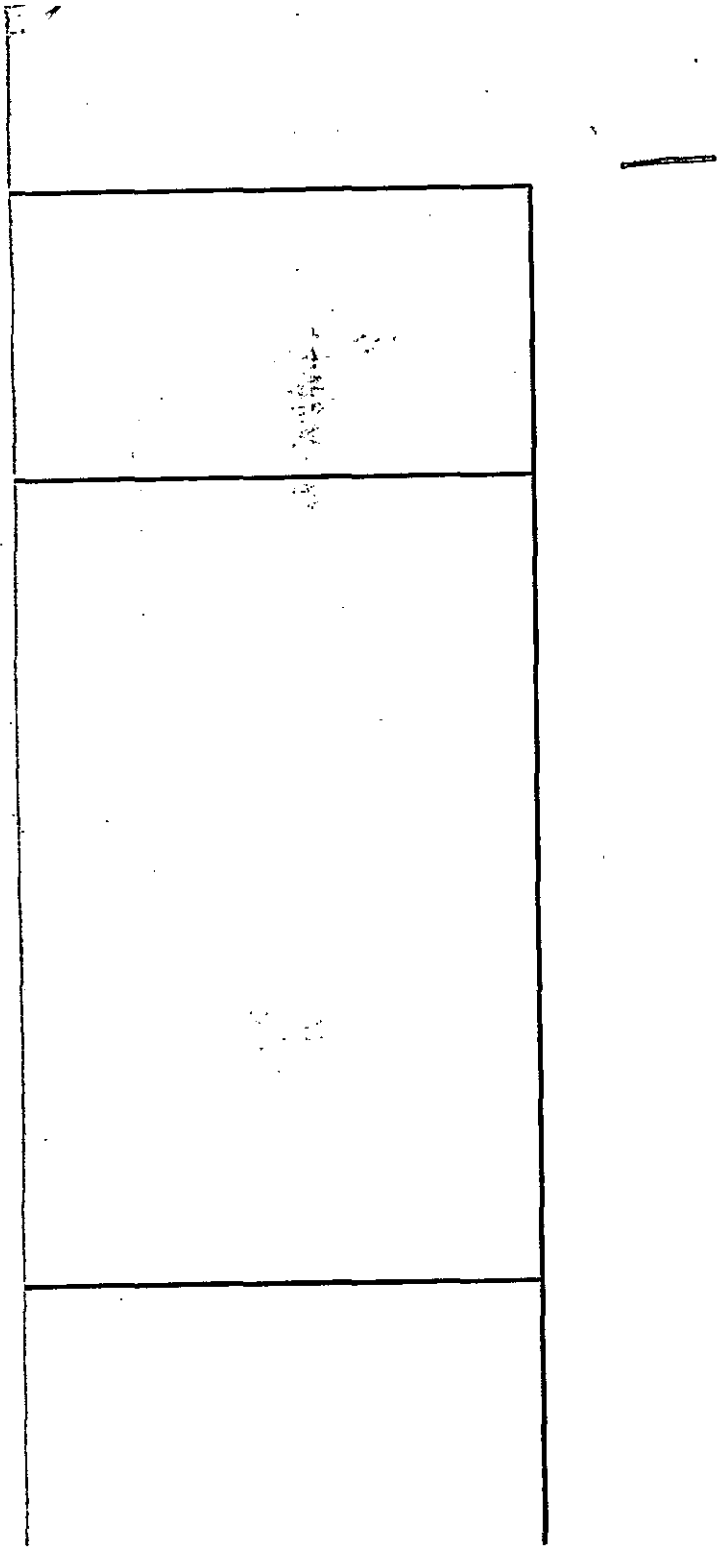


APPLICATION NO:
F/2000/0307

LOCATION:
The Bulmershe School Chequers Way Reading.

APPLICANT:
Wokingham District Council C/O Rollalong Ltd (Dave Allen)

PROPOSAL:
Proposed retention of modular triple classroom block.

EARLIEST DATE FOR DECISION: **10/02/2000**

APPLICATION EXPIRY DATE: **29/02/2000**

CASE OFFICER: **Joss Miller**

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Wokingham District Council
C/O Rollalong Ltd (Dave Allen)
Woolsbridge Industrial Park
Three Legged Cross
WIMBOURNE
Dorset
BH21 6SF

Application Number: F/2000/0307

Parish:	**WOODLEY**
Location:	**The Bulmershe School, Chequers Way, Woodley, Reading**
Proposal:	**Proposed retention of modular triple classroom block**

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.

