APPLICATION NO:
LB/2002/7697

LOCATION:
Ye Olde Rose & 29 Market Place, Wokingham.

APPLICANT:
Beefeater Restaurant & Pub C/O Street Eite Associates

PROPOSAL:
Proposed alterations to external colours of listed building.

EARLIEST DATE FOR DECISION: **07/11/2002**

APPLICATION WILL HAVE EXPIRED ON: 04/12/2002

CASE OFFICER: **Elaine Vashi**

APPROVED

Ye Olde Rose

(EV)

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Listed Building Consent

Beefeater Restaurant & Pub
C/O Street Eite Associates
Princes Drive
Kenilworth
Warks
CV8 2

Application Number: LB/2002/7697

Parish:	**WOKINGHAM**
Location:	**Ye Olde Rose & 29, Market Place, Wokingham.**
Proposal:	**Proposed alterations to external colours of listed building.**

The Wokingham District Council in pursuance of their powers under the above Acts and Regulations hereby **Approve Listed Building Consent** 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.

Conditions

1. The development hereby permitted shall be begun before the expiration of five years from the date of this permission.

2. Detailed drawings and/or samples, as appropriate in respect of the columns and entrance shall be submitted to and approved in writing by the Local Planning Authority before work is begun and the work shall not be carried out other than in accordance with the approved drawings and samples.

Reasons

1. In pursuance of Section 18 of the Planning (Listed Buildings & Conservation Areas) Act 1990.

2. In order to safeguard the special architectural or historic interest of the building.

Informatives

1. This approval is in respect of the Ordnance Survey Site Location Plan and Plan No. 20062/31, received by the Local Planning Authority on 9 October 2002.

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 Policies OS1 and EN4.

South East Area Local Plan Policies STV1, SBE12 and SBE14.

Deposit Draft Wokingham District Local Plan Policies WOS1, WOS3 and WHE14.

T. G Watson

Trevor Watson
Development Control Manager
Date: 07/04/2003

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.

Tel: (0118) 974 6492 (Direct Line)
E-Mail: Natalie.Brown@wokingham.gov.uk
Date: 17 July 2003
My ref: NB/LB/2002/7697

Stephen Brooker
Cliff Walsingham & Company
Bourne House
Cores End Road
Bourne End
Bucks
SL8 5AR

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

Dear Mr Brooker,

SITE: THE GRILL BAR (NEW ROSE), MARKET SQUARE, WOKINGHAM

I refer to your fax received on the 16 July 2003 with reference to the above.

I can confirm that repainting the lower half of the building to match the colour (Dulux Heritage Georgian DH Stone) of the top half of the building is permitted by application LB/2002/7697.

The proposed repainting of the plinths, front doors, pilasters on either side of the main door opening and columns to the front bay can be dealt with under condition 02 of consent LB/2002/7697, thereby not requiring a further listed building application to be made. However, in order for this condition to be satisfied we would require a sample of the paint colour to be used. Please find attached a copy of the decision notice relating to LB/2002/7697.

I trust this advice is of use to you and should you wish to discuss any matter further please do not hesitate to contact me on the number above.

Yours sincerely

NMB

Natalie Brown

Planning Officer

Enc: Decision notice LB/2002/7697

Cc: Harold Sanders, Conservation Architect
Clerk of Wokingham Town Council

CLIFF WALSINGHAM & Company

Specialist Planning & Development Consultants

Bourne House, Cores End Road, Bourne End, Bucks SL8 5AR Tel: 01628 532244 Fax: 01628 532255 email: bourne.end@walsingplan.co.uk

Brandon House, King Street, Knutsford, Cheshire WA16 6DX Tel: 01565 757500 Fax: 01565 757501 email: knutsford@walsingplan.co.uk

www.walsingplan.co.uk

FACSIMILE MESSAGE

Please reply to the Bourne End Office

To: H Saunders Esq

Company: Wokingham D.C.

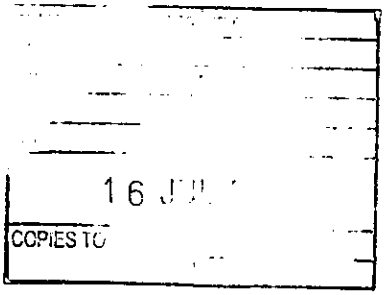
Fax Number: 0118 978 9078

From: Stephen Brooker

Date: 15/7/03

No of Pages (inc): 3

Copy WOK TC in reply.



* IF YOU DO NOT RECEIVE ALL OF THE PAGES, PLEASE CONTACT LOUISE OR JIM ON 01628 532244 *

THIS FACSIMILE MESSAGE IS INTENDED SOLELY FOR THE ABOVE NAMED AND MAY CONTAIN CONFIDENTIAL OR PRIVILEGED INFORMATION. IF YOU RECEIVE IT IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY TELEPHONE AND DESTROY THE TRANSMISSION. YOU MUST NOT COPY, DISTRIBUTE OR TAKE ANY ACTION IN RELIANCE ON IT.

CLIFF WALSINGHAM & Company

Specialist Planning & Development Consultants

Bourne House, Cores End Road, Bourne End, Bucks SL8 5AR Tel: 01628 532244 Fax: 01628 532255 email: bourne.end@walsingplan.co.uk

Brandon House, King Street, Knutsford, Cheshire WA16 6DX Tel: 01565 757500 Fax: 01565 757501 email: knutsford@walsingplan.co.uk

www.walsingplan.co.uk

Our Ref: SB/LB/B108/03
15th July 2003

Chief Planning Officer
Wokingham District Council
Civic Offices
Shute End
WOKINGHAM
Berkshire RG40 1BN
Attn: H Sanders Esq

BY FAX & POST

Dear Sir

The Grill Bar (New Rose), Market Square, Wokingham

I write further to my meeting on Friday last week with your assistants Ms Brown and Mr Sanders regarding the above.

I undertook to write as soon as possible regarding the proposed, repainting scheme for the building. It is proposed to repaint the building as follows:

a) upper half of building remains Dulux Heritage Georgian DH Stone,

b) lower half of building painted to match upper half,

c) plinth to be black masonry paint,

d) front doors to be black gloss paint,

e) pilasters on either side of main door opening, Dulux weathershield BS14/C/40 masonry paint (dark green),

f) columns to front bay, Dulux BS14/C/40gloss paint (dark green),

g) window frames remain as existing, white.

It appears to me that this is not a material change to the previously consented colour scheme under your reference LB/2002/7697. Accordingly there is no current intention to make a formal application for Listed Building Consent. I expect re-painting work to commence in 7-10 days time. Please let me know as soon as possible if you believe that a formal consent is needed.

Meanwhile, Wizard Inns, the new owners, look forward to removing the colour scheme that has caused much local concern at the earliest opportunity.

Please contact me with any queries.

An application for new signage will be made as soon as possible.

