodies, such as the Highway Authority, or Local Parish Councils.

Publicity may be given to allow local people the opportunity to comment on your proposals.

The application will be considered in relation to the Council's planning policies and guidelines, the past history of decisions on that site or in the locality, other standards (such as parking, or visibility at road junctions), and any other material considerations.

The site will be visited by a Planning Officer You may be asked to submit more information, or to amend your application.

The application will then be considered either by a Planning Committee or Sub Committee (made up of Councillors) or by the Chief Officer responsible for planning matters. Objections to an application will be taken into consideration by the Committee or the Chief Officer.

Shortly after the application has been determined, you will receive a Decision Notice.

HOW LONG WILL IT TAKE ?

An application will generally be determined within eight weeks although a longer period may sometimes be required for a complicated application.

WHAT SORT OF DECISION CAN BE MADE ?

Your application may be approved.

Your application may be approved subject to certain conditions. These could impose restictions on the use of land or buildings, or require further details to be approved at a later stage, (e.g. materials or landscaping).
You may appeal against the conditions, but this opens the entire permission to review by the Secretary of State.

Your application may be refused. The reason will be listed on the Decision Notice.

WHAT HAPPENS IF THE APPLICATION IS REFUSED ?

You have the right to appeal against the refusal to the Secretary of State, but you have to do that within six months.
Appeals can be dealt with by written representations by both sides, or by a Public Inquiry.
You may ask the Planning Officer whether an amended application would be more likely to receive planning permission.

DATA PROTECTION ACT 1984

'Information contained in this form is likely to be personal data within the terms of the Data Protection Act 1984, and as such will be held by the Council on computer (such as the PLANAPS applications processing system) and may be used by the Council only for purposes registered under the terms of the Data Protection Act.'

1769a

WOKINGHAM DISTRICT COUNCIL
PLANNING APPLICATION

PART 1

APPLICATION FOR PERMISSION TO CARRY OUT DEVELOPMENT - TOWN AND COUNTRY PLANNING ACTS

Please answer ALL QUESTIONS in BLOCK LETTERS. If a question is not applicable, answer N/A in space. Please submit SIX copies of this form and plans to:-

THE DISTRICT PLANNING OFFICER
WOKINGHAM DISTRICT COUNCIL
PLANNING DEPARTMENT
P O Box No. 157
COUNCIL OFFICES
SHUTE END
WOKINGHAM
BERKSHIRE. RG40 1WR

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FOR OFFICE USE ONLY

28 MAR 2002 6251

1.	APPLICANT'S NAME	WOKINGHAM BOWLING CLUB
	ADDRESS	MR A J MORTON (HON TREASURER) 3 MEADOW ROAD, WOKINGHAM
	POST CODE	RG41 2TE PHONE 0777 155 3155
2. If the applicant has an agent, all correspondence will be sent to the agent	AGENT'S NAME	MR D CANN
	ADDRESS	13 MANOR ROAD WOKINGHAM
	POST CODE	RG41 4AH PHONE 0118 978 6895
3. On the plans show the SITE outlined in RED Show also OTHER land in the applicant's ownership or control in BLUE.	SITE LOCATION	WOKINGHAM BOWLING CLUB READING ROAD, WOKINGHAM
4. WHAT IS THE APPLICATION FOR ? Give brief details and state for what purpose this site and any buildings will be used.		EXTENSION TO CLUBHOUSE
5. Give the area in hectares or part of a hectare	AREA OF SITE	0·725 APPROX
6. State the applicant's interest in the land e.g. owner, prospective purchaser, lessee	OWNERSHIP	TREASURER OF PRIVATE CLUB, REPRESENTING THE MEMBERS.
7. List all the plans and drawings submitted with the application	PLANS/DRAWINGS	SITE PLAN 1 TO 2500 (x6) SITE PLAN 1 TO 500 (x6) EXISTING PROPOSED