Head of Planning and Transportation
Date: 02 March 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.

Yellow file copy

590

WOKINGHAM DISTRICT COUNCIL

ENVIRONMENTAL SERVICES DEPARTMENT
PLANNING SERVICES

M E M O R A N D U M

FROM :	**Carol Humphrey** **Development Control Manager**	**MY REF :** **☎**	**CEH/SB/PreApp** **6487**
TO :	**Marc Sartorio** **Property Services**	**YOUR REF :**	**MS/GW/SCH**
		DATE :	**9 November 1999**
cc:	**Christine Dodsworth**		

BULMERSHE COMPREHENSIVE SCHOOL, WOODLEY

You will recall you wrote to me in July 1999 about the above site.

I was advised that a planning application for the renewal of planning permission 42018 would be submitted in late September. My records show that I am still awaiting receipt of this proposal. I would be grateful if you could advise on progress.

Carol Humphrey

WOKINGHAM DISTRICT COUNCIL

MEMORANDUM

From:	Property Services	My Ref:	MS/GW/SCH
To:	Carol Humphrey Head of Development Control	Extn:	6700
cc:	Derek Gray	Your ref.	
		Date:	26th July 1999

PLANNING SERVICES | HPT
POL | TLS
DC | ENF
APP
27 JUL 1999
COPIES TO: 1996 | ACK: | FILE:

BULMERSHE COMPREHENSIVE SCHOOL, WOODLEY

I refer to our discussion last week concerning the fire-damaged classrooms.

As agreed, we will be making an application for renewal of the planning permission (no. 42018) in late September and, subject to your advice, this will probably be for a permanent consent.

We have instructed Rollalong accordingly and no doubt you will be passing on this information to the Liaison Officer.

Marc Sartorio Marc Sartorio

Christine -
So that you know what I've agreed!
Cheers

Released

DEVELOPMENT CONTROL/BUILDING CONTROL CHECKLIST

CHECKLIST WHEN A BUILDING REGULATION APPLICATION HAS BEEN RECEIVED.

SITE DETAILS — **CASE OFFICER**

PLANNING APPLICATION NUMBER	0307 JM
BUILDING CONTROL NUMBER.	FP99/8984 Paul
APPLICANT/AGENT	Rollalong Ltd.
ADDRESS OF SITE	Bulmershe Comprehensive School Chequers Way. WOODLEY.
DESCRIPTION OF PROPOSED WORK	replacement modular triple classroom block to replace fire damaged block

DRAWING NUMBERS	BC	DC
BLOCK PLAN	230086 2 Rev 1	230086-A assume B
ELEVATIONS	L06963/B 1993	L06963/B 1993
FLOOR PLANS	230086 1 Rev 1	230086-A assume B.

CHECKLIST	1ST CHECK	2ND CHECK
PERMITTED DEVELOPMENT		
APPLIC. NECESSARY-NOT RECEIVED	Yes.	
APPLIC.RECEIVED & APPROVED		2/3/00.
APPLIC.RECEIVED-NO DECISION		
APPLIC.REFUSED		
DIFFERENCES BETWEEN DC/BC DRAWINGS		Slight
IF YES, WHAT ARE THE DIFFERENCES ?		one DC floor plans do not show all windows but shown on elevations
DATE	15/7/99.	2/3/00

PROBLEMS	REQUESTED	RECEIVED	REMINDER
PLANNING PERMISSION NEEDED	16/7/99.	4/1/00	
REVISED PLANS NEEDED			
PLANNING APPLIC.REFUSED			
WAIT FOR PLANNING DECISION			

COMMENCED ON SITE	
NO PLANNING DECISION	
NO PLANNING APPLICATION	

MINUTES OF A MEETING OF THE DEVELOPMENT CONTROL SUB-COMMITTEE HELD ON WEDNESDAY 23rd FEBRUARY 2000 FROM 7:30 PM TO 8:50 PM

Present:- Mrs A N C Drake (Chairman), Mr A J Ross (Vice-Chairman), Mrs D C Beatty, Mr M J Bryant, Mr S R Conway, Mr T P Dredge, Mr R F N Eke, Mr J L Earnshaw, Mrs, J A Lissaman, Mrs M A Long, Mrs M Robertson and Fiona Rolls.

