APPLICATION NO:
F/2000/1476

LOCATION:
2 Lupin Ride, Crowthorne.

APPLICANT:
Mr & Mrs Dimitriou C/O Portland Conservatories

PROPOSAL:
Proposed single storey rear extension to dwelling to form conservatory.

EARLIEST DATE FOR DECISION: **16/06/2000**

APPLICATION EXPIRY DATE: **05/07/2000**

CASE OFFICER: **Elaine Connor**

RAILEX
Marbleboard

EASIFILE EP7

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Mr & Mrs Dimitriou
C/O Portland Conservatories
2 Brindley Road
Old Trafford
Manchester
M16 9HQ

Application Number: F/2000/1476

Parish: **WOKINGHAM WITHOUT**

Location: **2, Lupin Ride, Crowthorne.**

Proposal: **Proposed single storey rear extension to dwelling to form conservatory.**

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 external brickwork shall be carried out in materials that resemble in size, colour and texture, 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 a satisfactory external appearance.

John Mitchell
Development Control Manager
Date: 23/06/2000

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.

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

Tel: (0118) 974 6451

Date: **22 May 2000**

My ref: F/2000/1476

CONFIDENTIAL

Councillor Ross
By The Stream
Soldiers Rise
Wokingham
RG40 3NE

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

Dear Councillor

Application Number: F/2000/1476
2, Lupin Ride, , Crowthorne.
Proposed single storey rear extension to dwelling to form conservatory.

I write to let you know that the above mentioned house holder application has been received

At this stage a recommendation has not yet been made. This form should only be returned if it is likely that you may wish the application to be listed for consideration by the Development Control Sub-Committee. This form must be received no later than 28 days from the date of this letter.

If you have any questions please do not hesitate to contact **Elaine Connor** on **(0118) 974 6451**.

Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM

Case officer: **Elaine Connor** Application Number: **F/2000/1476**
2, Lupin Ride, , Crowthorne.
Proposed single storey rear extension to dwelling to form conservatory.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Ross

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

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

Tel: (0118) 974 6451

Date: **22 May 2000**

My ref: F/2000/1476

CONFIDENTIAL

Councillor Lewis
4 St Andrews Close
Heathlake Park
Crowthorne
RG45 6UP

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

Dear Councillor

Application Number: F/2000/1476
2, Lupin Ride, , Crowthorne.
Proposed single storey rear extension to dwelling to form conservatory.

I write to let you know that the above mentioned house holder application has been received

At this stage a recommendation has not yet been made. This form should only be returned if it is likely that you may wish the application to be listed for consideration by the Development Control Sub-Committee. This form must be received no later than 28 days from the date of this letter.

If you have any questions please do not hesitate to contact **Elaine Connor** on **(0118) 974 6451**.

Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM
Case officer: **Elaine Connor** Application Number: **F/2000/1476**
2, Lupin Ride, , Crowthorne.
Proposed single storey rear extension to dwelling to form conservatory.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Lewis

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

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

Tel: (0118) 974 6451

Date: **22 May 2000**

My ref: F/2000/1476

CONFIDENTIAL

Councillor Helliar-Symons
17 Eagle Close
Heathlake Park
Crowthorne
RG45 6TP

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

Dear Councillor

Application Number: F/2000/1476
2, Lupin Ride, , Crowthorne.
Proposed single storey rear extension to dwelling to form conservatory.

I write to let you know that the above mentioned house holder application has been received

At this stage a recommendation has not yet been made. This form should only be returned if it is likely that you may wish the application to be listed for consideration by the Development Control Sub-Committee. This form must be received no later than 28 days from the date of this letter.

If you have any questions please do not hesitate to contact **Elaine Connor** on **(0118) 974 6451**.

Yours faithfully,

John Mitchell

John Mitchell
Development Control Manager

LISTING FORM
Case officer: **Elaine Connor** Application Number: **F/2000/1476**
2, Lupin Ride, , Crowthorne.
Proposed single storey rear extension to dwelling to form conservatory.
I wish this application to be listed should the officers recommendation be for_____
and my reason(s) are_____
_____
_____

Signed: _____ Date: _____
Councillor Helliar-Symons

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

FROM: Elaine Connor

DATE: 22 May 2000

RECEIVED

WOKINGHAM WITHOUT PARISH CONSULTATION SHEET

Application Number: F/2000/1476

Proposal: Proposed single storey rear extension to dwelling to form conservatory.