8. DOES THE APPLICATION INVOLVE ANY OF THE FOLLOWING ?
Tick the boxes(x)

CHANGE OF USE	☐	REDEVELOPMENT	☐
ERECTION OF NEW BUILDING	☐	ALTERATION or EXTENSION	☑

9. WHAT TYPE OF APPLICATION IS THIS ?
Tick one box only

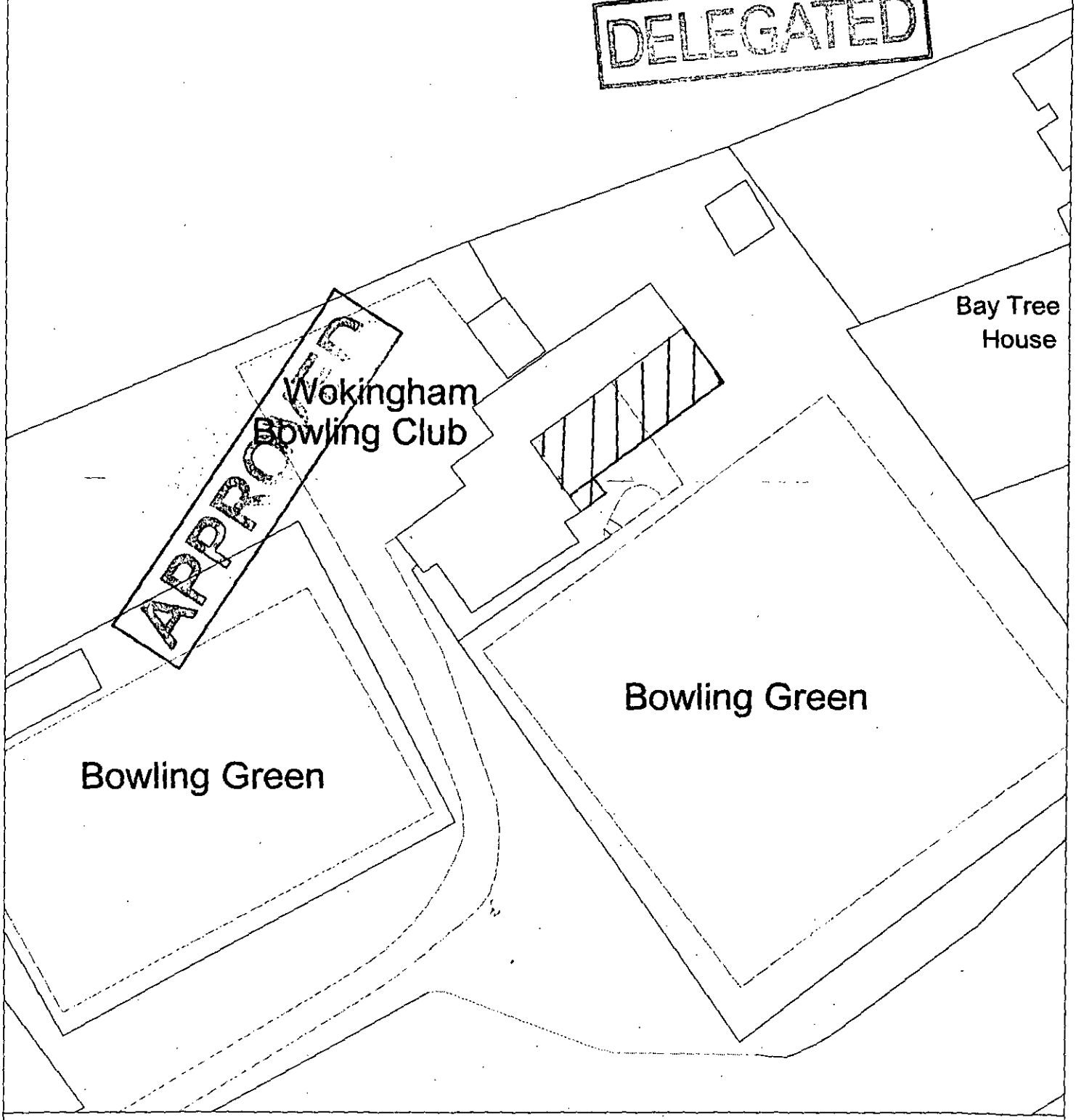
OUTLINE PERMISSION	☐	See question 10
FULL PERMISSION	☑	
APPROVAL OF DETAILS/RESERVED MATTERS	☐	State relevant outline permission number Also complete Question 10
TEMPORARY PERMISSION	☐	State period required
RELAXATION OF CONDITIONS	☐	State relevant application number Conditions to be relaxed

10. IF THIS IS AN OUTLINE APPLICATION OR AN APPROVAL OF RESERVED MATTERS, which details, if any, do you wish to be considered as part of this application ?