Yours faithfully

Stephen Brooker Dip T&CP MRTPI
stephen.brooker@walsingplan.co.uk
BOURNE END OFFICE

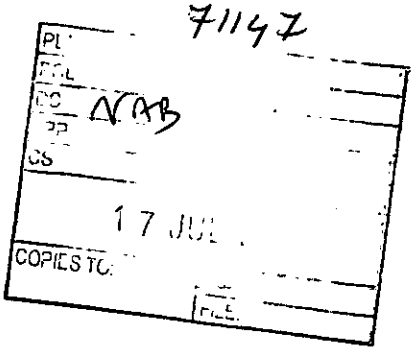
CLIFF WALSINGHAM & Company

Specialist Planning & Development Consultants

Bourne House, Cores End Road, Bourne End, Bucks SL8 5AR Tel: 01628 532244 Fax: 01628 532255 email: bourne.end@walsingplan.co.uk

Brandon House, King Street, Knutsford, Cheshire WA16 6DX Tel: 01565 757500 Fax: 01565 757501 email: knutsford@walsingplan.co.uk

www.walsingplan.co.uk



Our Ref: SB/LB/B108/03
15th July 2003

Chief Planning Officer
Wokingham District Council
Civic Offices
Shute End
WOKINGHAM
Berkshire RG40 1BN
Attn: H Sanders Esq

BY FAX & POST

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a) upper half of building remains Dulux Heritage Georgian DH Stone,

b) lower half of building painted to match upper half,

c) plinth to be black masonry paint,

d) front doors to be black gloss paint,

e) pilasters on either side of main door opening, Dulux weathershield BS14/C/40 masonry paint (dark green),

f) columns to front bay, Dulux BS14/C/40gloss paint (dark green),

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It appears to me that this is not a material change to the previously consented colour scheme under your reference LB/2002/7697. Accordingly there is no current intention to make a formal application for Listed Building Consent. I expect re-painting work to commence in 7-10 days time. Please let me know as soon as possible if you believe that a formal consent is needed.

Meanwhile, Wizard Inns, the new owners, look forward to removing the colour scheme that has caused much local concern at the earliest opportunity.

Please contact me with any queries.

An application for new signage will be made as soon as possible.

Yours faithfully

pp

Stephen Brooker Dip T&CP MRTPI
stephen.brooker@walsingplan.co.uk
BOURNE END OFFICE

Tel: (0118) 974 6492 (Direct Line)
E-Mail: Natalie.Brown@wokingham.gov.uk
Date: 20 August 2003
My ref: NB/LB/2002/7697

Stephen Brooker
Cliff Walsingham & Company
Bourne House
Cores End Road
Bourne End
Bucks
SL8 5AR

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

Dear Mr Brooker,

SITE: THE GRILL BAR (NEW ROSE), MARKET SQUARE, WOKINGHAM

I refer to your letter and copy of colour samples received on the 25 July 2003 with reference to the above.

I reiterate the comments of my letter to you dated 17 July 2003, that the repainting the lower half of the building to match the colour of the upper half of the building is permitted by application LB/2002/7697.

I can also confirm that your proposals to paint the plinth and doors of the building gloss black (Dulux BS00E53), and the painting of the columns and pilasters dark green (Dulux BS14C40), and window frames to remain existing (white) is considered acceptable and satisfies the requirements of condition 02 of application LB/2002/7697.

I trust this advice is of use to you and should you wish to discuss any matter further please do not hesitate to contact me on the number above.

Yours sincerely

NAB

Natalie Brown
Planning Officer

Cc: Harold Sanders, Conservation Architect
Clerk of Wokingham Town Council

CLIFF WALSINGHAM & Company

Specialist Planning & Development Consultants

Bourne House, Cores End Road, Bourne End, Bucks SL8 5AR Tel: 01628 532244 Fax: 01628 532255 email: bourne.end@walsingplan.co.uk

Brandon House, King Street, Knutsford, Cheshire WA16 6DX Tel: 01565 757500 Fax: 01565 757501 email: knutsford@walsingplan.co.uk

www.walsingplan.co.uk

Our ref B108/03
24 July 2003

PLANNING SERVICES HPT
POL TLS
DC
APP
CS
25 JUL 2003
CC.RES TC

Chief Planning Officer
Wokingham District Council
Civic Offices
Shute End
WOKINGHAM
Berkshire RG40 1BN
Attn: H Sanders Esq

Dear Sir,

The Grill Bar (Ye Olde Rose), Market Place, Wokingham

I write in response to your letter dated 17 July 02 regarding the above.

Your view that no new LBC is needed is of course welcomed. I attach hereto colour samples for the Georgian Stone, black, white, and dark green that are proposed.

I would be grateful if you can confirm by return that these are acceptable under approval LB/2002/7697 so that the repainting can be carried out as soon as possible.

Yours faithfully

Stephen Brooker

Cc C Hutt, Wizard Inns
Cc J Sargeson, Wizard Inns
Cc C Dowling, Wizard Inns
Cc C Wiltshire, Pembrook Design

F/2002/7697 / F/2002/7829 &
F/2002/7858

Sandra Bayden

From: Sandra Bayden
Sent: 11 July 2003 11:42
To: 'John Redwood MP'
Subject: Mrs H Boyed, 31 Sale Garden Cottages

Dear Mr Redwood

I refer to your letter of 9 July addressed to Anna Cronin which has arrived in this morning's post, and my telephone conversation with Avril Towning earlier this morning.

I attach for your information Anna's replies to Mrs Boyed's two letters regarding The Rose Inn in Wokingham.


H Boyed 3July03.doc


H Boyed 8July03.doc

Regards,

Sandra Bayden
Management Support Assistant (Planning Services)
Environmental Services Department
Wokingham District Council
Direct Line: (0118) 974 6426
Fax: (0118) 974 6484
Email: Sandra.Bayden@wokingham.gov.uk
www.wokingham.gov.uk

THE RT. HON. JOHN REDWOOD, MP

HOUSE OF COMMONS
LONDON SW1A 0AA

PLANNING SERVICES
POL
DC
APP
CS 70991
11 JUL 2003
COPIES TO:
ACK
FILE

Ms Anna Cronin
Head of Planning & Transportation
Wokingham District Council
PO Box 153, Shute End
WOKINGHAM
RG40 1WL

REPLY BY
25 JUL 2003

9 July 2003

Dear Ms Cronin

I have seen the attached copy of a letter to your Department from my constituent, Mrs H Boyed of 31 Sale Garden Cottages, Wokingham RG40 2BY.

I would welcome sight of a copy of any reply you send to her.

Yours sincerely



John Redwood

3/1, SALE SARDON
COTTAGES.
WOKINGHAM
BERK'S RG40 2BY
3/7/03

W.D.C. PLANNING DEPT
WOKINGHAM.

Dear Sir,

I would like to ask what the average age of your planning dept. staff is, the reason, not being rude but to say what are you doing to Wokingham, Planning wise.?

I have lived in Winners & Wokingham for 50 years Wokingham was a lovely old worldly place, the old Rose Inn was with the Bush Hotel so full of character & Dark beams; why, as I have written in my previous letter, why have you allowed the old Rose change into part of a concrete Blank faced Bracknell, the new proposals again all concrete no character. What so ever, why have n't you put more effort into making Wokingham as it was to retain the old Wokingham. The King Alfred came to Wokingham and it was named after so many years after he asked a local if he was proud of his town where he lived, the local replied oh King I am' so, into Wokingham. What have we to be proud of now.? A nice little town yes, but losing all its past character of being a lovely old town, worm & welcoming, so town planners let forget what you propose and back to the drawing boards

Yours faithfully.
H Boyed

cc. (RT.) Hon. Mr G. Redwood M.P.

Tel. (0118) 974 6425 (Direct Line)
Fax. (0118) 974 6484
Email. Anna.Cronin@wokingham.gov.uk
Date 8 July 2003
My ref. AC/SB/F/2002/7697, F/2002/7829, F/2002/7858
Your ref.

70757

Mr H Boyed
31 Sale Garden Cottages
WOKINGHAM
Berkshire
RG40 2BY

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Minicom No: (0118) 974 6991
DX: 33506 – Wokingham
http://www.wokingham.gov.uk

Dear Mr Boyed

Your letter of 3 July crossed in the post with my reply to your earlier letter.

I don't think there is anything I can usefully add to my initial reply.

Yours sincerely

AC

ANNA CRONIN
Head of Planning & Transportation

31, SALE GARDEN
COTTAGES
WOKINGHAM
BERKS RG40 2BY
3/7/03

W.D.C. PLANNING DEPT
WOKINGHAM.

PLANNING SERVICES	HPT
POL	TLS
DC	ENF
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CS 70757	
04 JUL 2003	
COPIES TO	OK.
	FILE.