Also present under Standing Order 38: Mr P Edwards and Mrs L Siggery.

175. MINUTES

Subject to an amendment to delete the last paragraph of Minute No 171 on page 1342 of the Agenda, the Minutes of the meeting of the Sub-Committee held on 2nd February 2000 were confirmed as a correct record and signed by the Chairman.

184. APPLICATION NO F/2000/0307 – PROPOSED RETENTION OF MODULAR TRIPLE CLASSROOM BLOCK – THE BULMERSHE SCHOOL, CHEQUERS WAY, WOODLEY, FOR PROPERTY SERVICES, WOKINGHAM DISTRICT COUNCIL.

The Sub-Committee considered a report set out on pages 1446 to 1451of the Agenda.

Members considered details of the application and it was

RESOLVED: That Application No F/2000/0307 be approved.

Application No.	**Received**	Woodley
F/2000/0307	4.01.00	

Applicant : Property Services, Wokingham District Council, Shute End, Wokingham
Location : The Bulmershe School, Chequers Way, Woodley
Proposal : Proposed retention of modular triple classroom block

1. **Planning History** – The site is located in the identified settlement of Woodley. The modular classrooms are situated to the south-east of the main school buildings. The school itself is a flat roofed building of curtain walling, situated between a residential area and fields. The school was built persuant to planning permission granted in 1961. Since then, further consents have included various classroom and gymnasium extensions and a music and drama centre.

2. **Proposal** – is for the retention of a modular triple classroom block, first given temporary permission on 4 February 1994.

   The application is before the District Council Sub-Committee as the applicant is Wokingham District Council.

3. **Consultations** -
   - ***Environmental Health*** – No objections
   - ***Education*** – No representations received
   - ***Highways*** – No objection
   - ***Woodley Parish Council*** – No representations received

4. **Appraisal** – The main issues are:

   A. Impact upon the street scene: LALP Policy LBE2 and WDLP Policy WBE1
   B. Impact upon the neighbouring properties: LALP Policy LBE2 and WDLP Policy WBE1

   A. Impact upon the street scene
   The temporary classroom has a width of 7.2 metres and a length of 28.8 metres. The highest part of the roof is 3.9 metres and the eaves height is 2.8 metres. The main footprint of the school lies to the north, so any impact on the street scene is minimised. The classrooms are partially obscured by the building to the east and, as they are situated 48 metres from the wire mesh perimeter fence at the closest point, they are not considered to have an adverse impact on the public footpath running to the east of the site. The Bulmershe Leisure Centre lies to the south of the modular building, thereby reducing the impact on the street scene. There are playing fields to the west

