SYSTEMS LTD

APPLICATION NO:
F/2000/1756

LOCATION:
Ryeish Green Comprehensive School , Ryeish Green Reading.

APPLICANT:
WDC Property Dept C/P Peter North And Partners

PROPOSAL:
Proposed single storey extensions to school

EARLIEST DATE FOR DECISION: **17/07/2000**

APPLICATION WILL HAVE EXPIRED ON:
09/08/2000

CASE OFFICER: **Emy Circuit**

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

WDC Property Dept
C/P Peter North And Partners
42 Upper High Street
Thame
Oxon
OX9 2DW

Application Number: F/2000/1756

Parish: **SHINFIELD**

Location: **Ryeish Green Comprehensive School, Ryeish Green, Reading.**

Proposal: **Proposed single storey extensions to school**

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 work 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: 21/07/2000

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.

MINUTES OF A MEETING OF THE DEVELOPMENT CONTROL COMMITTEE HELD ON WEDNESDAY 19 JULY 2000 FROM 7 00 PM TO 9.55 PM

Present: Mrs D.C. Beatty, Mr. M.J Bryant, Mr. T.P Dredge, Mr. J.L. Earnshaw, Mrs J.A Lissaman, Mrs M.A. Long, Mr. K.A. Malvern, Mrs. M. Robertson, and Fiona Rolls.

Also present under Standing Order 39: Mr. F.D Browne, Mr. G. Cowan, Simon. Etheridge and Mr. A.J.Ross

64. CHAIRMAN

RESOLVED: That Mr. K.A Malvern be elected Chairman of the Committee for the 2000/2001 Municipal Year.

65. VICE-CHAIRMAN

RESOLVED: That Mrs J.A Lissaman be elected Vice-Chairman of the Committee for the 2000/2001 Municipal Year.

66. ORDER OF BUSINESS

With the agreement of the Committee, the order of business was varied so that those applications where members of the public had indicated a wish to speak could be dealt with first.

67. MINUTES

The Minutes of the meeting of the Committee held on 28 June 2000 were confirmed as a correct record and signed by the Chairman.

68. APOLOGIES FOR ABSENCE

Apologies for absence were received from Mr. S.J.Conway, Mr. R.F.N.Eke and Mr. B.J.S Patman.

88. APPLICATION NO 2000/1756, PROPOSED SINGLE STOREY EXTENSIONS TO SCHOOL, RYEISH GREEN SCHOOL, HYDE END LANE, FOR PROPERTY SERVICES WOKINGHAM DISTRICT COUNCIL.

The Committee considered a report on this application as set out on Agenda pages 728 to 732.

RESOLVED: That Application No 2000/1756 be approved subject to the conditions set out on Agenda page 729.

Application No.	Received	Shinfield
F/2000/1756	14/6/00	

Applicant: **Property Services, Wokingham District Council**
Location : **Ryeish Green School, Hyde End Lane**
Proposal : **Proposed single storey extensions to school**

1. **Planning History** – Ryeish Green School is located in the Countryside and the Green Gap between Shinfield and Spencers Wood/Three Mile Cross. In the Loddon Area Local Plan this area is identified as an Area of Sporadic Development and Separation of Settlement. With the exception of a row of houses opposite the school, this is a predominantly rural area. There have been a large number of alterations and ancillary extensions to the school.

2. **Proposal** – The application is for two single-storey extensions, one to the switch room and one to form a boiler room. The boiler room is required due to the failure of the existing system.

   The proposal is before the Development Control Sub-Committee because the applicant is Wokingham District Council Property Services section. Although the consultation on the application does not end until 17 July 2000, the report has been included on the agenda for the Development Control Committee meeting on 19 June because the boiler room is a matter of urgency, being required for 1 October, the start of the heating season. Any observations received subsequent to writing the report will be reported to the Committee verbally.

3. **Consultations** -
   - ***Environmental Health:*** no objection
   - ***Other representations to follow***

3. **Appraisal** – the main issues are:

   A. Impact on neighbouring properties (Policies LBE1 and LBE2 of the Loddon Area Local Plan and WBE1 of the Wokingham District Local Plan, as proposed to be amended)

   B. Impact on the character of the area (Policies LBE1, LBE2, LTV2 and LC1 of the Loddon Area Local Plan and Policies WBE1, WCC1 and WCC2 of the Wokingham District Local Plan, as proposed to be amended).

A. The proposed extensions would be single-storey and surrounded by existing school buildings. Therefore, they would not be visible from neighbouring properties and would have no impact on them.

B. The design of the proposed extensions would be in keeping with the surrounding school buildings and, due to their locations, would not be visible from outside the school site. Therefore, there would be no adverse impact on the character of the area.

5. **Conclusion** - The proposed extensions would not affect the neighbouring properties or the character of the area.

6. **Recommendation** – GRANT Planning Permission subject to the following conditions:

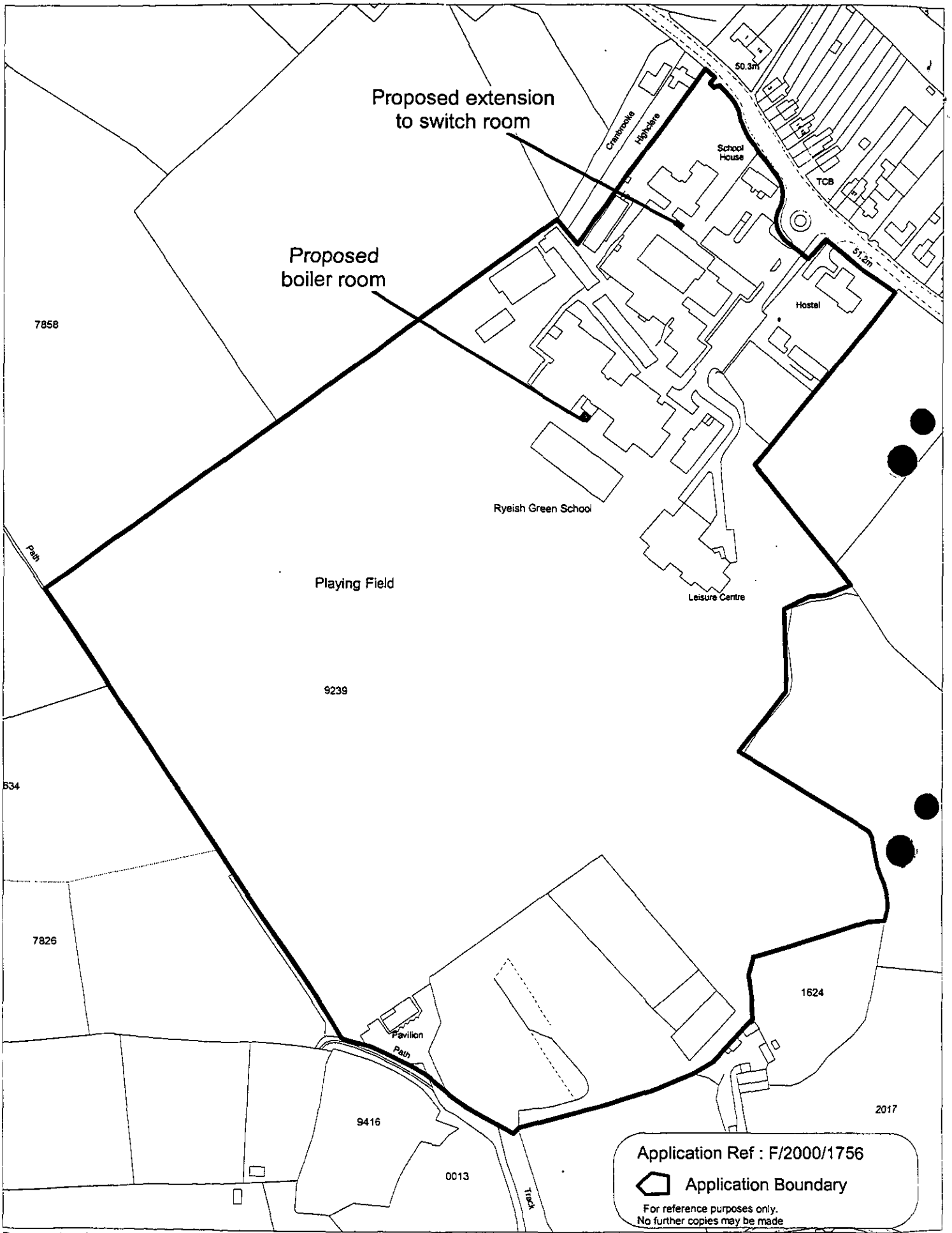
1. The development hereby permitted shall be begun before the expiration of five years from the date of this permission.