Site Address: 2, Lupin Ride, , Crowthorne.

Applicant: Mr & Mrs Dimitriou C/O Portland Conservatories.

Your observations are required in respect of this application **by 16/06/2000**.

PLANNING SERVICES RPT
POL
DC
APP
CS
COPIES TO:

F/2000/
1476

No objections.

SIGNED: _____ DATE: 15/06/00

Clerk To Wokingham Without Parish/Town Council.

WORK SHEET FOR : Elaine Connor

Application Number : F/2000/1476

Applicant : Mr & Mrs Dimitriou C/O Portland Conservatories.

Location : 2, Lupin Ride, , Crowthorne.
Proposal : Proposed single storey rear extension to dwelling to form conservatory.

Site Notice Displayed ? :

YES	NO	DATE
✓		

Date of Neighbour Notifications : .....

Date of Site Visit : .....

Date Registered : 10/05/2000

Earliest Date for Decision : 16/06/2000

Latest Consultation Date/Site Notice Expiry Date : 16/06/2000

Application Expiry Date: 05/07/2000

Consultation Responses :
W'HAM W'OUT P.C:

Planning Issues : I. SETTLEMENT.
- IMPACT UPON NEIGHB. PROPS.
- IMPACT UPON ST. SCENE.

SBE1, SBE2 - SEALP
WBE1 - WDLP (Deposit Draft).

Application Number: F/2000/1476
PROP: S.ST. REAR EXT. TO FORM CONSERV.
Appraisal :

IMPACT UPON NEIGHB. PROPS:

The application being considered proposes the erection of a single storey rear extension to form a conservatory. No2Lupin Ride is a large 2 st. detached dwelling with a double integral garage. The dwelling is situated adjacent to Hatch Ride & is bounded by a 1.8m fence. The property has limited garden space.
The proposed extension is set away from the boundary with neighb. prop. no. 4 by approx 4.5m, & projects out from the dwelling by " 5.47m at its largest point. Given the distance of the prop. extension from no. 4 & the fact that no-4 has no side windows which can be overlooked by the conservatory (one window located closer to front of no.4 as side elevation @ ground fl.), it is not considered that the proposed dev. would have an adverse neg. impact upon the living conditions of these residents.

IMPACT UPON ST. SCENE:
Although the proposed extension will not be visible from Lupin Ride it will be easily viewed from Hatch Ride. However given the scale & design of the extension it is not considered that it will have an adverse negative impact upon the st-scene.

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

Application Number F/2000/1476
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
1	SC01	SR02	
2	SC53	SR12	BRICKWORK.

John Mitchell
23/6/00

RECORD OF SITE VISIT

SITE ADDRESS: 2 Lupin Ride
Crowthorne.

APPLICATION NUMBER: F/2000/1476

OFFICER: Elaine Connor

DATE OF SITE VISIT: 24.5.00

1 SITE/STATUTORY NOTICE DISPLAYED ? yes.

2. DESCRIPTION OF SURROUNDINGS
modern residential dev.
houses of similar design

3. DESCRIPTION OF SITE/BUILDING
2st. detached.

4. RELATIONSHIP TO ADJOINING PROPERTIES
1.8m fence
no. windows in side elevation of no. 4 adjacent to site of consern.

5. SITE CONSTRAINTS

TREES

ACCESS/PARKING

LEVELS

BOUNDARY TREATMENT

OTHERS

WOKINGHAM D.C. DEVELOPMENT CONTROL

Start date: 16 MAY 2000	
Officer: EC	Application No. F/2000/1476

Map No. 100 Site ...0-06..
Easting: ..... Flood Pln .....
Northing: ..... Mineral .....