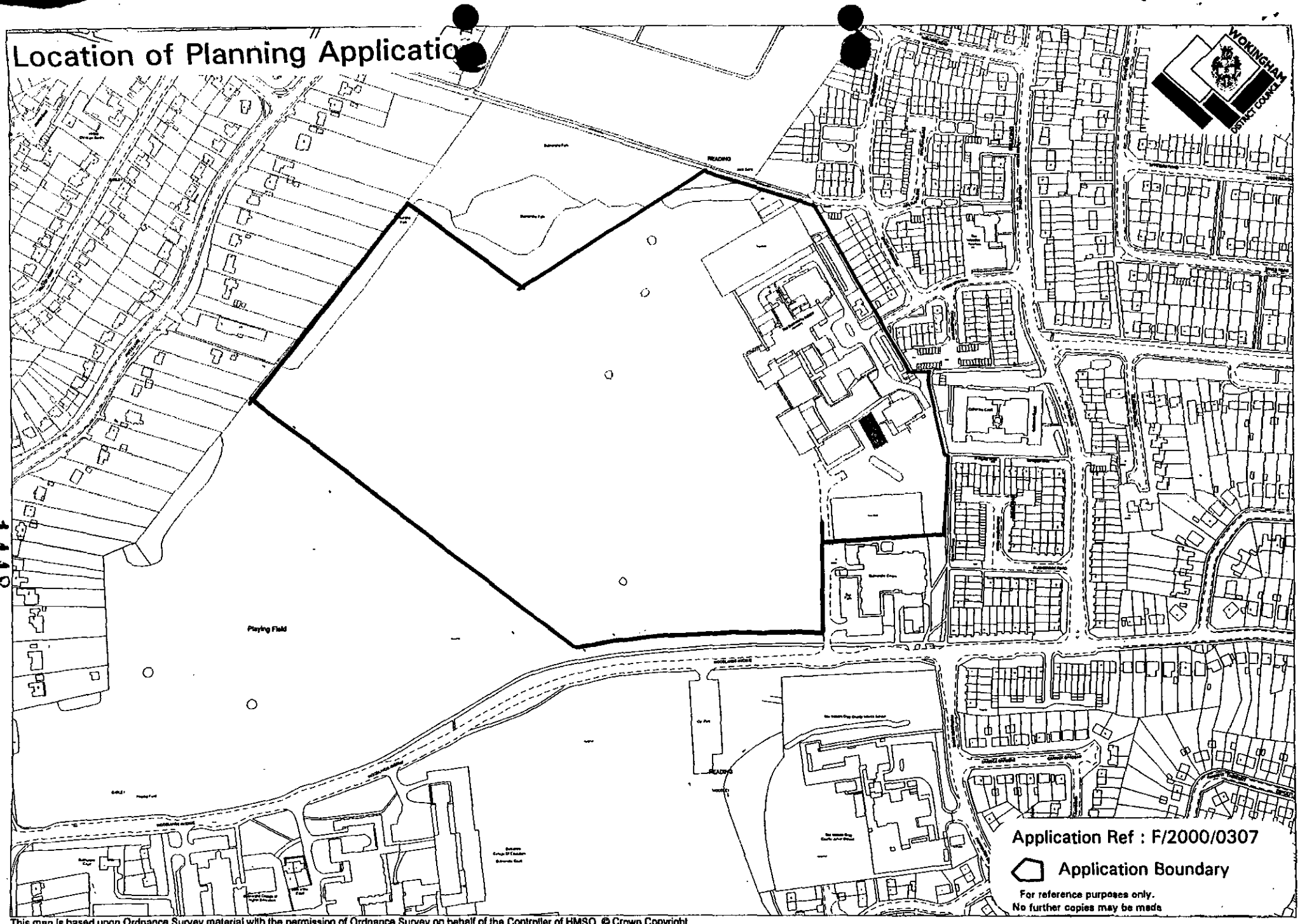
of the site and the highway at Woodlands Avenue is 120 metres from the temporary classrooms to the south-west. The fencing on these sides is also of wire mesh. An existing building partially obscures the classroom from the road and, it is considered that the distance from the highway reduces any impact on this street scene. In addition to this, these classrooms were erected persuant to planning permission granted on 4 February 1994, therefore any impact on the street scene has already been established.

B. Impact upon the neighbouring properties.
The temporary classrooms are approximately 62 metres from the nearest properties. The modular building is obscured by the main bulk of the school buildings, so any impact on the neighbouring properties to the north is minimised. The building to the east of these classrooms partially obscures them from the neighbouring properties. The distance from the properties is such that any adverse impact would be minimised, despite the fact that the wire mesh fence is open to views. Also, because the erection of the classrooms is persuant to planning permission granted on 4 February 1994, any impact on the street scene has already been established. In addition to this, the leisure centre to the south obscures the classrooms from the neighbouring properties, thereby reducing any impact.

5. **Conclusion** – The temporary classrooms are in keeping with the existing buildings and the surrounding area and will not, therefore, have a detrimental impact on the adjacent properties or the street scene.

6. **Recommendation** – GRANT permanent planning permission.