2. All new external work shall be carried out in materials that resemble in size, colour and texture, those of the existing building.

REASONS
1. In pursuance of Section 91(1) of the Town and Country Planning Act 1990.

2. In the interests of visual amenity

Emy Circuit



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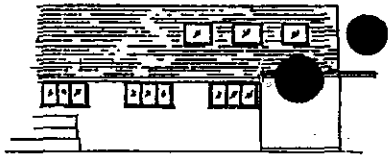
Development Control Section, Environmental Services, Wokingham District Council.
7 July 2000
Scale: 1 : 2500

N
W E
S



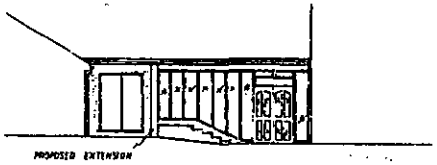
Existing Front Elevation

1 : 100



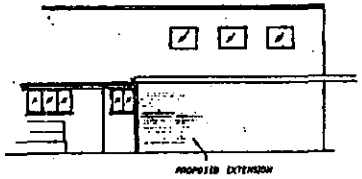
Existing Side Elevation

1 : 100



Proposed Front Elevation

1 : 100



Proposed Side Elevation

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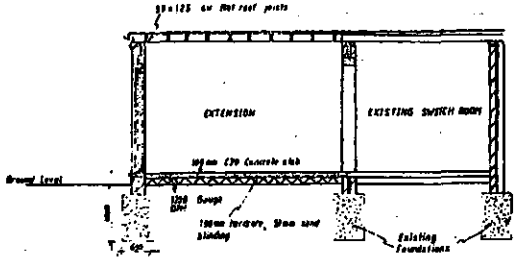


Section A-A

1 : 10

Construction Notes

Foundations :- Size as checked on excavation and to Local Authority approval. Mass concrete to be Grade C20P Reinforced Brickwork, to Lintels to support walls where frame has been omitted.

Ground Slab :- 100 mm clean, compacted hardcore with 50 mm sand blinding, covered with 1200 gauge DPM lapped horizontally and vertically. 125 mm C20 concrete slab.

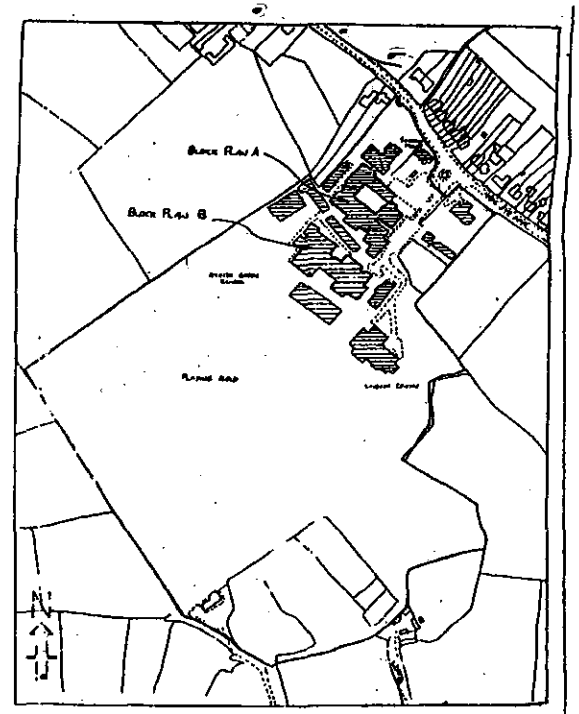
Walls :- 250 mm cavity walls of 100 mm thick Brickwork (Colour and type to match existing). 50 mm cavity and 100 mm thick lightweight concrete Blocks. All cavities to be kept clear of mortar debris, wiring and at every level including DPC's. DPC walls 150 mm above finished ground level. Perpendiculars and vertical DPC's to all cavity openings and abutments. Cavity trays DPC where applicable.

Roof :- 38 x 175 timber roof trusses @ 600 c/c (150) mm horizontal spacing. Lintels to have min. end bearing of 150 mm. All timber to be treated against rot.

Roof :- 9 mm thick sheet of fibre cement roof slates to 65 mm lap fixed to battens. 38 x 125 flat edge joists @ 400 mm c/c fixed to 50 x 100 mm timber wall plate and supported on brackets and supported where shown on roof plan by timber purlins supported centrally with 5 x 50 x (100 mm deep - min depth at apex - 75 mm). White PVC fascia boards to be fixed and to match existing.

Rainwater :- 115 mm half round PVC gutters and 65 mm diameter PVC downpipes, with outlets where shown on drawings, to be discharged into new gully with flexible leaves bonded and discharging within 150 mm DPC clearance to walls.

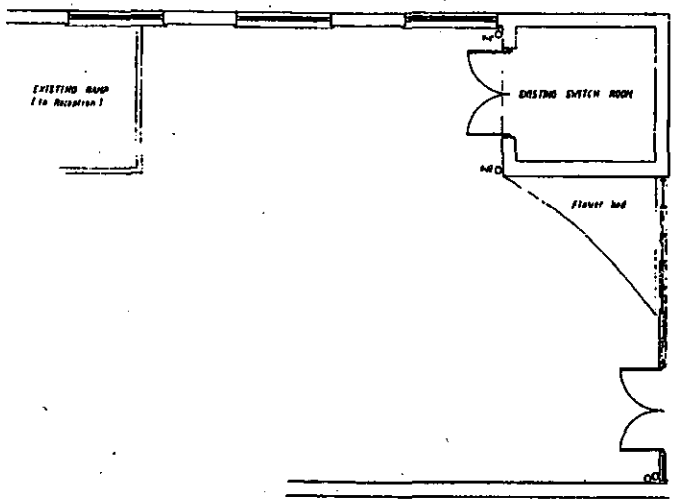
Timber :- All timber to be treated with preservative.



Location Plan

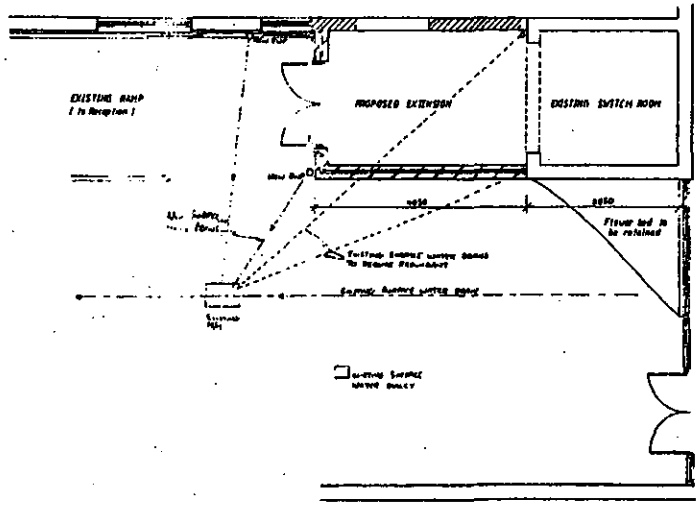
1:2500

731



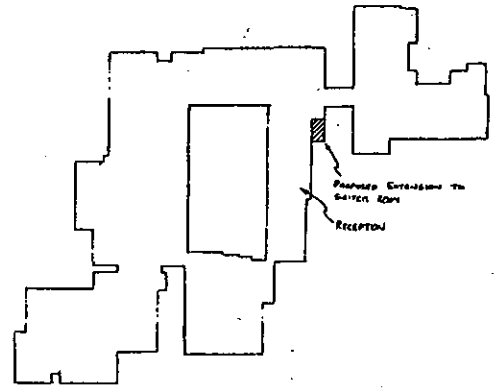
Existing Plan

1 : 50



Proposed Plan

1 : 50

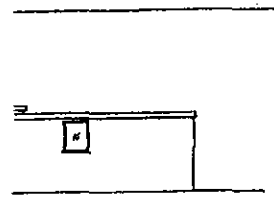


Block Plan A

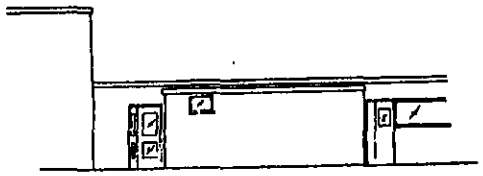
1 : 500

14.DEC2000 1756

TITLE: Proposed Switch Room Ryelsh Green School	PETER NORTH & PARTNERS Chartered Surveyors Building Surveyors Quantity Surveyors 42 UPPER HIGH STREET THAME OXON OX9 2DW TEL: 01844 261222 FAX: 01844 261180
CLIENT: Wokingham District Council	
SCALE:	DRAWN: AGP
DATE: 5-6-00	
WORK No. 13 FILE REF: 99/00(DX.090)	DRY:



Existing Front Elevation
1 : 100



Existing Side Elevation
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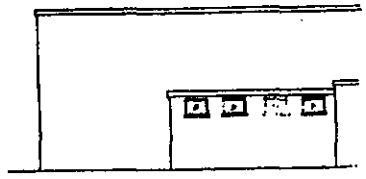

Existing Rear Elevation
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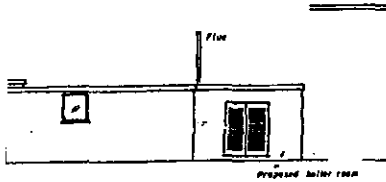

Proposed Front Elevation
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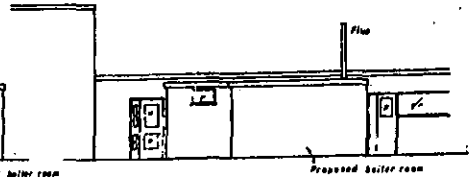

Proposed Side Elevation
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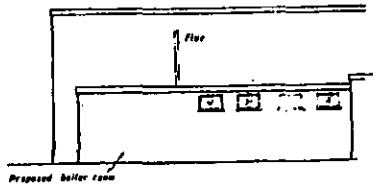
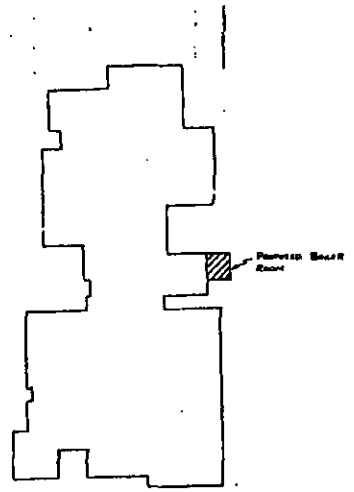
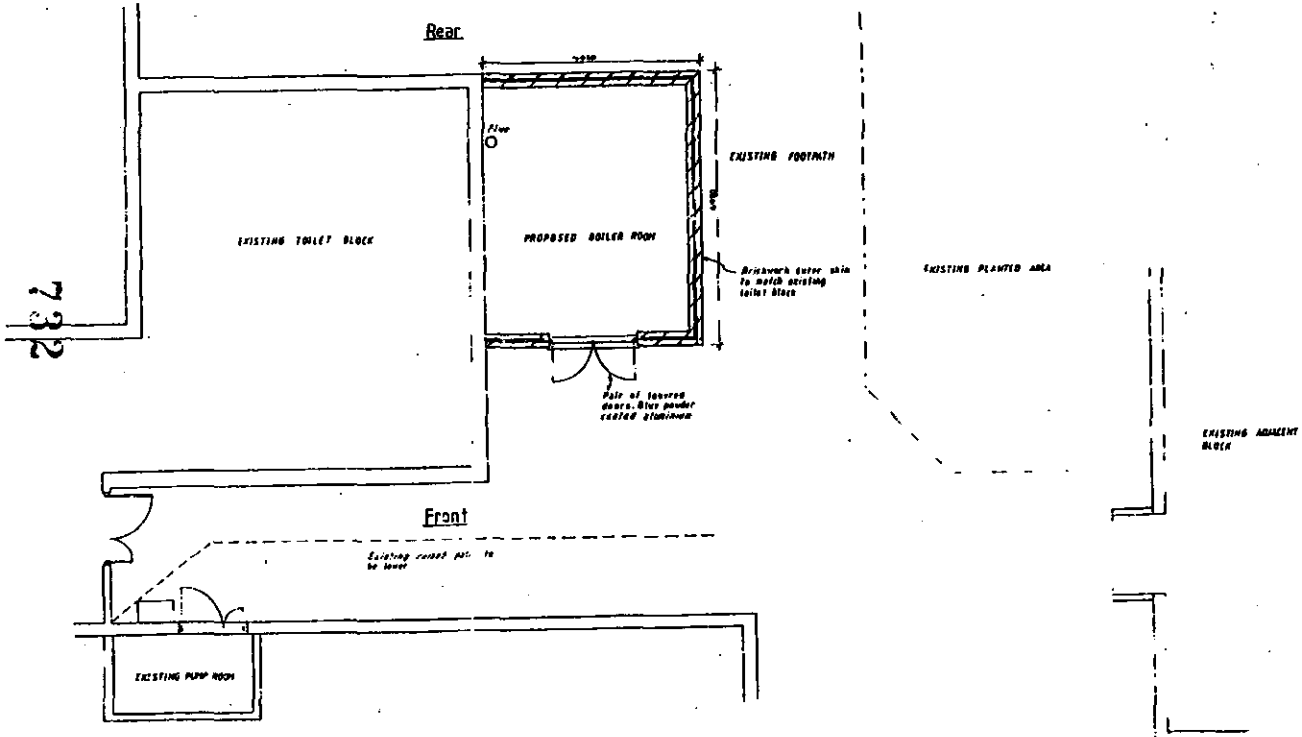


Proposed Rear Elevation
1 : 100



Block Plan B
1 : 500



Plan
1:50

TITLE	Proposed Boiler Room Ryelsh Green School
CLIENT	Wokingham District Council
SCALE	1
DRAWN	AGP
DATE	5-6-00
DWG No.	74
REV	

PETER NORTH & PARTNERS
Chartered Surveyors
Building Surveyors
Quantity Surveyors
42 UPPER HIGH STREET
THAME
OXON OX9 2DW
TEL: 01844 261222

Application Number F/2000/1756
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
01	SC01	SR02	
02	SC53	SR12	NONE.

RECORD OF SITE VISIT

SITE ADDRESS: Ryeish Green Comprehensive School Ryeish Green Reading.

APPLICATION NUMBER: F/2000/1756

OFFICER: Emy Circuit

DATE OF SITE VISIT:.....

