



Design and Access Statement

Park House and Library Substation Upgrade

University of Reading Library
Pepper Lane
Whiteknights
Reading
RG6 6EB

22 July 2025

Thames Valley Surveying Limited
Greenbank
University of Reading
London Road Campus
London Road
Reading
Berkshire
RG1 5AQ



Issue Record

Issue	Date	Description	Created by	Reviewed by
-	22/07/25	Initial issue	CW	JW/EL

1.0 Introduction

This Design and Access Statement has been prepared to accompany the full planning application for the installation of a new substation and standby generator to be installed behind the University of Reading Library on the Whiteknights campus.

The substation and accompanying switch gear will replace the existing substations to the Library and Park House which have reached the end of the economic service life. The Park House substation is now obsolete and in comparison with modern units wastes energy through heat.

2.0 Design

The existing substation building is constructed timber panels with a green textured paint finish.



Photo 1 – Front elevation of existing substation

The generator set and oil tank will be available in standard unobtrusive colours such as grey or green, as the manufacturer of these elements are contractors design the colours will be selected by the contractor when orders are placed.

The generator set and oil tank will be hidden behind a fenced enclosure with timber fencing 1.8m high to be vertical hit and miss hardwood (white oak) boards, 100 x 25mm cross-section, staggered in plan and set either side of concrete posts set in concrete and with timber rails. The timber fence is as per the standard University of Reading specification which is used around the Whiteknights Campus. The fence will also be in the same material and style as timber cladding to the adjacent plant enclosure to the north of the site.

Due to the slope of the site the generator set will be located at a lower level than the transformer building to reduce its impact on the site.

The new transformers and switch gear will be housed in a purpose built brick building with a flat mono pitch roof. The building will be constructed from a buff/brown brindle brick laid in stretcher bond, similar to the adjacent existing store building and to The Cedars (Co-op supermarket). The walls to the new transformer area will be a vertical hit and miss hardwood (white oak) boards, 100 x 25mm cross-section staggered in plan to provide ventilation to the electrical equipment. The pitched roof will be finished with a grey mineral felt to make it as unobtrusive as possible.

Most of the existing planting will be retained with the exception of T1, please see Challice Consulting Ltd tree constraints plant.

To screen the site additional native planting will be used, please see proposed drawing Hard and Soft Landscaping XXXXXXX-TV5-XX-XX-DR-B-XXXX-18201.



Photo 2 – Existing site area.

3.0 Access

The equipment contained within the enclosure and substation building are specialist plant and will only be accessed by specialist maintenance operatives who are sufficiently trained to access area.

Access to the compound will be via a 900mm wide gate which will remain locked when access is not required. Access will be controlled on a permit to works system controlled by the University of Reading.

The site will not be accessible to staff or the general public.