Dear Sir,

I would like to ask what the average age of your planning Dept. staff is, the reason, not being rude, but to say what are you doing to Wokingham? planning wise.?

I have lived in Winnersh & Wokingham for 50 years Wokingham was a lovely old worldy place. The old Rose Inn was with the Bush Hotel so full of character and dark beams; why, as I have written in my previous letter, why have you allowed the old Rose change into part of concrete Blankfaced Bracknell. The new proposals again all concrete no character what so ever. Why have n't you put more effort into making Wokingham as it was to retain the old Wokingham. The King Alfred came to Wokingham and it was named after many years after he asked a local if he was proud of where he lived, the local replied OH King am am' so into Wokingham. What have we to be proud of now?. A nice little town yes but losing all its past character of being a lovely old town. Warm welcoming so town planners lets forget what you propose and back to the drawing boards

Yours faithfully
H Boyd

c.c. Hon Mr Redwood MP

31 Sale Garden Cottages
Wokingham
Berks
RG40 2BY

3/7/03

WDC Planning Dept
Wokingham

Dear Sir

I would like to ask what the average age of your planning dept staff is, the reason, not being rude, but to say what are you doing to Wokingham? planning wise.

I have lived in Winnersh and Wokingham for 50 years. Wokingham was a lovely old worldy place. The Old Rose Inn was with the Bush Hotel so full of character and dark beams; WHY, as I have written in my previous letter, why have you allowed The Old Rose change into part of concrete blankfaced Bracknell. The new proposals again all concrete, no character whatsoever. Why haven't you put more effort into making Wokingham as it was to retain the old Wokingham. The King Alfred came to Wokingham and it was named after many years after he asked a local if he was proud of where he lived. The local replied, "Oh King, am am" so into Wokingham. What have we to be proud of now? A nice little town yes but losing all of its past character of being a lovely old town, warm and welcoming so town planners lets forget what you propose and back to the drawing boards.

Yours faithfully

H Boyed

cc: Hon Mr Redwood MP

Tel. (0118) 974 6425 (Direct Line)
Fax. (0118) 974 6484
Email. Anna.Cronin@wokingham.gov.uk
Date 3 July 2003
My ref. AC/SB/F/2002/7697, F/2002/7829, F/2002/7858
Your ref.

705 35

Mr H Boyed
31 Sale Garden Cottages
WOKINGHAM
Berks
RG40 2BY

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Minicom No: (0118) 974 6991
DX: 33506 – Wokingham
http://www.wokingham.gov.uk

Dear Mr Boyed

FORMER YE OLDE ROSE INN

Thank you for your letter of 25 June.

Can I reassure you that the Council takes the appearance and the future of the Old Rose Inn very seriously. For example, you will have noticed that the large banners, which were installed without permission, were removed at the Council's insistence.

The planning application for the repainting of the building, which was referred to in our previous letter of 12 November, and which would have improved the situation considerably, was approved. However, Whitbread, the company which owned the Grill Bar, then sold the building before carrying out the works. The signs have been awaiting more information but we understand that any reference to the Grill Bar will be removed within three weeks of the new owner exchanging contracts.

The Council's Conservation Officer is in contact with the new owners, who are fully aware of the public and Council concerns over the appearance of the building and made them aware of the possible enforcement action if the Grill Bar signs are not removed.

The new owners intend to make changes to the building - and possibly the name - to return it to something more in keeping with historic Wokingham. We have been promised details of the new name, signage and colours by the end of this week.

I hope this letter reassures you that the Council takes this issue seriously.

Yours sincerely

ANNA CRONIN
Head of Planning & Transportation

Tel. (0118) 974 6425 (Direct Line)
Fax. (0118) 974 6484
Email. Anna.Cronin@wokingham.gov.uk
Date 30 June 2003
My ref. AC/SB/
Your ref.

70535

Mr H Boyed
31 Sale Garden Cottages
WOKINGHAM
Berks
RG40 2BY

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Minicom No: (0118) 974 6991
DX: 33506 – Wokingham
http://www.wokingham.gov.uk

Dear Mr Boyed

YE OLD ROSE INN, WOKINGHAM

I acknowledge receipt of your letter dated 25 June expressing your concerns at the conversion of Ye Old Rose Inn into the Grill Bar.

I will reply in full to the matters you have raised as soon as possible.

Yours sincerely

ANNA CRONIN
Head of Planning & Transportation

31 Sale Garden Cottages
Wokingham
Berks
RG40 2BY

25/6/03

Head of Town Planning
Wokingham District Council

Dear Sir

Please may I know and quite a few of my friends who come here in Wokingham, what has happened to the fact that in a reply to my letter back before Xmas Ye Ole Grill Bar (Old Rose Inn) that they would have to revert back to what it was from the monstrosity it is now??

I have lived in Winnersh and Wokingham for fifty years. Wokingham has always been known as the old town with so much history back to King Alfred's day : why was the present fiasco allowed, it was a focal point for what Wokingham was, now we appear to be moving towards what Bracknell has become - faceless mod buildings, we then lose our identity with our wonderful old Woodley part of old Wokingham.

Do you think people would just forget and the Grill Bar get away with this because they should not. How could anybody of your planning committee allow this to happen? Maybe they do not know Wokingham's past history, so thought it would not matter to lose it, but it does very very much.

I think our MP would be interested in this.

Yours faithfully

H Boyed

cc: Hon Mr Redwood, MP

REPLY BY
10 JUL 2003

PLANNING SERVICES
POL
DC
APP
CS 70535
26 JUN 2003
COPIES TO
FILE

31, SALE SARDEN COTTAGES
WOKINGHAM
BERKS RG40 2BY
25/6/03

HEAD OF TOWN PLANNING.
WOK. DIST. COUNCIL

Dear Sir,

Please may I know and quite a few of my friends who come here in Wokingham, what has happened to the fact that in a reply to my letter back before Xmas re Dle Grill Bar (old Rose Inn) that they would have to revert back to what it was from the monstrosity it is now ??

I have lived in Winnersh & Wokingham for fifty years Wokingham has always been known as an old town with so much history back to King Alfred's day: why was the present fiasco allowed it was a focal point for what Wokingham was now we appear to be moving towards what Bracknell has become faceless mod buildings, we then lose our identity with our wonderful old worldly past of old Wokingham.

Do you think people would just forget and the Grill Bar get away with this? because they should not, How could anybody of your planning committee allowe this to happen. maybe they do not know Wokingham's past history. so though it would not matter to lose it But it does very very much.

I think our M.P. would be interested in this.

Yours faithfully.

H Boyed

cc. Mr Redwood M.P.

62355

Tel. (0118) 974 6487 (Direct Line)
Fax. (0118) 974 6484
Email. Trevor.Watson@wokingham.gov.uk
Date 12 November 2002
My ref. TGW/SB/F/2002/7697, F/2002/7829, F/2002/7858
Your ref.

Mr H Boyed
31 Sale Garden Cottages
WOKINGHAM
Berks
RG40 2BY

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Minicom No: (0118) 974 6991
DX: 33506 – Wokingham
http://www.wokingham.gov.uk

Dear Mr Boyed

YE OLDE ROSE INN, 29 MARKET PLACE, WOKINGHAM

I refer to the above and your letter of 17 October. Please accept my apologies for the delay in my reply which has been due to pressures of work within the Section.

I note your concerns and can advise that Whitbreads have now submitted 3 further applications for works at the site, these comprise revised proposals for the signage and also an application for the repainting of the premises. These applications are currently under consideration, and should you wish to comment on the applications then please contact the case officer, Elaine Vashi on (0118) 978 6451.

I trust that these comments are of assistance.