1 SITE/STATUTORY NOTICE DISPLAYED ?

2. DESCRIPTION OF SURROUNDINGS

3. DESCRIPTION OF SITE/BUILDING

4. RELATIONSHIP TO ADJOINING PROPERTIES

5. SITE CONSTRAINTS

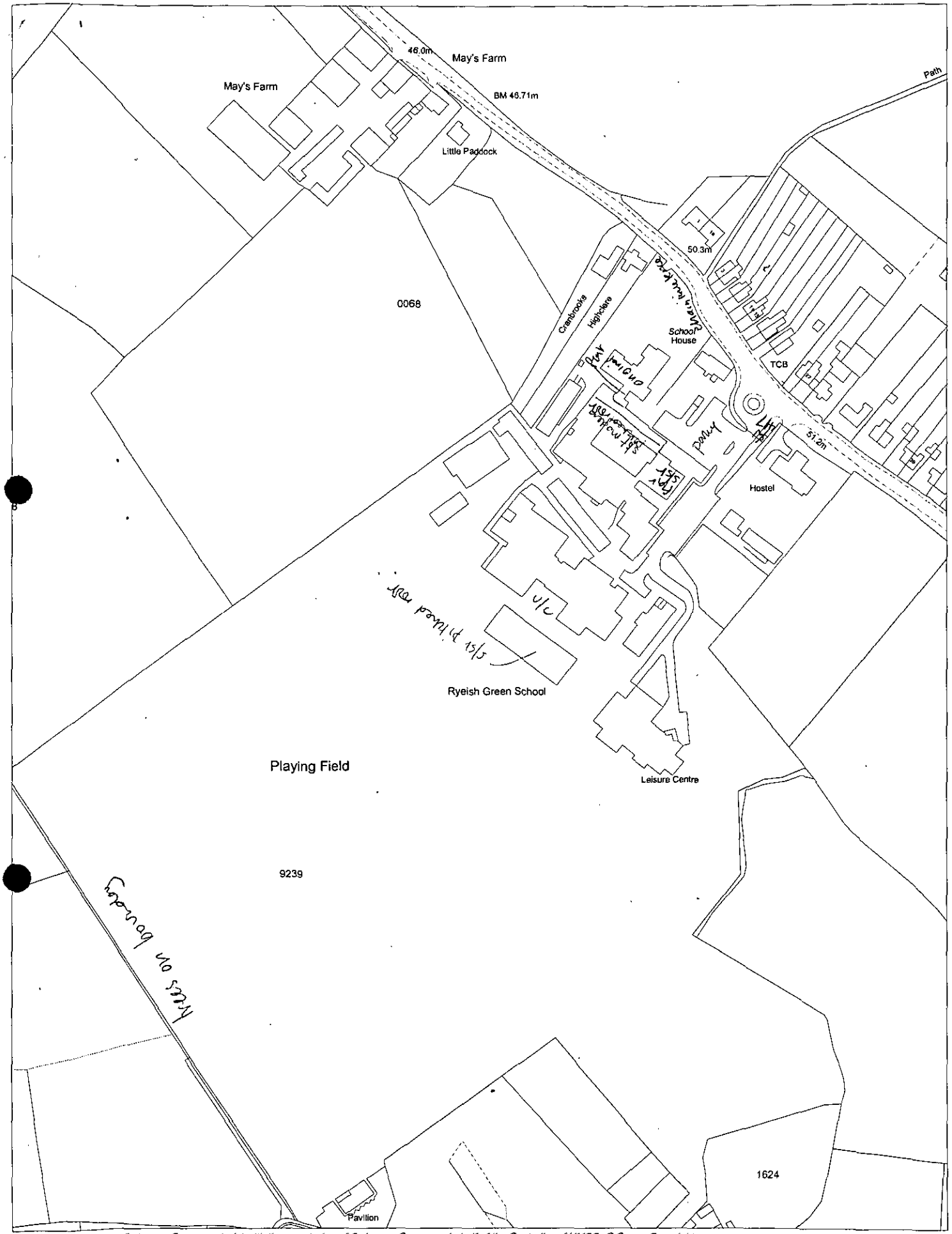
TREES

ACCESS/PARKING

LEVELS

BOUNDARY TREATMENT

OTHERS



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Development Control Section, Environmental Services, Wokingham District Council.

3 July 2000

Scale: 1 : 2500

N W E S

WORK SHEET FOR : Emy Circuit

Application Number : F/2000/1756

Applicant : WDC Property Dept C/P Peter North And Partners.

Location : Ryeish Green Comprehensive School, , Ryeish Green, Reading.

Proposal : Proposed single storey extensions to school

Site Notice Displayed ? :

YES	NO	DATE

Date of Neighbour Notifications : .....

Date of Site Visit : .....

Date Registered : 14/06/2000

Earliest Date for Decision : 17/07/2000

Latest Consultation Date/Site Notice Expiry Date : 17/07/2000

This application will have expired on: 09/08/2000. 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 :

Planning Issues :

Application Number: F/2000/1756

Appraisal :

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

Application No. **Received** **Shinfield**
F/2000/1756 **14/6/00**

Applicant: **Property Services, Wokingham District Council**
Location : **Ryeish Green School, Hyde End Lane**
Proposal : **Proposed single storey extensions to school**

1. **Planning History** – Ryeish Green School is located in the Countryside and the Green Gap between Shinfield and Spencers Wood/Three Mile Cross. In the Loddon Area Local Plan this area is identified as an Area of Sporadic Development and Separation of Settlement. With the exception of a row of houses opposite the school, this is a predominantly rural area. There have been a large number of alterations and ancillary extensions to the school.

2. **Proposal** – The application is for two single-storey extensions, one to the switch room and one to form a boiler room. The boiler room is required due to the failure of the existing system.

   The proposal is before the Development Control Sub-Committee because the applicant is Wokingham District Council Property Services section. Although the consultation on the application does not end until 17 July 2000, the report has been included on the agenda for the Development Control Committee meeting on 19 June because the boiler room is a matter of urgency, being required for 1 October, the start of the heating season. Any observations received subsequent to writing the report will be reported to the Committee verbally.

3. **Consultations** -
   - ***Environmental Health:*** no objection
   - ***Other representations to follow***

3. **Appraisal** – the main issues are:

   A. Impact on neighbouring properties (Policies LBE1 and LBE2 of the Loddon Area Local Plan and WBE1 of the Wokingham District Local Plan, as proposed to be amended)

   B. Impact on the character of the area (Policies LBE1, LBE2, LTV2 and LC1 of the Loddon Area Local Plan and Policies WBE1, WCC1 and WCC2 of the Wokingham District Local Plan, as proposed to be amended).

A. The proposed extensions would be single-storey and surrounded by existing school buildings. Therefore, they would not be visible from neighbouring properties and would have no impact on them.

B. The design of the proposed extensions would be in keeping with the surrounding school buildings and, due to their locations, would not be visible from outside the school site. Therefore, there would be no adverse impact on the character of the area.

5. **Conclusion** - The proposed extensions would not affect the neighbouring properties or the character of the area.

6. **Recommendation** – GRANT Planning Permission subject to the following conditions:

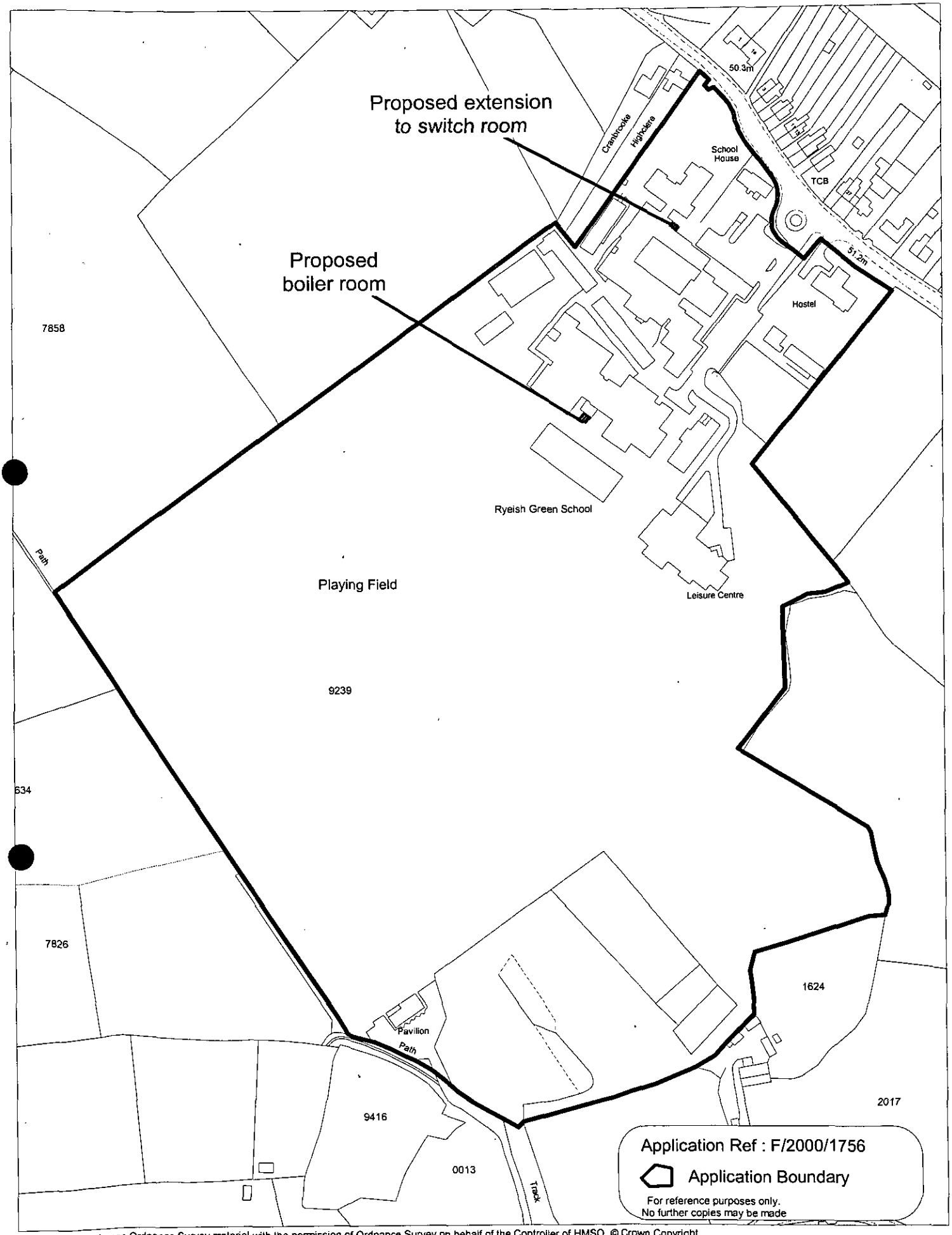
1. The development hereby permitted shall be begun before the expiration of five years from the date of this permission.