SITING	☐
EXTERNAL APPEARANCE	☐	DESIGN	☐
MEANS OF ACCESS	☐	LANDSCAPING	☐

28.MAR2002* 6251

DELEGATED



Site Plan, Scale: 1 to 500

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Date: 19 February 2002

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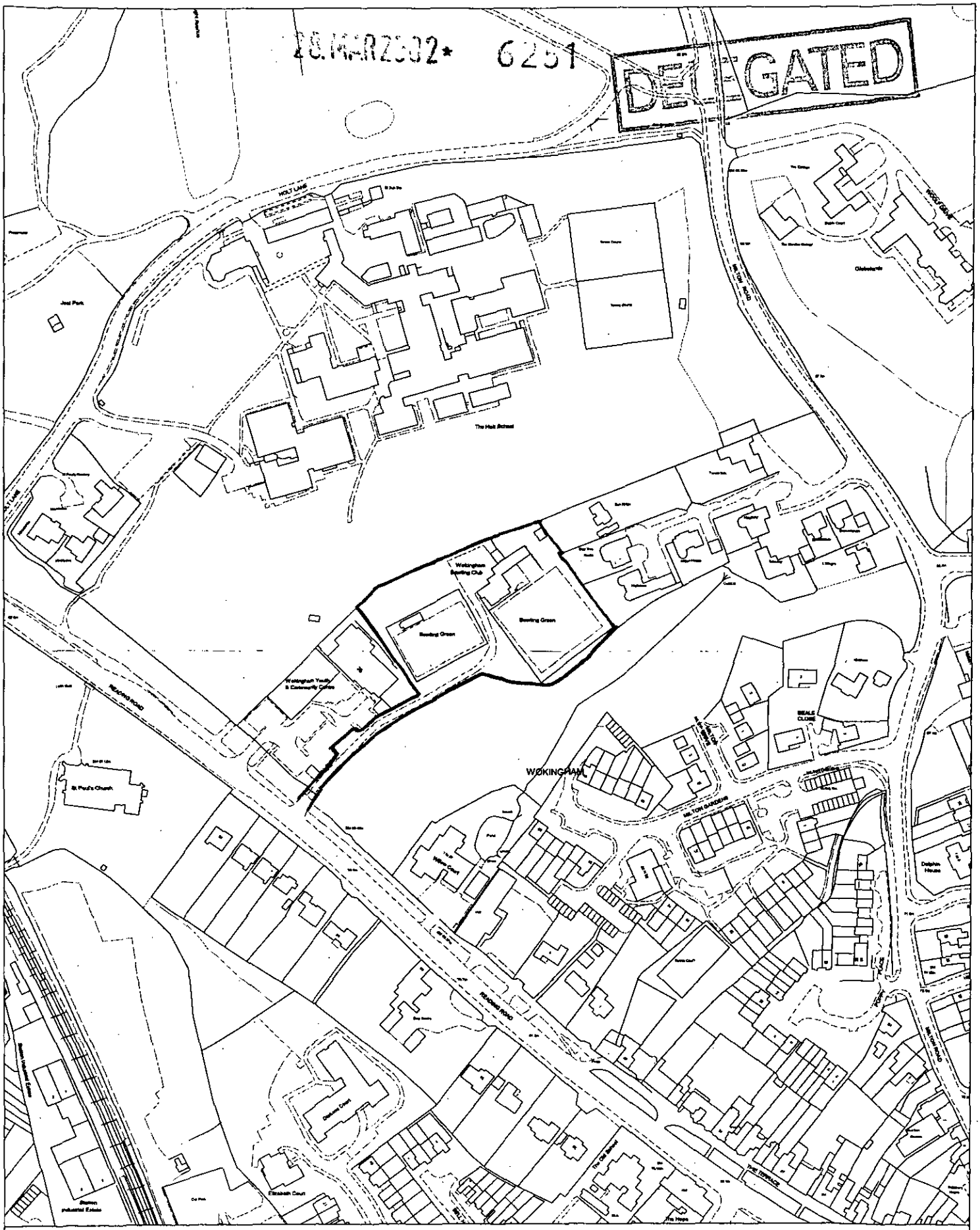