Yours sincerely

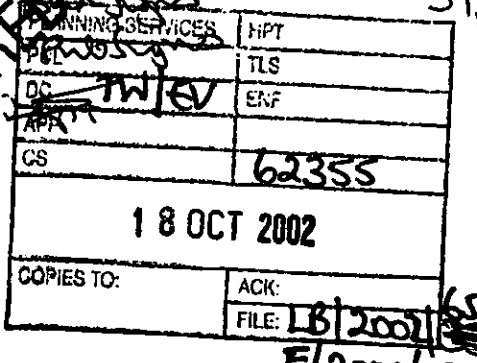
TGW

TREVOR WATSON
Development Control Manager

cc: Elaine Vashi

F/2002/7697 - 6 jours.
F/2002/7829
F/2002/7858
[illegible]
W.D.C.

REPLY REQUIRED
1/11/02



PLANNING SERVICES	HPT
PCL	TLS
DC TW/EV	ENF
APP	
CS	62355
18 OCT 2002	
COPIES TO:	ACK:
	FILE: LB/2002/6549 F/2001/5144

31, SALE GARDEN COTTAGES
WOKINGHAM
BERKS
RG40 2BY
17/10/02

New App??

Dear Mr. Watson,

Thank you for your letter received today. We bet signs for the Rose Woringham. The issue you did not address was, I asked how they were allowed to destroy the old frontage and put such a horrible one to the considering it was so old and part of Woringham's history. Who allowed this to happen?? Will you tell them to put this back to what it was and why not if you do not make them change it back. We are proud of our heritage and for councils to allow this to go on is not a good thing everybody I talk to feel the way I do, make them change it back.

Yours sincerely

H. Boyed

ADDITIONAL NEIGHBOUR CONSULTATION SHEET

APPLICATION NUMBER: LB/2002/7697
CASE OFFICER: Elaine Vashi

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

WORK SHEET FOR : Elaine Vashi

Application Number : LB/2002/7697

Applicant : Beefeater Restaurant & Pub C/O Street Eite Associates.

Location : Ye Olde Rose & 29, Market Place, , Wokingham.
Proposal : Proposed alterations to external colours of listed building.

Site Notice Displayed ? :	YES	NO	DATE
	✓		25.10.02.

Date of Neighbour Notifications : .....

Date of Site Visit : .....

Date Registered : 09/10/2002

Earliest Date for Decision : 07/11/2002

Latest Consultation Date/Site Notice Expiry Date : 07/11/2002

This application will have expired on: 04/12/2002. 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 :
CONS. ARCHITECT: NO OBJ. SUBJECT TO COND.
ENG. HERITAGE: SATISFIED THAT APP. CAN BE DEALT WITH BY OFFICERS.
OBS: 2 letters rec. (1 a duplication of the other sent from same person).

Planning Issues :
IMPACT UPON CHAR. & APPEARANCE OF LISTED BUILDING.

Application no. LB/2002/7697

Appraisal:

The listed building application proposes changes to the colour of the exterior of the building at Ye Olde Rose and 29 Market Place, Wokingham. At present the upper part of the building has been painted 'stone' and the lower part a shade of terracotta with band of orange around the bottom of the building. The proposed change would result in the entire building painted 'stone' colour with a trim of orange around the middle and a band of dark walnut around the base of the building. This colour would be repeated in the pillars outside the main entrance and the main door itself.

Impact upon the character and setting of the listed building
The application to change the colour of the building has come as a direct result of local residents and visitors to the town opposing the existing colours of the newly renovated building. As mentioned above the building at present is three different colours and does not enhance the character of the listed building. The colour scheme proposed would appear more uniform and consistent and would greatly improve the appearance of the building. It is therefore considered that the proposed change in colour scheme would have a more positive impact and would enhance the character of the listed building.

The proposal is therefore in line with policy SBE14 of the South East Area Local Plan, and policy WHE10 and WHE11 of the Wokingham District Local Plan (Deposit Draft)

Application Number LB/2002/7697
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
1.			STANDARD L. BUILDING COND. (TIME PERIOD)
2.			detailed drawings &/or
			samples, as appropriate
			in respect of the chimney
			and entrance shall be
			submitted to & approved
			in writing by the LPA before
			work is begun & the work
			shall not be carried out
			other than in accordance
			with the approved
			drawings & samples.
	IN01		This approval
			is in respect
			of the OS Site
			location plan
			& plan no.
			20062/31
			rec. by the LPA
			on 9/10/02.

If any of the consultee's have requested a copy of the decision notice please list them below;

Informative for approvals

N16

LODDON AREA LOCAL PLAN POLICIES:

SOUTH-EAST AREA LOCAL PLAN POLICIES: STV1, SBE12, SBE14.

WOKINGHAM DISTRICT LOCAL PLAN POLICIES: WOS1, WOS3, WHE14

GREEN BELT LOCAL PLAN POLICIES:

BERKSHIRE STRUCTURE PLAN POLICIES: OS1, EN4.

MINERALS LOCAL PLAN POLICIES:

RECOMMENDATION AND CONDITIONS/REASONS AGREED: T G Walton
(Development Control Manager)

Date: 4/4/03

RECORD OF SITE VISIT

SITE ADDRESS: Ye Olde Rose & 29 Market Place Wokingham.

APPLICATION NUMBER: LB/2002/7697

OFFICER: Elaine Vashi

DATE OF SITE VISIT: 25 10 02

1 SITE/STATUTORY NOTICE DISPLAYED ? yes

2. DESCRIPTION OF SURROUNDINGS

town centre location

3. DESCRIPTION OF SITE/BUILDING

Ye Olde Rose - listed building.

4. RELATIONSHIP TO ADJOINING PROPERTIES

n/a.

5. SITE CONSTRAINTS

TREES

ACCESS/PARKING

LEVELS

BOUNDARY TREATMENT

OTHERS

PLANNING APPLICATION COMMENTS SHEET FOR LB/2002/7858. (Case Officer:Elaine Vashi)

WOKINGHAM UNITARY
Aiming for Excellence

PLEASE NOTE THAT **ALL** COMMENTS SUBMITTED ARE OPEN TO PUBLIC VIEW, **THIS INCLUDES THE APPLICANT.**

THINGS WE **CAN** TAKE INTO CONSIDERATION WHEN DETERMINING A PLANNING APPLICATION;
DESIGN, APPEARANCE AND LAYOUT.
HIGHWAY SAFETY.
RESIDENTIAL AMENITY (loss of attractive features within the locality; e.g. parks or woodland).
LOSS OF LIGHT.
OVERSHADOWING/OVERLOOKING (loss of privacy).
NOISE, DISTURBANCE, SMELL etc ONCE THE DEVELOPMENT IS IN USE (e.g. from a proposed restaurant, takeaway, public house or industrial unit).

PLANNING SERVICES	HPT
POL	TLS
DC	ENF
APP	
CS	

08 NOV 2002

COPIES TO | OK FILE

THINGS WE **CAN'T** TAKE INTO CONSIDERATION WHEN DETERMINING A PLANNING APPLICATION;
PRIVATE PROPERTY ISSUES, FOR EXAMPLE BOUNDARY AND ACCESS DISPUTES.
LOSS OF VIEW OVER OTHER LAND.
EFFECT ON PROPERTY VALUES.
POTENTIAL INCONVENIENCE, NOISE AND DISTURBANCE CAUSED BY CONSTRUCTION WORKS.
MATTERS COVERED BY OTHER LAWS (e.g. alcohol, betting, restaurant, music licensing).
MATTERS SUBJECT TO MARKET COMPETITION (we can't refuse an application on the basis that its approval would harm other commercial activity of a similar nature in the area).
THE SPECULATIVE USE OF A DEVELOPMENT AFTER IT HAS BEEN BUILT.
RADIO OR TELEVISION INTERFERENCE CAUSED BY A DEVELOPMENT.
SUBSIDENCE TO NEIGHBOURING PROPERTIES.