2. All new external work shall be carried out in materials that resemble in size, colour and texture, those of the existing building.

REASONS
1. In pursuance of Section 91(1) of the Town and Country Planning Act 1990.

2. In the interests of visual amenity

Emy Circuit



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Development Control Section, Environmental Services, Wokingham District Council.

7 July 2000

Scale: 1 : 2500

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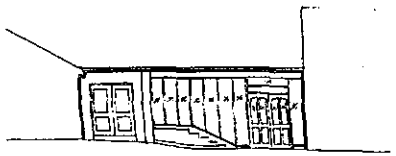
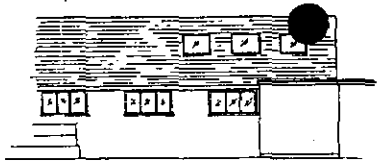


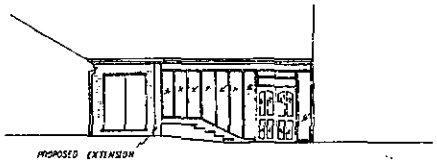
Existing Front Elevation

1 : 100



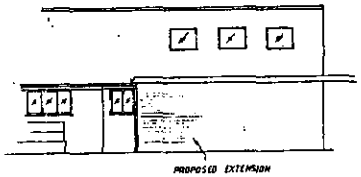
Existing Side Elevation

1 : 100



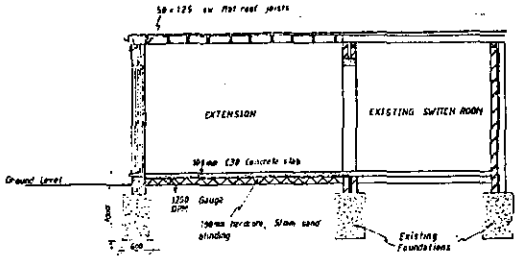
Proposed Front Elevation

1 : 100



Proposed Side Elevation

1 : 100



Section A-A

1 : 10

Construction Notes

Foundations :- Size as indicated on drawings and to 1.0 m deep to local authority approval. Walls below ground to be dense concrete blockwork. All lintels to support walls minimum double pass thereon.

Ground Slab :- 100 mm clean, compacted hardcore with 50 mm sand blinding, covered with 1200 gauge DPM proof membrane. 125 mm C30 concrete slab.

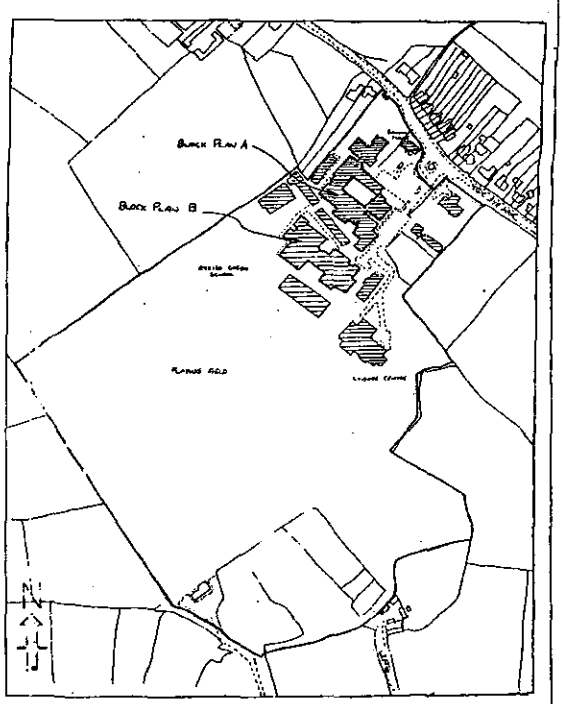
Walls :- 250 mm cavity walls of 100 mm fair brickwork (colour and type to match existing), 50 mm cavity and 100 mm thick lightweight concrete block. All cavities to be kept clear of mortar droppings, debris and at close work including sill's. Ties shall be spaced 900 mm horizontally and 450 mm vertically staggered and at 225 mm centres around openings. DPC to be min. 150 mm above ground level. Ventilation and vertical DPC to all cavity closures and openings. Cavity trays DPC over lintels as required.

Lintels :- To U/S over entrance door openings, precast concrete lintels 65 x 100 mm (typ) over internal openings. Lintels to have min. end bearings of 150 mm. All lintels to have tooth over.

Roof :- 3 layers built up felt (with min. 10 yr guarantee) mop bonded to 18 mm WBP plywood laid to falls. 50 x 125 flat roof joists at 400 mm ctrs fixed to 50 x 100 mm wallplate. Line of eaves and of existing building and boundary where end of new cavity construction required with 5 x 30 x 1.2 mm galv. ms straps at 2000 mm c/c. White pvc fascia boards to be fitted side to match existing.

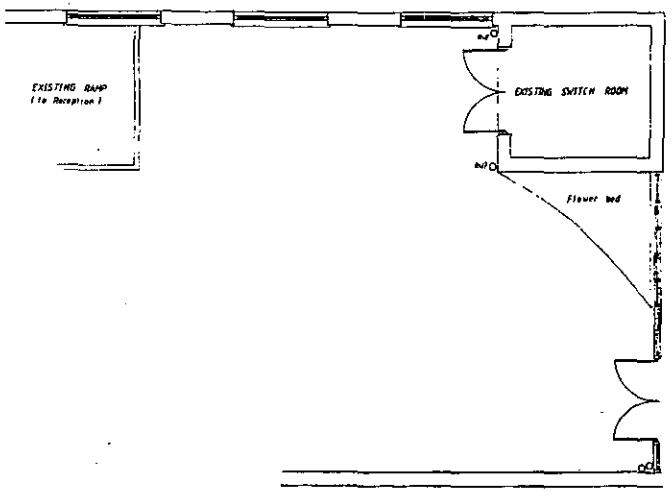
Rainwater :- 115 mm half round PVC gutters and 68 mm diameter PVC downpipes. New outside water drains as shown, to be 100 mm ø PVC with push fit joints bedded and surrounded with 150 mm pea shingle to falls.

Timber :- All timber to be vacuum impregnated with preservative.