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

Description:
(F.) PROPOSED SINGLE STOREY REAR EXTENSION TO DWELLING TO FORM CONSERVATORY

Location: 2 LUPIN RIDE

Parish: WOK W/OUT Ward: Wok W/out
22.5.2000

Applicant: MR/MRS DIMITRIOU
PD rights removed

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

Enforcement Section to be notified ☐ tick if required

Additional information required for validation

		Reason	Requested	Received
1	1:2500 OS location plan showing property edged in blue/red			
2	1:500 block plan showing existing & proposed dev. + adj. Properties			
3	Forms unsigned			
4	Correct S 66 certificate			
5	Elevation plans			
6	Floor plans			
7	Metric scale disclaimer			
8	Encroachment letter			
9	Miscellaneous			

APPLN NO. _____

ACTION REQUIRED BY DEVELOPMENT CONTROL

Conservation Area .....

Listed Building 1 2 2*

Advertisement Required .....

Date Site Notice Sent : 22.5.2000 Parish Council Informed - YES / NO

INTERNAL CONSULTATIONS

Building Control	NF: .....
Landscape	NK: .....
Trees	NK: .....
Conservation Officer	NK: .....
Environmental Health	NA: .....
Housing	NA: .....
Leisure & Cultural services	PA: .....
Public Rights of Way	PA: .....
Property	NG: .....
District Secretary (only if called in by SOS)	MA: .....
Policy & Plans	QA: .....
Strategic Planning (JSPU)	HA: .....
Minerals (BABTIE)	GA: .....
Archaeological Site (BABTIE)	: .....
Education	AP: .....
Social Services	BT: .....
Highways	XA: .....

EXTERNAL CONSULTATIONS

Adjacent D P A	: .....
Adjacent Parish	: .....
Southern Electricity Board	BN: .....
British Gas	BM: .....
PSA Oil Pipeline	BD: .....
Transco	: .....
Environment Agency	BP: .....
Rail Track	BI: .....
Police Arch. Liaison Officer	PC: .....

HERITAGE BODIES

The Georgian Group	KC: .....
Ancient Monuments Society	KA: .....
Council for British Arch.	KB: .....
RCHME	KF: .....
Telecommunications (NRPB)	: .....
Sport England	: .....

OTHERS: (Rural Area)

.....

.....

.....

NEIGHBOURS:

S/N + 1, 3, 4 Lupin Ride
98 Hatch Ride
Hatch House, Hatch Ride
Crowthorne,

PORTLAND
— conservatories —

Our Ref: ES/BLP/703638

10.MAY2000* 1476

Date: 09/05/00

PLANNING DEPARTMENT
WOKINGHAM DISTRICT COUNCIL
P.O. BOX 157, SHUTE END
WOKINGHAM
BERKS
RG40 1WR

Dear Sirs

RE: PROPOSED CONSERVATORY / SUNLOUNGE

Please find enclosed herewith our Planning Application for the erection of a conservatory / sunlounge at 2, LUPIN RIDE

I have also enclosed the necessary plans / elevations (1:50), site plan (1:1250), block plan (1:500) and a cheque (if appropriate) for £ — .00 to cover the prescribed fees.

Should you require any further details regarding this matter, please do not hesitate to contact me, on the telephone number below, at your earliest convenience.

Please quote reference No. 703638

Yours faithfully

Eric Stacey

ERIC STACEY
PLANNING OFFICER

NO FEE ENCLOSED BECAUSE P.D. RIGHTS REMOVED

Encs

CORNBROOK, 2 BRINDLEY ROAD, OLD TRAFFORD, MANCHESTER M16 9HQ
TELEPHONE: 0161 872 1001 • FACSIMILE: 0161 872 5420
Portland Conservatories Ltd Registered in England No 1657801

1959/a

HOUSEHOLDER PLANNING APPLICATION

10.MAY2000 4

10 MAY 2000 6

WOKINGHAM DISTRICT COUNCIL

Please answer all questions in CAPITAL letters. If any question does not apply, put N/A in the space.
Please submit 6 copies of the completed form and your plans to: Planning Department, Wokingham District Council, PO Box 157, Shute End, Wokingham, Berkshire, RG40 1WR.
Notes to help you fill in the form are attached.
If you still have any questions about the form, please call Ian Jordan on (0118) 9778763.