COMMENTS CAN ALSO BE E-MAILED TO US AT: Development.Control@wokingham.gov.uk

COMMENTS ON APPLICATION: LB/2002/7858

YOUR NAME: MR. C. W. HAYES

YOUR ADDRESS: (if these details are incorrect please amend)
23 Sewell Avenue

I WISH TO (tick relevant box); OBJECT TO THE APPLICATION ☐
SUPPORT THE APPLICATION ☐ COMMENT ON THE APPLICATION ☐

PLEASE RETURN YOUR COMPLETED FORM TO:

Environmental Services Department,
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR

Comments: (SEE ATTACHED LETTER)

Continue over the page if more room required

Tel No 0118 9786030

23 Sewell Avenue
Wokingham
Berkshire
RG41 1NT

5 November 2002

Dear Elaine Vashi,

Application No A/2002/7829
and No LB/2002/7858

I would comment as follows on the above having viewed the details of the application at your offices.

1) I cannot see why it is necessary for 4 separate signs to be dispayed on the front of the building.The signs are totally out of keeping with the character of the old building and the artwork is of a basic form. (The signs used say on the 'Broad Street Tavern' in Broad Street are more in keeping with the style that should be used for a 'listed building' in the Market Place).This also applies to the bright blue of the proposed signs which is not suitable for a"listed building' .

2) I do not feel that you should allow a "hanging sign " over the pavement of the style that is proposed as again it is not in keeping with the 'listed building".The colour and lettering is all wrong.(see comments above on "Broad Street Tavern" signs as being more suitable style).

Yours sincerely

Mr C W Hayes

OBS

PLANNING SERVICES | HP1
POL | PLS
DC EV | ENF
APP |
CS |
04 NOV 2002
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Tel No 0118 9786030

23 Sewell Avenue
Wokingham
Berkshire
RG41 1NT

1 November 2002

Dear Elaine Vashi,

Application No LB/2002/7697
Colour Scheme for Grill Bar
(Ye Olde Rose & 29 Market PLace)

I have viewed the above application at your offices and have the following comments.

1) I object to the old wood doors under the pillar entrance being painted orange,they should be a colour more in keeping with a listed buiding.

2) I object to the orange stripe around the front of the building at first floor level.This could be the Dark Walnut if there has to be a break in upper and lower floors.Use of this orange colour anywhere is not in keeping with a listed building.

Yours sincerely

Mr C W Hayes

Tel. (0118) 974 6451
Date: 28 October 2002
Your Ref:
My Ref:Elaine Vashi
A/2002/7829

The Owner / Occupier
PROFESSIONAL IT
26-28
MARKET PLACE
WOKINGHAM
Berkshire
RG401AP

2002

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

Dear Sir/Madam
Application Number: A/2002/7829
Site Address: Ye Olde Rose & 29, Market Place, Wokingham
Proposal: Proposed erection of various illuminated bar signs (Part Retrospective).

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

If you wish to see the submitted plans and accompanying details you can do so at the District Council Planning Services reception at Shute End, Wokingham from 8.30am to 5.00pm Monday to Thursday and 8.30am to 4.00 Friday, **or** at Woodley Library, Headley Road, Woodley from 9.30am to 7.00pm Monday, Thursday and Friday, 9.30am to 5.00pm Tuesdays, 9.30am to 1.00pm Saturdays and 1.00pm to 4.00pm Sundays. The library is closed all day on Wednesdays. **If you intend to view this application at Woodley Library please allow 4 working days from the date of this letter for delivery of plans. It would be helpful if you could take this letter with you or quote application number A/2002/7829 to enable staff to locate the correct application.**

If you wish to comment on the proposals please reply in writing within 21 days from the date of this letter quoting Application Number **A/2002/7829.** Only remarks about planning matters can affect the Councils decision. In order to assist you in deciding what comments are relevant please see the attached list. These are not exhaustive. **Please note that due to the volume of planning applications we are currently dealing with it will not be possible for case officers to respond to individual questions raised in letters of comment.**

An authorised officer under delegated powers decides the majority of applications; the Development Control Committee generally decides major applications and those raising controversial issues. Where an application is to go to Committee and you have commented on the proposals, you will be advised of the date and given the opportunity to speak at the meeting. All those making comments will be notified of the decision when it is made. Comments can also be made on line using the District Council's web site at www.wokingham.gov.uk under Planning.

Please note that all comments made will be open to public inspection. If you are not the owner of the property, please pass a copy of this letter to the owner. Should you have any queries regarding this application please contact the planning case officer Elaine Vashi on (0118) 974 6451.

Yours faithfully,

Elaine Vashi

Development Control Officer

PLANNING APPLICATION COMMENTS SHEET
FOR A/2002/7829. (Case Officer:Elaine Vashi)

PLEASE NOTE THAT **ALL** COMMENTS SUBMITTED ARE OPEN TO PUBLIC VIEW, **THIS INCLUDES THE APPLICANT.**

THINGS WE **CAN** TAKE INTO CONSIDERATION WHEN DETERMINING A PLANNING APPLICATION;
DESIGN, APPEARANCE AND LAYOUT.
HIGHWAY SAFETY.
RESIDENTIAL AMENITY (loss of attractive features within the locality; e.g. parks or woodland).
LOSS OF LIGHT.
OVERSHADOWING/OVERLOOKING (loss of privacy).
NOISE, DISTURBANCE, SMELL etc ONCE THE DEVELOPMENT IS IN USE (e.g. from a proposed restaurant, takeaway, public house or industrial unit).

THINGS WE **CAN'T** TAKE INTO CONSIDERATION WHEN DETERMINING A PLANNING APPLICATION;
PRIVATE PROPERTY ISSUES, FOR EXAMPLE BOUNDARY AND ACCESS DISPUTES.
LOSS OF VIEW OVER OTHER LAND.
EFFECT ON PROPERTY VALUES.
POTENTIAL INCONVENIENCE, NOISE AND DISTURBANCE CAUSED BY CONSTRUCTION WORKS.
MATTERS COVERED BY OTHER LAWS (e.g. alcohol, betting, restaurant, music licensing).
MATTERS SUBJECT TO MARKET COMPETITION (we can't refuse an application on the basis that its approval would harm other commercial activity of a similar nature in the area).
THE SPECULATIVE USE OF A DEVELOPMENT AFTER IT HAS BEEN BUILT.
RADIO OR TELEVISION INTERFERENCE CAUSED BY A DEVELOPMENT.
SUBSIDENCE TO NEIGHBOURING PROPERTIES.

COMMENTS CAN ALSO BE E-MAILED TO US AT: Development.Control@wokingham.gov.uk

---

COMMENTS ON APPLICATION: A/2002/7829

YOUR NAME: _____

YOUR ADDRESS: (if these details are incorrect please amend)
PROFESSIONAL IT
26-28 MARKET PLACE
WOKINGHAM
Berkshire
RG401AP

PLEASE RETURN YOUR COMPLETED FORM TO:

Environmental Services Department,
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR

I WISH TO (tick relevant box); OBJECT TO THE APPLICATION ☐
SUPPORT THE APPLICATION ☐ COMMENT ON THE APPLICATION ☐

Comments:

Continue over the page if more room required

ENGLISH HERITAGE

SOUTH EAST REGION

PLANNING SERVICES | HPT 62774
POL | TLS
DC RV | ENF
APP |
CS |
01 NOV 2002
COPIES TO

Head of Planning Services
Wokingham Unitary
PO Box 157
Shute End
Wokingham
Berkshire RG40 1WR

Direct Line: 01483 252040

Your ref: LB/2002/7697

Our ref: WO/48130

FAO: Elaine Vashi

30 October 2002

Dear Sir/Madam

Notification under Environmental Circular 14/97
Application for Listed Building Consent

ADDRESS: Ye Olde Rose Inne & 29 Market Place, Wokingham
PROPOSAL: Proposed alterations to external colours of listed building

Thank you for notifying English Heritage about this application. English Heritage is content for this application to be dealt with by your officers taking into account the advice of your Conservation Officer.