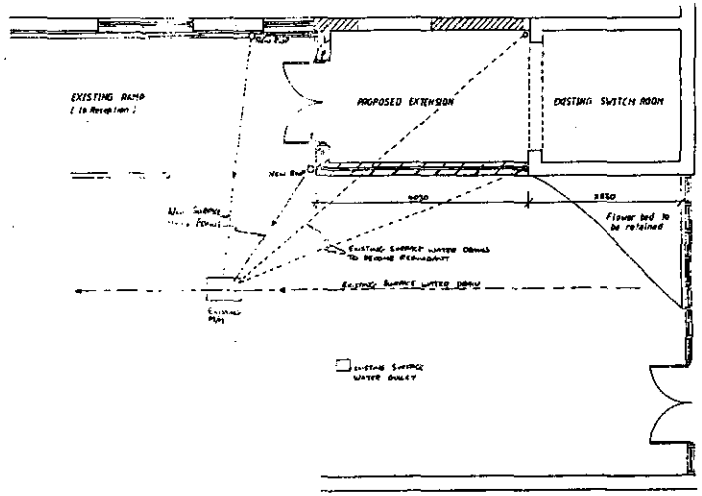
Location Plan

1:2500



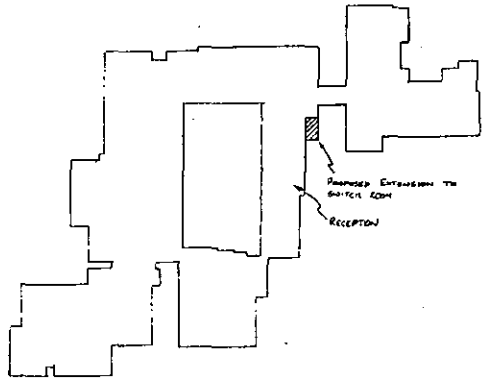
Existing Plan

1 : 50



Proposed Plan

1 : 50



Block Plan A

1:500

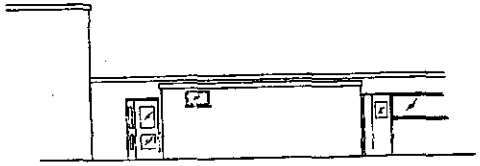
14 DEC 2000 1756

TITLE Proposed Switch Room Ryelish Green School		PETER NORTH & PARTNERS Chartered Surveyors Building Surveyors Quantity Surveyors 42 UPPER HIGH STREET THAME OXON OX9 2DW TEL: 01844 261222 FAX: 01844 261190
CLIENT Wokingham District Council		
SCALE	DRAWN AGP	DATE 5-6-00
DWG No. 13 FILE NAME 99/00/DX.090	REV	



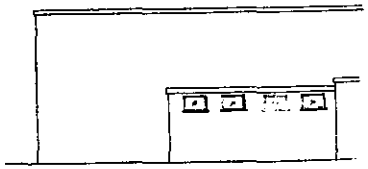
Existing Front Elevation

1 : 100



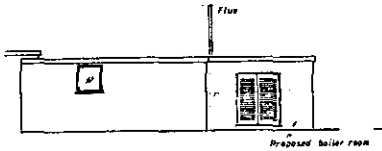
Existing Side Elevation

1 : 100



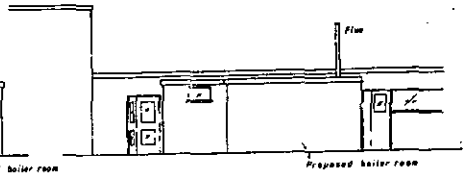
Existing Rear Elevation

1 : 100



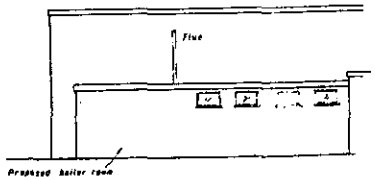
Proposed Front Elevation

1 : 100



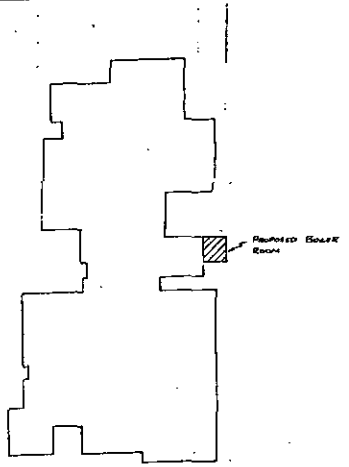
Proposed Side Elevation

1 : 100



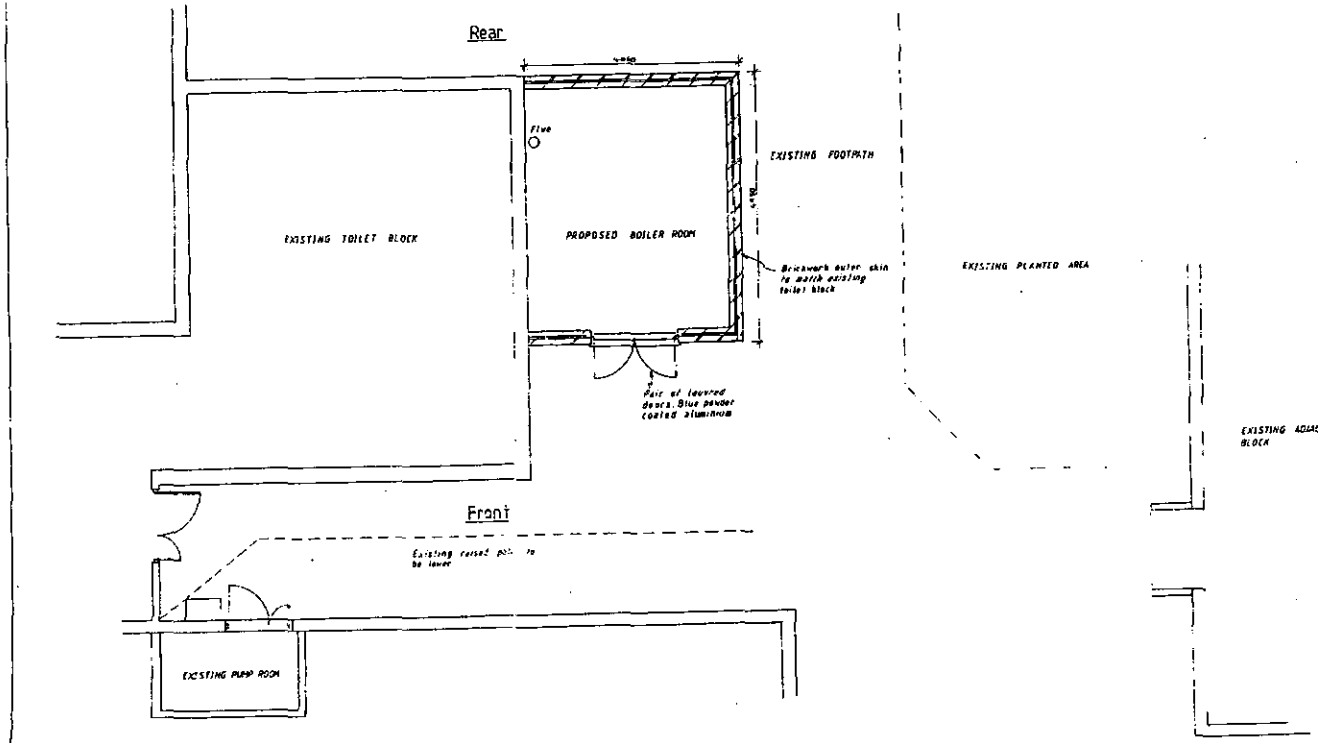
Proposed Rear Elevation

1 : 100



Block Plan B

1 : 500



Plan

1:50

TITLE	Proposed Boiler Room Ryeish Green School
CLIENT	Wokingham District Council
SCALE	
DRAWN	AGP
DATE	5-6-00
DWG No.	14
FILE NAME	99/0010X.090
REV	

PETER NORTH & PARTNERS
Chartered Surveyors
Building Surveyors
Quantity Surveyors
42 UPPER HIGH STREET
THAME
OXON OX9 2DW
TEL: 01844 261222
FAX: 01844 261190

Received by Wokingham District Council

Application No: F/2000/1756

Proposal:
Proposed single storey extensions to school .

Location:
Ryeish Green Comprehensive School, , Ryeish Green, Reading.

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

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

WOODLEY LIBRARY HEADLEY ROAD WOODLEY (9.30am - 7.00pm Mon, Thurs & Fri. 9.30am - 5.00pm Tues, 9.30am - 1.00pm Saturday. closed all day Wednesday). If you intend to view this application at Woodley Library (see details above) please allow 4 days from the date of this notice for delivery of plans.

Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer Emy Circuit P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 17/07/2000. Written comments submitted will become available for public inspection.

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

Head Planning and Transportation

23 June 2000

WOKINGHAM D.C. DEVELOPMENT CONTROL

Start date: ~~16 JUN 2000~~ 14 JUN 2000 Valid	Map No. 79 Site 7.00 (78/79)
Officer: EXC — Application No. F/2000/1756	Easting: ..... Flood Pln .....
	Northing: ..... Mineral .....