Joss Miller



1448

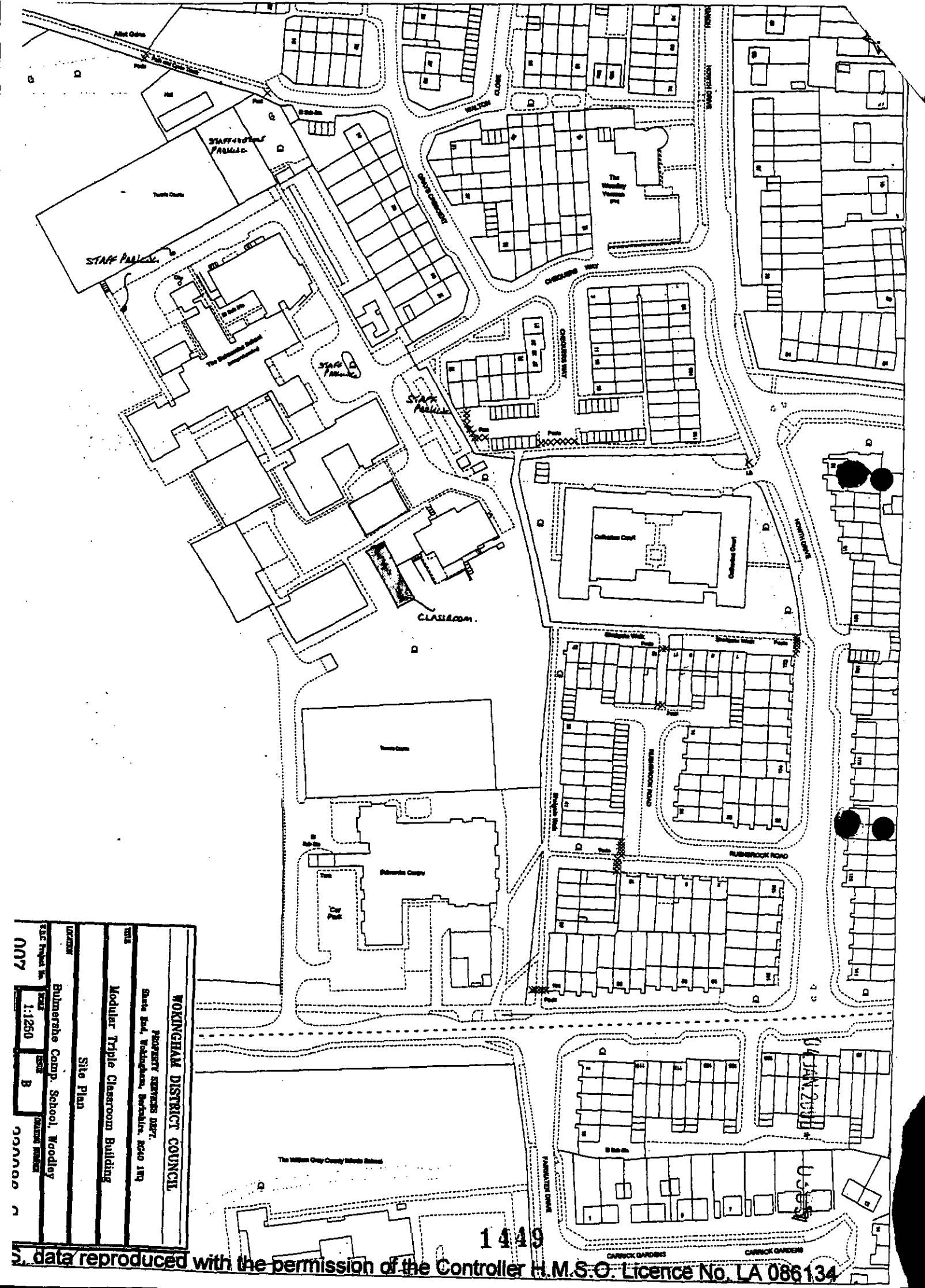
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Central Support Section, Environmental Services, Wokingham District Council.