Should your officers nevertheless need further guidance, please do contact me again.

Where the plans and drawings change after we have been consulted, I would be grateful if you could come back to me for further comments.

Drawings: Site Plan; 20062/31

Yours faithfully

pp Graham Steaggles
Historic Areas Advisor
South East Region

EASTGATE COURT 195-205 HIGH STREET GUILDFORD SURREY GU1 3EH
Telephone 01483 252000 Facsimile 01483 252001
www.english-heritage.org.uk
The National Monuments Record is the public archive of English Heritage

To:
Harold Sanders
Urban Design And Conservation Officer

From: Elaine Vashi

Date: 14 October 2002 16 OCT 2002

Application Number: LB/2002/7697

Proposal: Proposed alterations to external colours of listed building..

Site Address:
Ye Olde Rose & 29, Market Place, , Wokingham.

Applicant:
Beefeater Restaurant & Pub C/O Street Eite Associates.

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

COLOURS ACCEPTABLE TO ME.

DETAILS OF COLUMNS + ENTRANCE TO BE AGREED AS A CONDITION OF ANY APPROVAL

Harold Sanders.

30.10.02.

Tel: (0118) 974 6451

Date: 01 November 2002

My ref: LB/2002/7858

06 NOV 2002
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Aiming for Excellence

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

Councillor R Wyatt
33 Sturges Road
Wokingham
RG40 2HG

Dear Councillor

Application Number: LB/2002/7858
Ye Olde Rose & 29, Market Place, , Wokingham.
Proposed erection of pub signs on listed building.

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: **LB/2002/7858**
Ye Olde Rose & 29, Market Place, , Wokingham.
Proposed erection of pub signs on listed building.
I wish this application to be listed should the officers recommendation be for: GRANT/~~REFUSAL~~
and my reasons are: Subject to being in keeping with the character of the Conservation Area.

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: 6/11/02

Councillor R Wyatt

PLANNING SERVICES
POL
DC
ADP
CS
06 NOV 2002
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POSITIVE ABOUT DISABLED PEOPLE
INVESTOR IN PEOPLE

Application Number : LB/2002/7697

Case Officer : EJ

Valid Date : 09 OCT 2002

Map No : 7.5B

Site Area : 0.27

Received Date: 30/09/2002

Level : Delegated Application

Description : Proposed alterations to external colours of listed building.

Location : Ye Olde Rose & 29, Market Place, , Wokingham.

Parish : WK Ward : WES

Applicant : Beefeater Restaurant & Pub C/O Street Eite Associates.

Fee Required: £0 Fee Received: £0 N/R

Additional: ..... or Refund: .....

Enforcement Section to be notified ☐ (tick if required)

Additional information required for validation;

REASON	NOTES	DATE REQ	DATE RECD
LOCATION PLANS			
BLOCK PLANS			
FORMS UNSIGNED			
S.66 MISSING/INCORRECT/ UNSIGNED			
ELEVATION PLANS			
FLOOR PLANS			
NO SCALE OR SCALE IS IMPERIAL			
ENCROACHMENT LETTER REQUIRED			
OTHER	Colour codes incorrect Samples with Elaine.	phoned 4/10	

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

Is the site a Listed Building: ☐ Yes ☐ No

Is a Statutory Advertisement required: ☑ Yes ☐ No LB in Cons Area 14/10

INTERNAL CONSULTATIONS

Building Control

Heritage (Harold Sanders) ✓

Landscape

Trees

Environmental Health

Housing

Leisure & Cultural Services

Public Rights of Way Officer

Property

Policy & Plans

Joint Strategic Planning Unit

Archaeological Officer (BABTIE)

Education

Social Services

Highways

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 ✓ update to LB/2001/5142 (as requested in their letter dated 27/11/01)

OTHERS

.....

.....

.....

.....

.....

.....

NEIGHBOURS

..... ✓
S/N + Sea Map
.....
.....+ The Wokingham Society
c/o Brian Norris
1 Bird Mews
Wokingham
RG40 1DZ ✓

No pre-apps.

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

Tel: (0118) 974 6451

Date: 14 October 2002

My ref: LB/2002/7697

WOKINGHAM UNITARY
Aiming for Excellence

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

Councillor J Green
102 Arnett Avenue
Finchampstead
RG40 4EE

Dear Councillor

Application Number: LB/2002/7697
Ye Olde Rose & 29, Market Place, , Wokingham.
Proposed alterations to external colours of listed building.

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: **LB/2002/7697**
Ye Olde Rose & 29, Market Place, , Wokingham.
Proposed alterations to external colours of listed building.
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 J Green

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

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

Tel: (0118) 974 6451

Date: 14 October 2002

My ref: LB/2002/7697

WOKINGHAM UNITARY
Aiming for Excellence

Councillor R Wyatt
33 Sturges Road
Wokingham
RG40 2HG

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: LB/2002/7697
Ye Olde Rose & 29, Market Place, , Wokingham.
Proposed alterations to external colours of listed building.

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: **LB/2002/7697**
Ye Olde Rose & 29, Market Place, , Wokingham.
Proposed alterations to external colours of listed building.
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 R Wyatt

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

Received by Wokingham District Council

Application No: LB/2002/7697

Proposal:
Proposed alterations to external colours of listed building.

Location:
Ye Olde Rose & 29, Market Place, , 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 LB/2002/7697 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 07/11/2002. 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

14 October 2002

Organisation_Name	Building_Name	address1	Postcode
WOKINGHAM TOWN COUNCIL	THE TOWN HALL CHAMBE	THE TOWN HALL CHAMBERSMARKET PLACEWOKIN	RG401AS
SPRING SKILLS	26-28	26-28MARKET PLACEWOKINGHAM	RG401AP
W H SMITH LTD	26-28	26-28MARKET PLACEWOKINGHAM	RG401AN
BARCLAYS BANK PLC		31MARKET PLACEWOKINGHAM	RG401AR
ABBEY NATIONAL PLC		28MARKET PLACEWOKINGHAM	RG401LD
		29MARKET PLACEWOKINGHAM	RG401AP
THE FINANCIAL TRAINING CO LTD	SWIFT HOUSE	SWIFT HOUSEMARKET PLACEWOKINGHAM	RG401AP
YE OLDE ROSE INN			RG401AP
F A I SECURITY		1PEACH STREETWOKINGHAM	RG401XJ
		30DENTON ROADWOKINGHAM	RG402DX
ICELAND FOODS PLC	32-33	32-33MARKET PLACEWOKINGHAM	RG401AP
PROFESSIONAL IT	26-28	26-28MARKET PLACEWOKINGHAM	RG401AP
LAND AT	YE OLD ROSE INNE & 29	Market place	

30, Market Place
Lindsay & Co., The Town hall Chambers.
The Wokingham Society C/o Brian Mannins, 1, Bried Mews

Neighbour consultation list LB/2002/7697

09.OCT.2002 7697

1871/A

WOKINGHAM DISTRICT COUNCIL Application No.