Level: ☑ Sub Committee ☐ Delegated ☐ Sec. State

☐ Incorrect Fee ☐ Invalid ☐ PD

Description:
(F.) PROPOSED SINGLE STOREY EXTENSIONS TO SCHOOL

Location: RYEISH GREEN COMP SCHOOL HYDE END LANE

Parish: SHINFIELD Ward: Shinfield 23.6.2000

Applicant: W D C PROPERTY DEPT to be transferred.

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

Enforcement Section to be notified ☐ tick if required

Additional information required for validation

		Reason	Requested	Received
1	1:2500 OS location plan showing property edged in blue/red			
2	1:500 block plan showing existing & proposed dev. + adj. Properties			
3	Forms unsigned			14 JUN 2000
4	Correct S 66 certificate	None	phoned 15/6.	
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 : 23.6.2000 Parish Council Informed - YES / NO

INTERNAL CONSULTATIONS

Building Control .....
Landscape .....
Trees .....
Conservation Officer ✓
Environmental Health .....
Housing .....
Leisure & Cultural services .....
Public Rights of Way .....
Property .....
District Secretary (only if called in by SOS) .....
Policy & Plans .....
Strategic Planning (JSPU) .....
Minerals (BABTIE) .....
Archaeological Site (BABTIE) ✓
Education .....
Social Services .....
Highways .....

EXTERNAL CONSULTATIONS

Adjacent D P A : .....
Adjacent Parish : .....
Southern Electricity Board .....
British Gas .....
PSA Oil Pipeline .....
Transco : .....
Environment Agency .....

Rail Track .....
Police Arch. Liaison Officer .....

HERITAGE BODIES

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

OTHERS: (Rural Area)

.....
.....
No pre-apps.

NEIGHBOURS:

S/N + Ryeish Green Comp. School, Hyde End Lane
Cranbrooke ? Hyde End Lane ✓
Highclere ?
1, 1a, 3, 5, 7, 9, 11, 15 → 47 (odds) Hyde End Lane
10 + 13 Hyde End Lane returned 23 October - no such address

F/2000/1720
Location: 9 Hyde End Road, Spencers Wood, Shinfield
Proposal; Proposed two storey rear extension to dwelling
Case Officer: Emy Circuit
Observations: No comment

F/2000/1758
Location: Ryeish Green Comprehensive School, Spencers Wood
Proposal: Proposed single storey extension to school
Case officer: Emy Circuit
Observations: No comment

F/2000/1745
Location: 26 Larchside Close, Spencers Wood
Proposal: Proposed single storey side extension to dwelling and demolition of existing garage (Amendment to F/2000/1170)
Case Officer: Elaine Connor
Observations: No comment

F/2000/1766
Location; 294 Hyde End Road, Spencers Wood
Proposal: Proposed two storey rear extension to dwelling and loft conversion with dormer extensions.
Case Officer: Emy Circuit.
Observations: No comment

F/2000/1081
Location: Cutbush, Cutbush Lane, Shinfield
The new plans show: Relocation of first floor dividing wall and sub division of garden
Case Officer: Emy Circuit
Observations: No comment

F/2000/1290
Location: Land adjoining 23 Hyde End Lane, Ryeish Green
Proposal: Proposed erection of one detached dwelling
Case Officer: Mrs A Odell

TL/2000/1660
Location: Land opposite junction of Whitley Wood Lane/Shinfield Road
Proposal: Proposed erection of 12 metre high monopole with tri-sector antenna
Case officer: Emy Circuit
Observations: No comment

F/2000/0479
Location: 36 Hollow Lane, Shinfield
Proposal; proposed single storey rear extension to dwelling
Case Officer; Emy Circuit
Observations: No comment

0/2000/1440
Location: Land opposite junction of Clares Green Road/Basingstoke Road, Spencers Wood
Proposal: Outline application for the proposed erection of 80 dwellings
Case Officer; Simon Lewis
Observations: We object on the basis that it is outside the settlement boundary, designated Green Gap and totally inappropriate in the countryside.

It also has an important amenity value as ancient parkland, therefore defining the landscape background to this community.

Continued...

Emy Circuit

From: Helen Rowlay
Sent: 05 July 2000 19:57
To: Emy Circuit
Subject: F/2000/1756

Emy

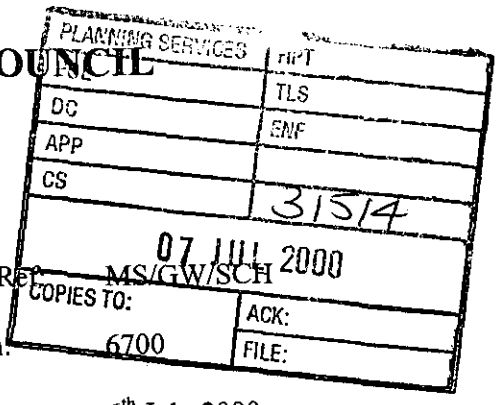
Just a quick note to confirm the above application is supported by the Education Department.

Cheers

Helen

WOKINGHAM DISTRICT COUNCIL

MEMORANDUM



From: Property Services

My Ref: MS/GW/SCH

To: John Mitchell
Development Control Manager - Planning

Extn: 6700

Date: 6th July 2000

cc: Mark Redman
Dave Reading

RYEISH GREEN - BOILER ROOM (Application F/2000 1756)

As you know from our discussion today, we need to replace as a matter of urgency the boilers and heating system to the Technology and Sixth form blocks at the above school (the boilers and underground pipework have failed).

Completion of the works is planned for the start of the heating season (i.e. 1st October) but this includes a new boiler room (approx. 18m^2) and we are dependant upon planning approval being given at the Development Control Sub Committee meeting on 9th August 2000m to meet the programme. The planning application was submitted on 6th June 2000, and this is not a controversial scheme.

I would be grateful if you could ensure that it is dealt with at the August meeting, if not earlier under delegated powers.

Many thanks.

Marc Sartorio
Head of Property Services

WOKINGHAM DISTRICT COUNCIL

MEMORANDUM

From: John Mullaney
Environmental Health

My Ref: JRM

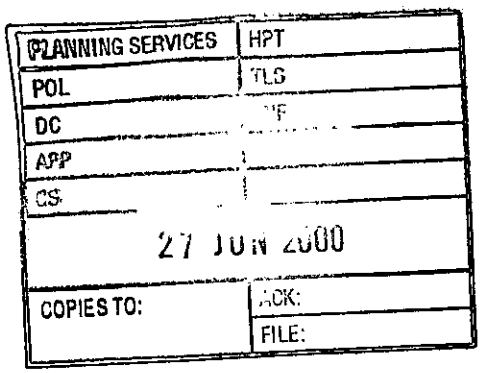
To: Emy Circuit
Planning Department

Date: 26/06/00

RYEISH GREEN SCHOOL, HYDE END LANE, SHINFIELD. F/2000/1756

With reference to the above application I have no objections or comments to make.

John Mullaney
Environmental Health Officer



Peter North & Partners
Chartered Surveyors
Quantity Surveying • Building Surveying • Building Engineers

42 Upper High Street, Thame, Oxon, OX9 2DW
Telephone: (01844) 261222 Facsimile: (01844) 261190

Partners:
Richard C. Andrews, FRICS
David G. Tong, FB Eng. FIAS
Philip L. Ellis, ARICS
Peter North & Partners Ltd
Associates:
Christopher J. Halley, AMSET
In association with Blaygrove Ellis
D.A. Knowles FRICS, ACMoB

FAX TRANSMISSION

Ref:

Date: 14-6-00

Sent to: WOKINGHAM DISTRICT COUNCIL PLANNING

For the attention of: MRS HURST

Sent by: ANDREW PETRONS

No of pages sent (including cover): 3

Please telephone us immediately on 01844 261222 if any page is missing or illegible

Message: PLANNING APPLICATION - RYEISH GREEN SCHOOL

PLEASE FIND ATTACHED SIGNED SECTION 66 CERTIFICATE AS REQUESTED.

HARD COPY IN POST.