For office use only
Application No.

You can use this form for applying for full permission only for:

* extensions
* loft conversions
* garages and outbuildings
* garden fences or walls
* new or altered access

This form is for householders (and their agents) occupying houses or bungalows only. You must use the General Planning Application form for all other types of application.

1.	YOUR NAME	MR & MRS DIMITRIOU
	ADDRESS	2 LUPIN RIDE
		KINGS COPSE
		CROWTHORNE
	POST CODE	RG45 6UR Tel. No. 761562
2. If you have an agent and want all correspondence to be sent to them	AGENT'S NAME	PORTLAND CONSERVATORIES
	ADDRESS	2 BRINDLEY ROAD
		OLD TRAFFORD
		MANCHESTER
	POST CODE	M16 9HQ Tel. No 0161 8721001
3. On the 1:2500 and 1:500 scale plans outline the whole site in RED. Any OTHER land in your ownership or control outline in BLUE	SITE LOCATION	AS APPLICANT
4. Give brief details of the proposal e.g. two storey side extension.	ABOUT THE APPLICATION	SINGLE STOREY REAR CONSERVATORY EXTENSION

5. ARE THERE ANY TREES ON THE SITE? If YES, please show their positions, spread, and species of the trees on the plans. Indicate any which are to be felled. — YES / NO

6. PLEASE LIST THE EXTERNAL MATERIAL TO BE USED — FACING BRICK TO MATCH EXISTING; HARDWOOD FRAMES; CLEAR SAFETY GLASS ROOF

7. WILL PEDESTRIANS/VEHICLES ACCESS THE SITE? Please show details of the existing access and any proposed changes on the plans. — YES / NO

8. WILL THE CAR PARKING PROVISION AT THE SITE BE CHANGED? If YES, please show details of any changes on the plans. — YES / NO

9. DOES A PUBLIC RIGHT OF WAY TOUCH OR CROSS THE SITE? If YES, please show the route and any proposed alternative on the plans. — YES / NO

10. CHECK LIST Please ensure that you enclose the following:-

(a) 6 copies of this form, signed and dated ✓
(b) The fee (the current scale of fees is attached) ✓
If no fee is payable please say why below

P.D. RIGHTS REMOVED

(c) 6 copies of plans and drawings 1250 ✓
(i) 1:2500 scale location plan with application, site outlined in red. ✓
(ii) 1:500 scale site layout plan showing position of adjoining dwellings ✓
(iii) 1:100 or 1:200 scale floor plans and elevations ✓

11. CERTIFICATE OF OWNERSHIP (SECTION 66 TOWN AND COUNTRY PLANNING ACT 1990)
Please delete either Certificate A or Certificate B below. If neither apply you must complete a full certificate obtainable from the Planning Department.

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

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

* None of the land forms part of an agricultural holding.