TOWN AND COUNTRY PLANNING ACT 1990

TOWN AND COUNTRY PLANNING (LISTED BUILDINGS AND CONSERVATION AREAS) REGULATIONS 1990

Date Received

APPLICATION FOR LISTED BUILDING CONSENT 30 SEP 2002

Pleas answer ALL QUESTIONS in BLOCK LETTERS. If a question is not applicable, answer N/A in space. Submit FIVE copies of this form and supporting plans, drawings and photographs to:- (See Note 1)

WOKINGHAM DISTRICT COUNCIL
PLANNING DEPARTMENT
P.O. BOX NO. 157
COUNCIL OFFICES
SHUTE END
WOKINGHAM
BERKSHIRE, RE40 1WR

---

1. APPLICANTS NAME BEEFEATER RESTAURANT & PUB
ADDRESS WHITBREAD COURT, HOUGHTON HALL PARK, PORZ AVENUE, DUNSTABLE, BEDS.
POST CODE LU6 5XE
PHONE 01582 844300

2. If the applicant has an agent, all correspondence will be send to the agent.
AGENTS NAME STREET ELITE ASSOCIATES
ADDRESS PRINCES DRIVE, KENILWORTH WARKS
POST CODE CV8 2FD
PHONE 01926 864440

---

3. (a) The site of the Application Building must be shown EDGED RED on the submitted plans.
BUILDING LOCATION YE OLDE ROSE, MARKET PLACE, WOKINGHAM, BERKS. RG40 1AP

(b) What type of building, e.g. barn , dwelling, does the Application relate to.
BUILDING TYPE PUBLIC HOUSE/RESTAURANT

(c) What is the existing use of the building, if vacant, state this together with last use of the building.
BUILDING USE AS ABOVE

(d) State the grading of the building in the statutory list of Buildings of Special Architectural or Historic interest.
LISTING GRADE II

---

4. List all plans, drawings and photographs submitted with the application. (See Notes 2 - 4)
20062/31
OS SITE PLAN

---

5. Applicants interest in land?
e.g. owner, lessee, potential purchaser
OWNER

---

6. WHAT IS THE APPLICATION FOR?
Give brief details of the proposed works both internal and external.
EXTERNAL COLOURS TO FRONTAGE

---

7. WHAT MATERIALS ARE TO BE USED IN ANY NEW WORK?
e.g. state materials and colour of any new walls or roof. PAINT ON BRICKWORK OR/AND JOINERY

8. WHAT KIND OF APPLICATION IS THIS?
(See Note 5) tick one box only

Listed Building Consent ☑
Relaxation of Condition ☐
State relevant Listed Building Consent No. _____
Condition(s) to be Relaxed No. _____

9. DOES THE APPLICATION INVOLVE THE FOLLOWING:- (See Note 6)

		YES	NO
(a)	Total demolition of the principal building (See Note 7)	☐	☐
(b)	Demolition of a building in the curtilage of the principal building	☐	☐
(c)	Demolition of a part of the principal building	☐	☐
(d)	Removal of part of the interior of the building (e.g. internal walls, floors, staircases, timber frame).	☐	☐
(e)	Removal of any structure or object fixed to the principal or curtilage building internally or externally (e.g. chimney pieces, balconies, door cases, panelling).	☐	☐

If the answer to any of these questions is **YES** the application must be accompanied by plans, drawings and photographs sufficient to identify the location, extent and character of the items to be removed, and any proposal for their replacement, including any new means of structural support. (These plans should be listed under 4 above).

10. IF THE ANSWER TO NUMBER 9(c) is **YES** (See Note 8)

(a) What is the cubic content of the building as originally listed?
(b) What is the cubic content of the part to be removed?
(c) What was the date (approx.) of the erection of the section to be removed?

11. HAS ANY MONEY GRANT EVER BEEN APPLIED FOR IN RESPECT OF THE BUILDING? NO
If **YES**, state date, to whom application was made and the result of the application if known.

I hereby apply for Listed Building Consent in respect of the particularly described above and in the attached plans and drawings. I certify that if Listed Building Consent is granted, I will ensure that the works are carried out strictly in accordance with the approved plans. I am aware that the grant of Listed Building Consent does not obviate the possible requirement for planning permission under the Town and Country Planning Acts, or the need to apply for Building Regulation approval.

Signed ..... FOR S.E.A ..... on behalf of BEEFEATER .....

Date 27/9/02.

Before submitting the application check that it is complete, that all questions have been answered, and the form signed. Every application must be accompanied by the appropriate certificate. (See notes for Guidance for Listed Building consent).

DATE 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 on the Council 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.'

09.OCT.2002 7697

1772A

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACT, 1990

TOWN AND COUNTRY PLANNING (LISTED BUILDINGS AND CONSERVATION AREAS) REGULATIONS 1990

CERTIFICATE A

APPLICATION NUMBER

LISTED BUILDING CONSENT APPLICATION

30 SEP 2002

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

I hereby certify that:-

1. No person other than myself/the applicant was an owner (a) of the building to which the application relates at the beginning of the period of 21 days ending with the date of the accompanying application;

or:-

CERTIFICATE B

I hereby certify that:-

1. *~~The applicant~~ I have given the requisite notice to all the persons other than *~~the applicant~~ myself who, at the beginning of the period of 21 days ending with the date of the accompanying application were owners† of the building to which the application relates, viz.:-

Name of owner | Address | Date of service of notice

or:-

CERTIFICATE C

I hereby certify that:-

1. *~~The applicant~~ I am unable to issue a certificate in accordance with either sub-paragraph (a) or sub-paragraph (b) of regulation 6 (1) of the Town and Country Planning (Listed Buildings and Conservation Areas) Regulations 1990 accompanying application dated .....

† See note (a) to Certificate A

2. *~~The applicant~~ I have given the requisite notice to the following persons other than *~~the applicant~~ myself who, at the beginning of the period of 21 days ending with the date of the application, were owners† of any part of the building to which the application relates.

Name of owner | Address | Date of service of notice

3. *~~The applicant~~ I have taken the steps listed below, being steps reasonably open to *~~me~~ him to ascertain the names and addresses of the other owners† of the building and *~~have~~ has been unable to do so:

(b) Insert description of steps taken

(b) .....

.....

.....

(c) Insert name of local newspaper circulating in the locality in which the land is situated

(d) Insert date of publication (which must not be earlier than 20 days before the application)

4. Notice of the application as set out below has been published in the

(c) .....

(d) on.....

Copy of notice as published

SEE OVERLEAF

or:-

CERTIFICATE D

I hereby certify that:-

1. I am *The applicant is unable to issue a certificate in accordance with sub-paragraph (a) of Regulation 6 (1) of the Town and Country Planning (Listed Buildings and Conservation Areas) Regulations 1990 in respect of the accompanying application dated

.....

and *have / has taken the steps listed below, being steps reasonably open to *me / him to ascertain the names and addresses of all the persons, other than *myself / himself who, at the beginning of the period of 21 days ending with the date of the application, were owners† of the building to which the application relates and *have / has been unable to do so:

(b) .....

.....

.....

2. Notice of the application as set out below has been published in the

(c) .....

(d) on .....