Site Plan, Scale: 1 to 2500

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Date: 19 February 2002

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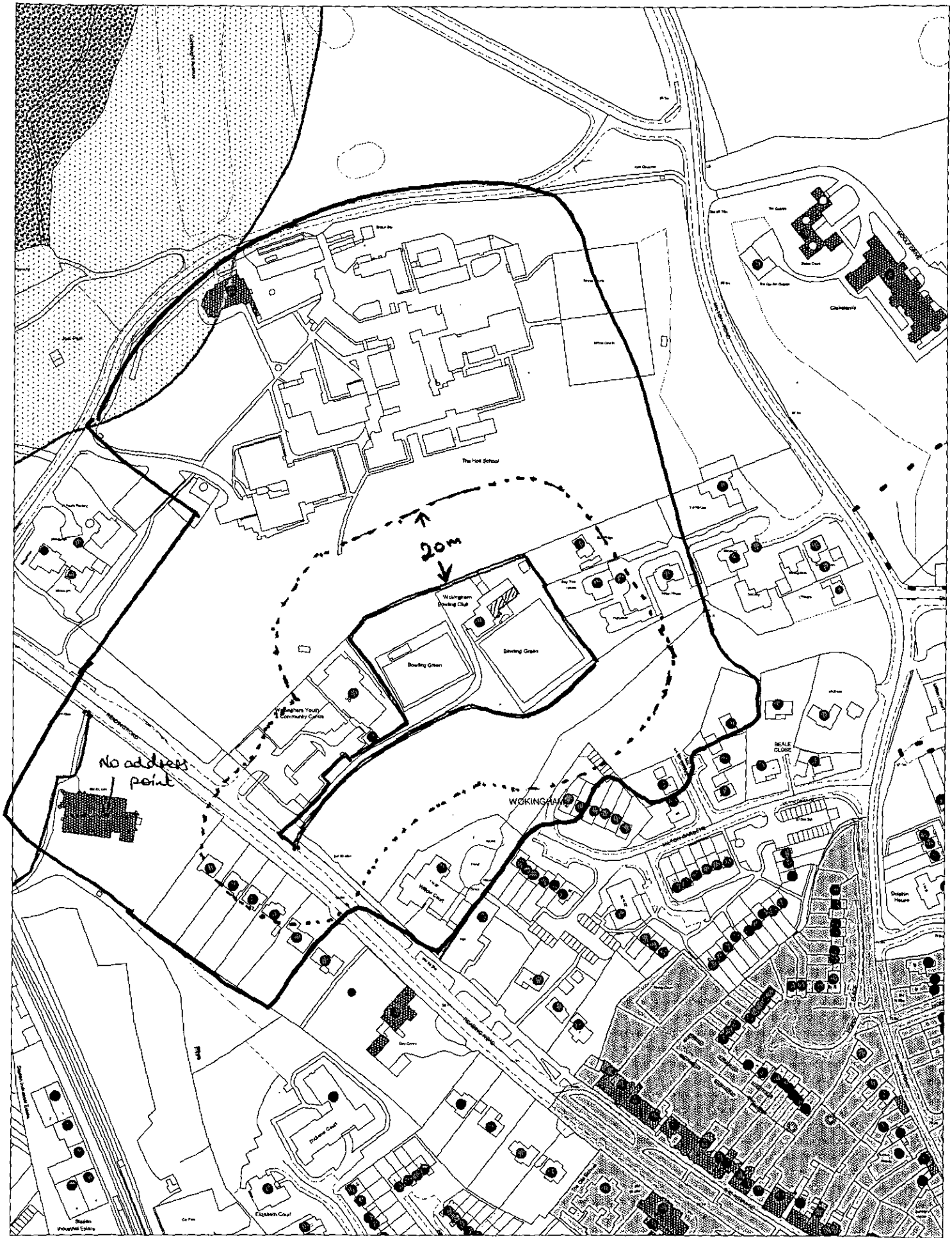

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Development Control Section, Environmental Services, Wokingham District Council.

5 April 2002 Scale: 1 : 2500

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