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

* None of the land forms part of an agricultural holding

SIGNED [signature] ON BEHALF OF MR & MRS DIMITRIOU

DATE 09/05/00

1933

ADDRESS 2 LUPIN RISE PARISH WOK/WITHOUT

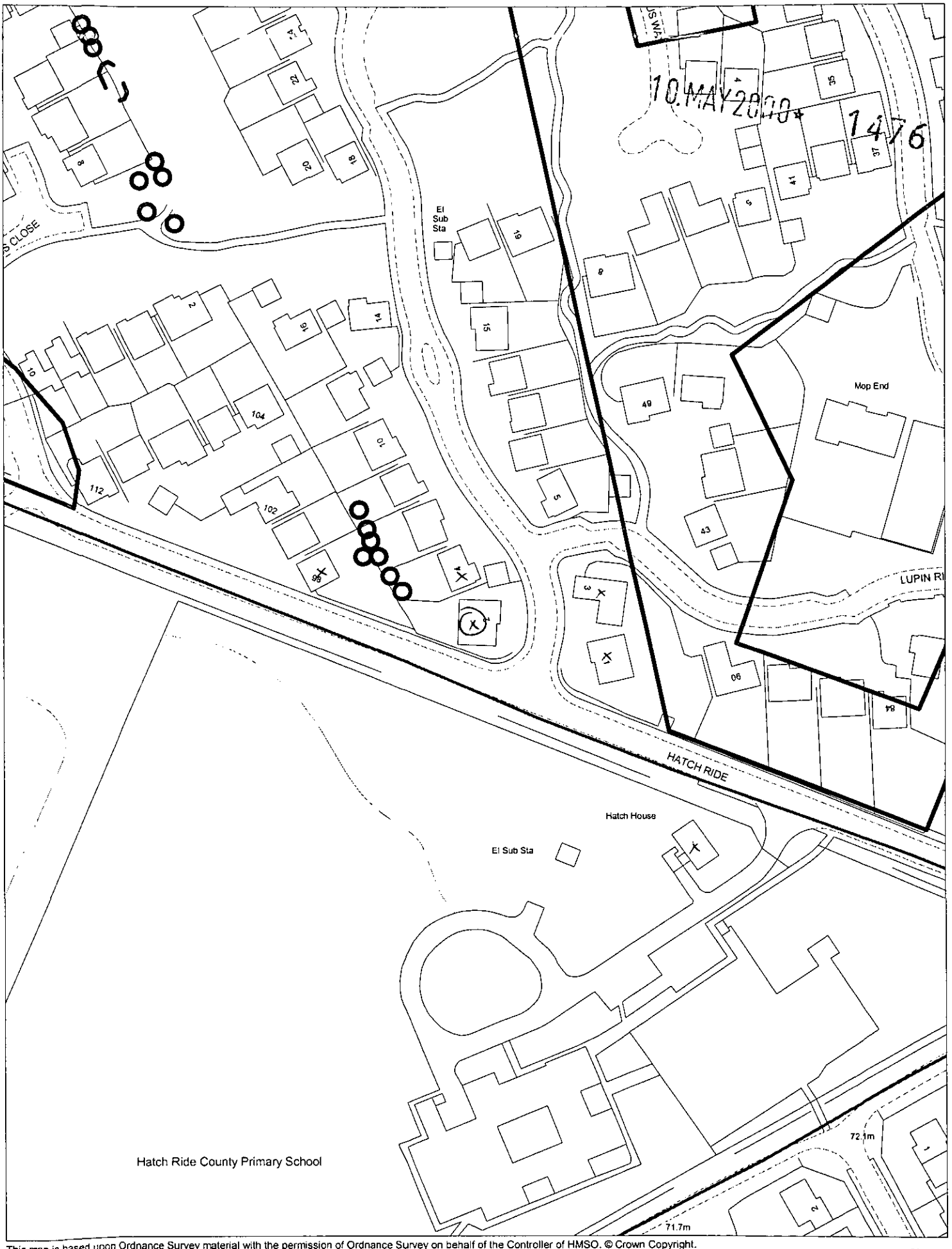
PLOT No. 1 ORD. SHEET No. SU. 8365 (100)

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
37591	ALFRED M'ALPINE	O/L.	5.6.91	REF
40480	"	W/DR		W/DR
41113	"	O/L	3.12.93	LA C/A
42061	"	DET. HOUSE & GARAGE	16.2.94	C/A

MINISTRY DECISION

SPECIAL ORDERS 41113 - PD RIGHTS REMOVED TPO 54/92



This map is based upon Ordnance Survey material with the permission of Ordnance Survey on behalf of the Controller of HMSO. © Crown Copyright.
Unauthorised reproduction infringes Crown Copyright and may lead to prosecution or civil proceedings.Wokingham District Council Licence LA086134

Development Control Section, Environmental Services, Wokingham District Council.