Copy of notice as published

† See note (a) in Certificate A

(b) Insert description of steps taken

(c) Insert name of local newspaper circulating in the locality in which the land is situated

(d) Insert date of publication (which must not be earlier than 20 days before the application)

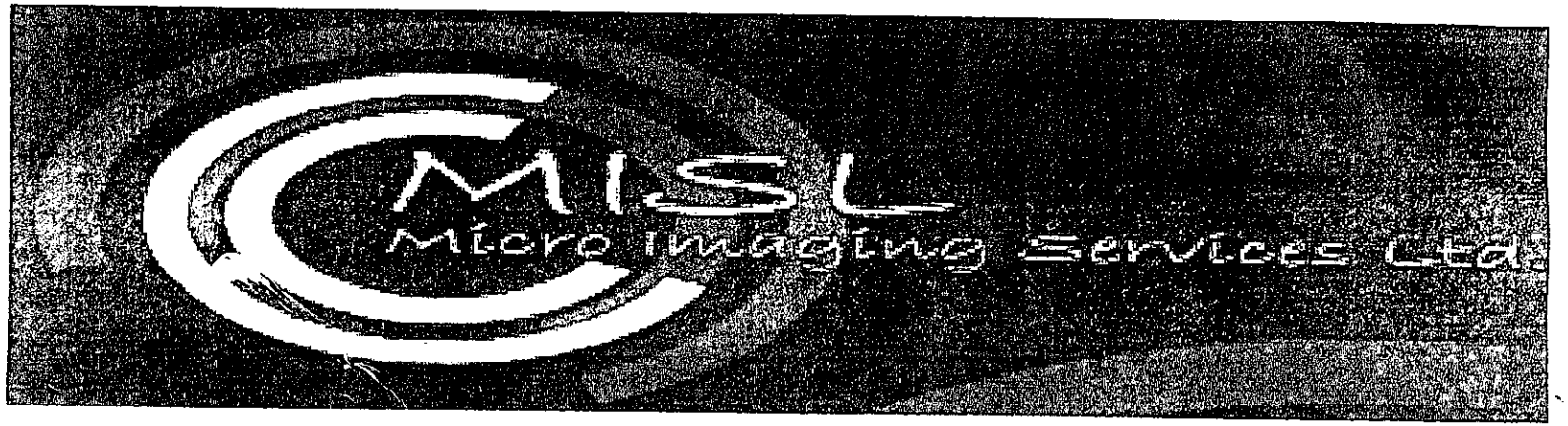
Signed FOR S.E.A.....

*On behalf of BEEFEATER.....

Date 27/9/02.....

* Delete where inappropriate

THE FOLLOWING SCANNED IMAGES ARE DOCUMENTS OF BAD QUALITY OR ARE PHOTOCOPIES.



FOR THIS REASON THEY MAY APPEAR UNREADABLE ON SCREEN

1933

(1)

ADDRESS 29 MARKET PLACE PARISH WOKINGHAM

PLOT No. NATIONWIDE BUILDING SOCIETY ORD. SHEET No. 75B

BUILDER COPY - ORIGINAL MISSING

Plan No.	Applicant	Description of Development	Date of Decision	Decision
R/28/61	WORLD STEAM	ADS./ALT.	W/DR.	
R/45/61	"	"	21.8.61	APP
R/31/63	"			C/A
R/39/66	KEY MARKETS	ADV. & REDEV.	DEEMED	REFUSED
R/45/66	"	"	"	
R/141/69	BERNI INNS	ALTS/ADS.	19.2.70	C/A
R/140/71	BERNI INNS	REINSTATE (DESTROYED BY FIRE)	29.9.71	C/A
R/223/72	NATIONWIDE	REBUILD / SHOP FRONT ETC.		C/A

MINISTRY DECISION

SPECIAL ORDERS

ADDRESS 29 MARKET PLACE PARISH WOKINGHAM

PLOT No. NATIONWIDE BUILDING SOCIETY ORD. SHEET No. 75B

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
2919	Nationwide Building Soc	New fascia sign	10.4.80	N/A Ref
63[illegible]	"		7.11.86	Adv
LA 1343	"	AUTOMATIC TELLER MACHINE	26.8.86	APP
19224	"	ILL. FASCIA SIGN	26.11.87	C/A
4957 CAC		DEM. REAR BOUNDARY WALL	21.5.91	SEE STATE C/A
2001/3316	Whitbread Plc			
2001/5144	Beefeater Restaurant + Pub	C. of U. from (A2) Finan. Svcs to (A3) Food & Drink + new frontage + toilet exts. & new rear lobby + int. alts.	4.3.02	C/A
2001/5142	Beefeater Rest. + Pub	WC + lobby ext + int alts.	4.3.02	C/A
2002/6549	Whitbread Restaurant + bar.	sign on LB.	21.8.02	Ref
2002/6548	Whitbread Restaurant + bar	illum + non illum signs	21.8.02	Ref
B/2002/7697	Beefeater Rest.	Alts to external colour		
091074 /2002/7696	"	"	"	"

9 Ye Olde Rose Inn

ADDRESS 30 Market Place PARISH Wokingham

PLOT No. ORD. SHEET No. 54 71B

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
18527	Berni Inns Ltd. LBC	Re-dec. to elevation, new blinds, new sign at rear	16.12.82	N/A Ref
18528	"	"	16.12.82	N/A Ref
18592	"			
6R19912	"	Sign ext. & GF floor alts. Dem. of 2 ch. hood chimney stack & rebuild surrounds in revised positions.	6.2.83	App. N/A
18896	" LBC		10.3.83	N/A C/A
38997	Whitbread	LL & Gen. Signs	21.4.92	C/A
38998 LBC	Whitbread	Refurb. / int. staircase	23.3.92	C/A
3[illegible] LBC	"	LL. Sign	21.4.92	C/A
F/92/0197	"	Int. alts / dis. toilet	27.3.92	App
3495-7 LBC		Dem. rear rest. ramp	Wdn 21.5.91	See Schedule C/A
91/70291/LA				
B/2001/3316	"			

SPECIAL ORDERS

DRAINAGE

091074

33 4

ADDRESS 30 Market Place (The Rose) PARISH Wok

LOT No. ORD.SHEET No.

Planning No.	Building No.	Applicant	Description of Development	Date	Decision	
					Building	Planning
/2001/4836		Wok. Town Council	Attachment of bracket to listed bldg for [illegible]	25.10.01		C/A
2001/5142		Beefeater Restaurant	WC + lobby ext + int alts	4.3.02		C/A
2001/5144		"	C. of U. from (A2) Financial Svcs. to (A3) Food & Drink + new frontage & toilet exts. & new rear lobby +	4.3.02		C/A
2002/6549		Whitbread Rest + Bar	illum + non illum sign	21.8.02		Ref
1002/6548		" " "	" " "	21.8.02		Ref
/2002	6654	Beefeater Restaurant	Install. of new input/extract to new grill in kit			
2002	6653	" "	Install. of input/air extract systems to new grill			
1002/7696		" "	Alt to external colour			
/2002/7697		" "	" " " "			

SPECIAL ORDERS:

1) ADDRESS 30 MARKET PLACE PARISH WOK

PLOT No. Ye Old Rose Inn ORD. SHEET No. 75B

BUILDER

LISTED

Plan No.	Applicant	Description of Development	Date of Decision	Decision
TP 174	County Inns	Neon lettering	18/4/50	app
A/5/58	do	Advertisement	10/4/58	Ref
A/9/58	do	do	10/7/58	S/C
R/18/59		Change of use	9/7/59	app
R/45/61		Alts	31/8/61	app
R/31/63	World Stores	Form accessed rear	27/6/63	C/A
A/9/63		Advertisement	25/7/63	S/C
A/33/69	Berni Inns	Fascia	27/11/69	S/C
R/141/69	do	Alts & addo	19/2/70	C/A
A/32/69	do	Advertisement	27/11/69	Ref
A/[illegible]/71	do	Illum & non Illum signs	23/11/71	C/A

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

091074

1) ADDRESS 30 MARKET PLACE PARISH WOK

PLOT No. ROSE INN ORD. SHEET No. 75B

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
140/71	Berni Inns	Reinstate property		
8492x		destroyed by fire	29/9/71	C/A
			11/10/71	
8529x		Rebuilding: 29		
R 18470	"	RECONSTR. FR. ROOF (DESTROYED BY FIRE)	7.4.82	APP N/A
R19136	"	" REAR " "	18.8.82	APP. N/A
7974	" LBC.	DEM. OF FIRE DAMAGED STRUCTURE & RESTORE & EXTEND EX. SERVICE AREAS, RESTAURANT, BARS, RECONSTR. ROOF.	26.8.82	N/A C/A
7975	"	"	26.8.82	N/A C/A
R19353	"	INT. REDEVELOPMENT	17.9.82	APP. N/A

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

091074