REGARDS

A Petrons

14.JUN.2000* 1756

Fax No. 0118 9746484

1789/a

SECTION 66 CERTIFICATE

Application No. 14.JUN.2000* 1756

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

14 JUN 2000* 1756

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) Insert description of steps taken

(b) .....

.....

(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 ... NOTTINGHAM ... DISTRICT COUNCIL

Date ... 13-6-00 .....

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

ADDRESS RYEISH GREEN SECONDARY SCHOOL PARISH SHINFIELD

PLOT No. 1022/59 8/3/61 5/10/60 5/9/66 ORD. SHEET No. 1063/54 ~~28/53~~ ~~183/~~

BUILDER 1538/73 BCC LAB. BLOCK 14.11.73 C/A

Plan No. 00253	Applicant	Description of Development	Date of Decision	Decision
?	B.C.C	2 classrooms Temporary classroom	14.3.54 16. May 73	C.P. C/A
06337	"	PLAYING FIELDS	6.7.77	N/A C/A
06503	"	CARPARK, GYM, ART TECH. BLOCK ETC	15.8.77 ~~7.7.77~~	N/A ~~C/A~~
06698	"	2 HOLDER CLASSROOMS	19.8.77	N/A C/A
08604	"	4 TEMP. CLASSROOMS	17.8.78	N/A C/A
11004	Ryeish Gm P.T.A.	change of bld to garage to house hire bus	5.7.79	N/A C/A
18168	BCC	RENEWAL 06698	22.9.83	N/A C/A
19964	B.C.C.	Physically h'cap. unit	25/8/83	N/A NO object
28092	"	REPL. KITCHEN/DINING UNIT	3.4.85	N/A C/A
29701	"	RENEWAL (A-F)		
31264				
33947	"	SPORTS HALL/COMM. CENTRE		

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

35549

14 JUN 2000 1756

ADDRESS Ryeish Green Secondary School Hyde End Lane PARISH Shinfield

PLOT No. ORD. SHEET No.

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
04346	B.C.C.	3 Classrooms	26 4 76	N/A C/A
05955	BCC	Carpark, coach roundabout art craft technical block & gym	26 4 77	N/A C/A
16014	" "	New 10 class room 6 form teaching block library unit	10. 9 81	C/A
23092	"	REPL. KITCHEN/DINING UNIT ATT. TO SPORTS HALL		
31264	"	TEMP. CLASSROOM	3.10.88	31[illegible]

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

091074

(3) ADDRESS RYEISH GREEN COUNTY SEC. SCHOOL PARISH SHINFIELD

PLOT No. ORD. SHEET No.

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
38443	BCC	MEDICAL UNIT	16.12.91	D
38786	GOVERNORS - THE COTTAGE	S/ST & 2/ST. EXTS. / C/O/USE TO 3 FLATS	5.2.92	C
BRA 11138	RYEISH GREEN SCHOOL "	C/O/USE WITH EXTS. / ALTS TO 3 S/CONT. FLATS	13.1.92	APP
39011	W/DR			
39396	~~W/DR~~ BCC	REPLACE 5 TEMP. CLASSROOMS WITH TEACHING BLOCK COMPRISING 5 CLASSROOMS, OFFICE & TEACHING BAY	10.6.92	C/
40569				
42416	R.G. SCHOOL	C/O/USE RES. COTT. TO STUDY ROOMS.	12.5.94	C
42417	R.G. SCHOOL	S/ST. EXT. TO RESOURCES CENTRE	12.5.94	C

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

091074 AP94/2332	RG SCHOOL	ALTS. TO COTTAGE TO FORM 6TH FORM STUDY	22.3.94	APP
4253P	BCC	2 REPL. CLASSROOMS	5.8.94	C

1933

(4)

ADDRESS RYEISH GREEN COUNTY SECONDARY SCHOOL PARISH SHINFIELD

PLOT No. ORD. SHEET No.

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decisi
99/70607/F				

MINISTRY DECISION

SPECIAL ORDERS

14.JUN.2000 1756

1789/a

SECTION 66 CERTIFICATE

Application No. 14.JUN.2000* 1756

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) . . . . . .

. . . . . .

● Notice of the application as attached to this Certificate, has been published in the (c) . . . . . .

on (d) . . . . . .

(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).

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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:

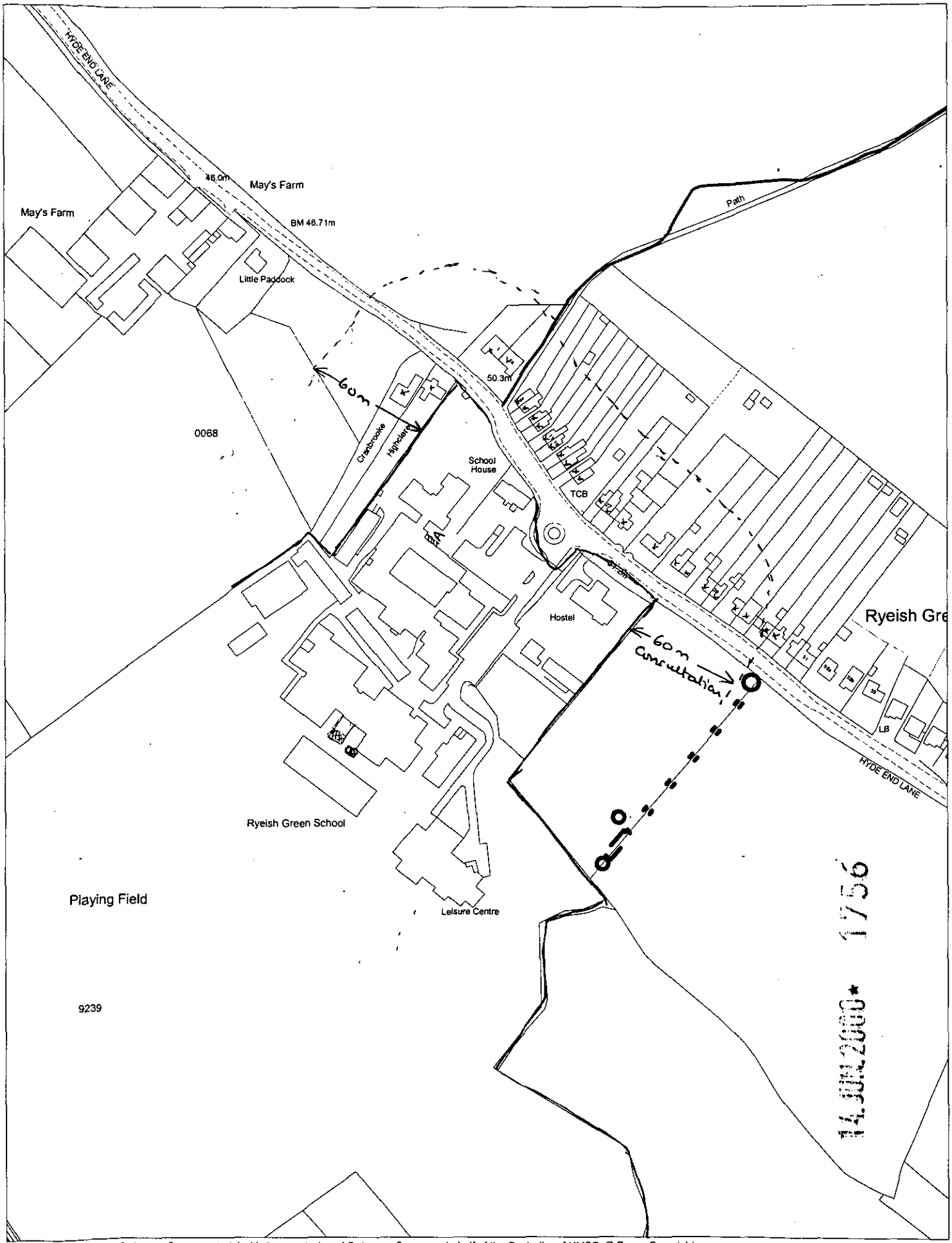
Tenant's name	Address at which notice was served	Date on which notice was served

Signed . . . . . .

On behalf of . . . WOKINGHAM DISTRICT COUNCIL

Date . . . 13-6-00 . . . . . .

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



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Development Control Section, Environmental Services, Wokingham District Council.

13 June 2000

Scale: 1 : 2500

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W E
S