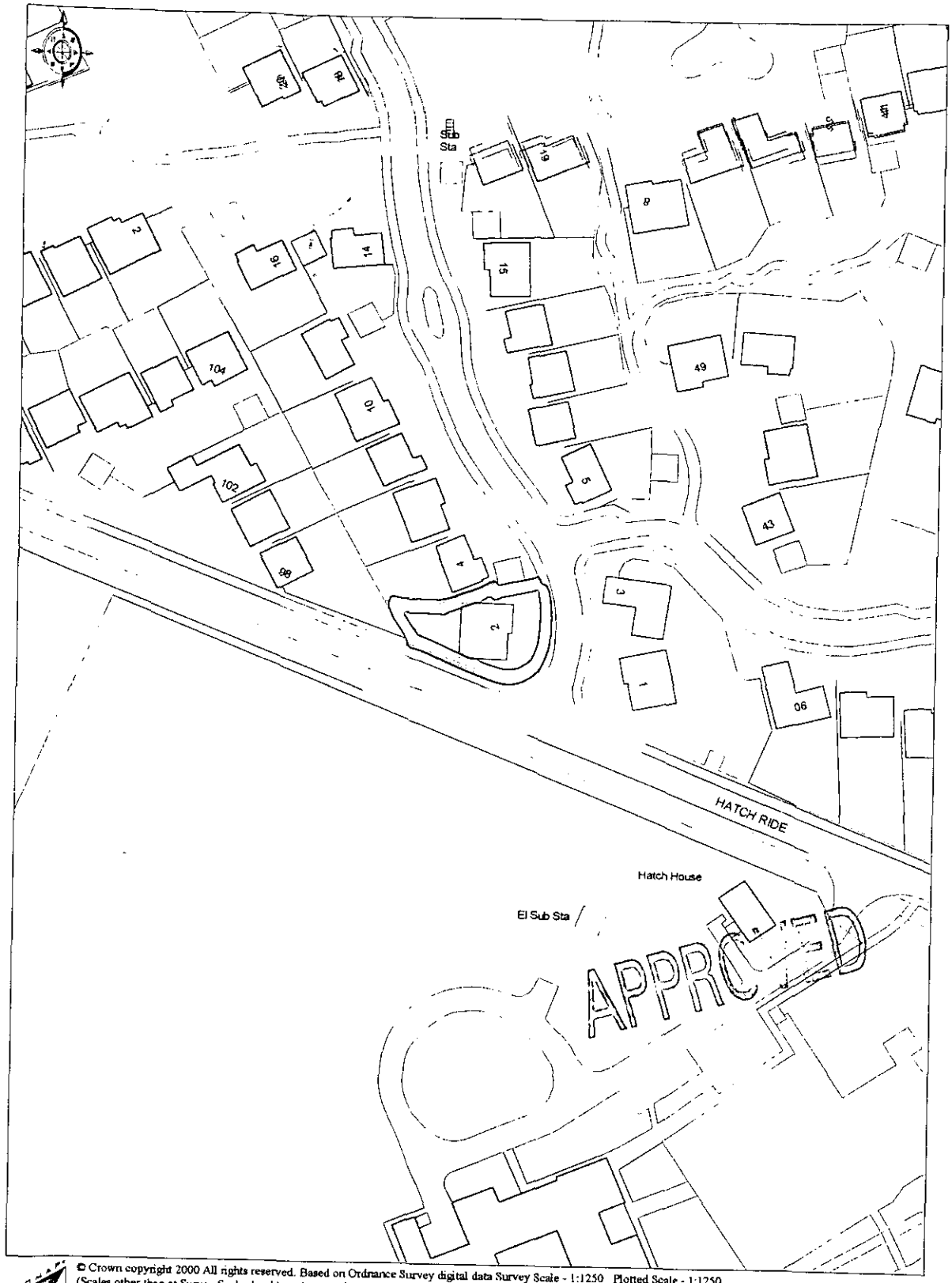
18 May 2000

Scale: 1 : 1250

N
W E
S

10.MAY2000* 1476

PORTLAND CONSERVATORIES

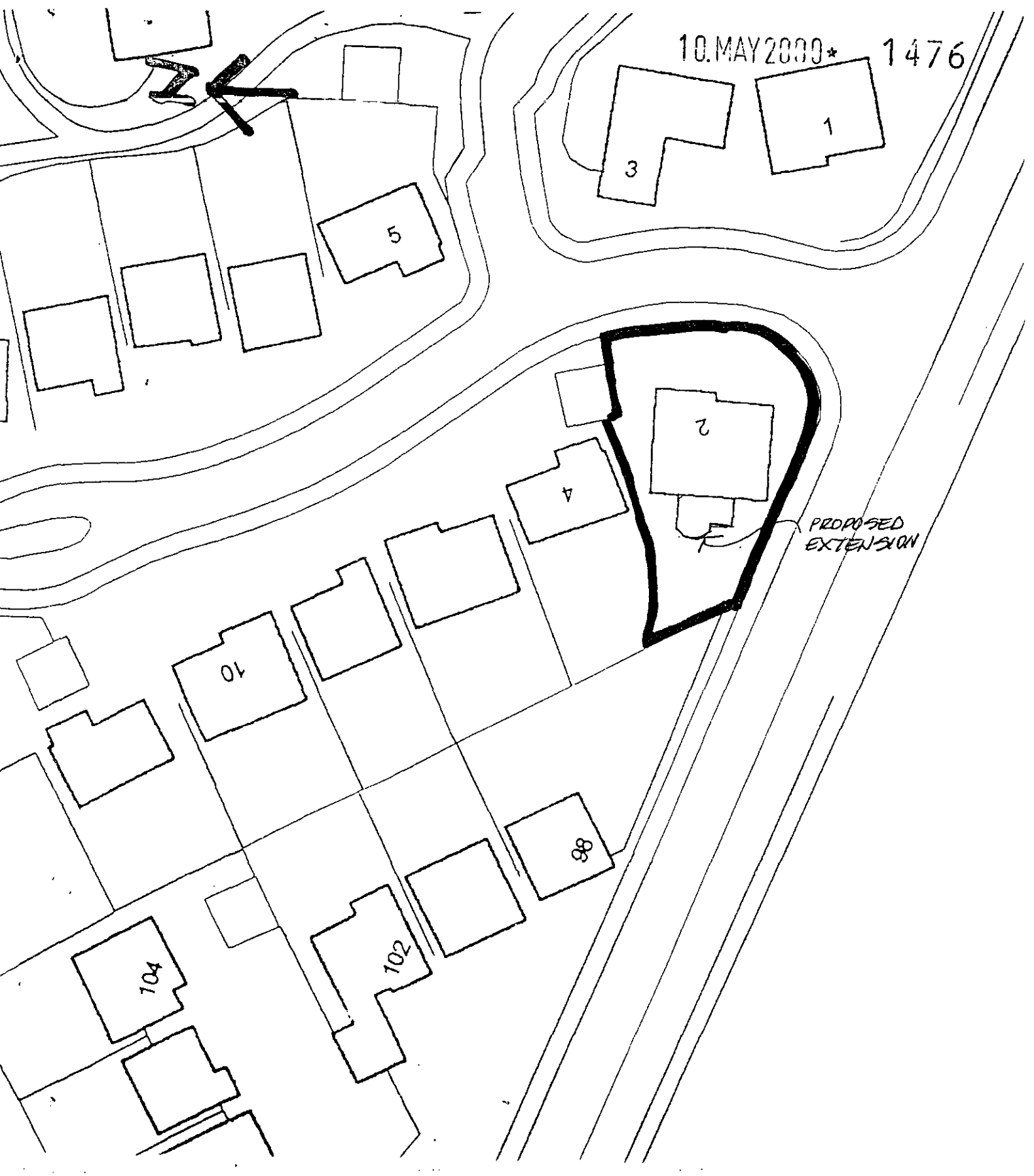


© Crown copyright 2000 All rights reserved. Based on Ordnance Survey digital data Survey Scale - 1:1250 Plotted Scale - 1:1250
(Scales other than at Survey Scale should not be used for accurate measurement). Business occupancy data ©2000 Thomson Directories Ltd.

2, Lupin Ride.

Ordnance Survey
Value Added Reseller

10.MAY2000* 1476



BLOCK PLAN.
SCALE. 1:500.