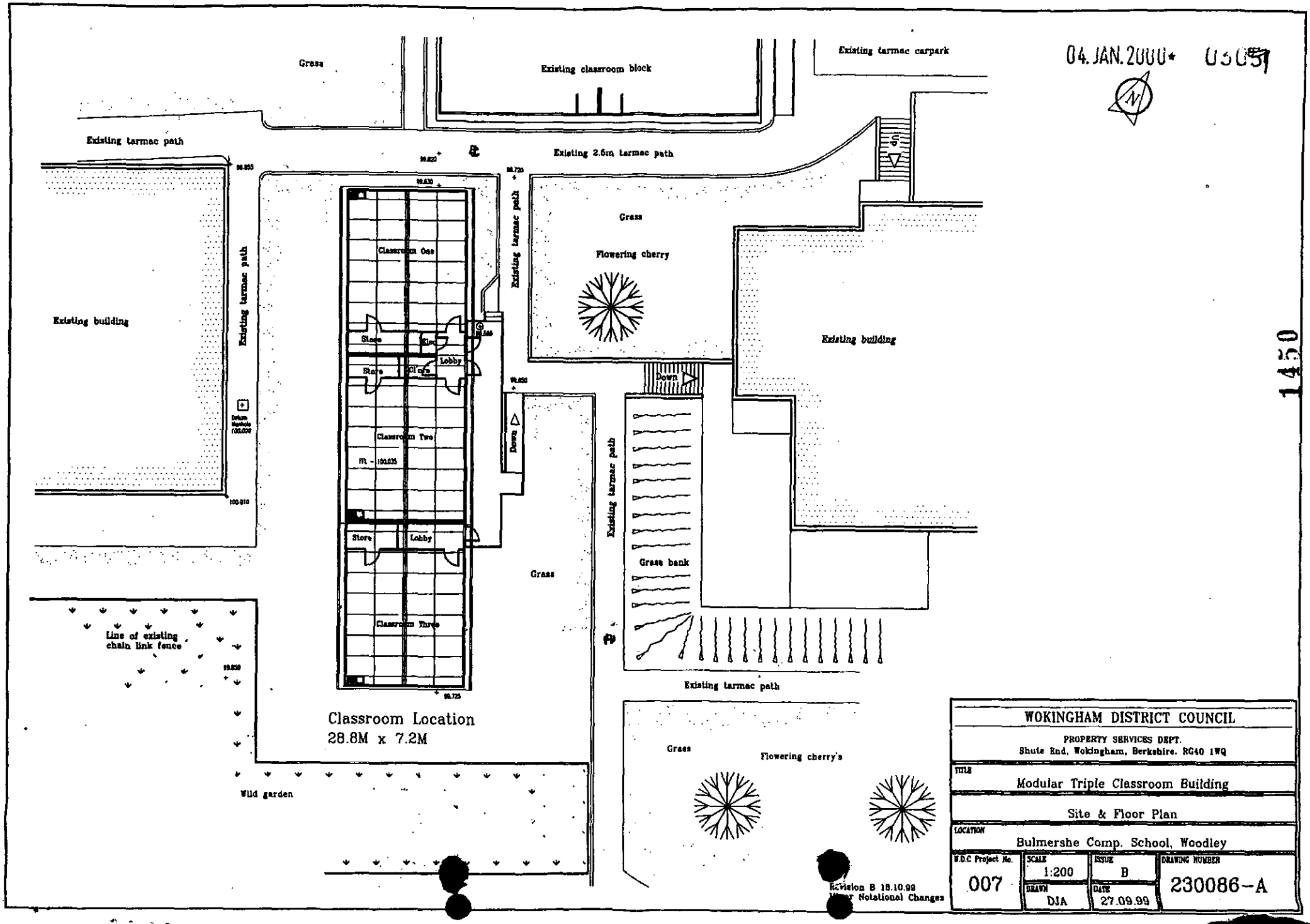
23 February 2000

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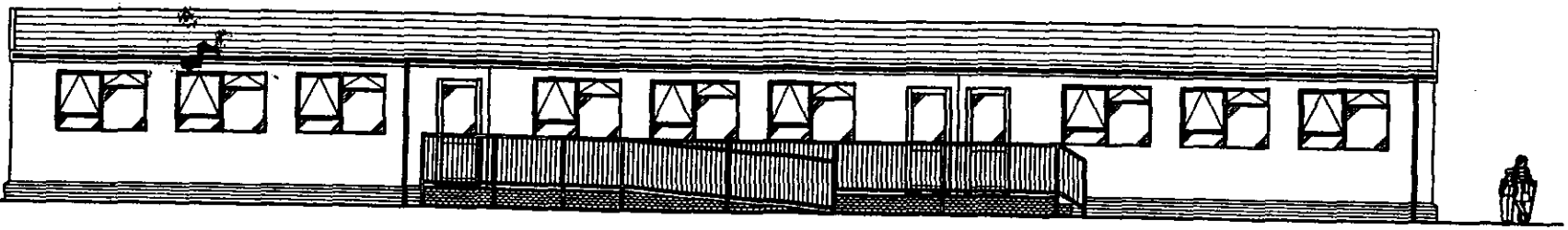
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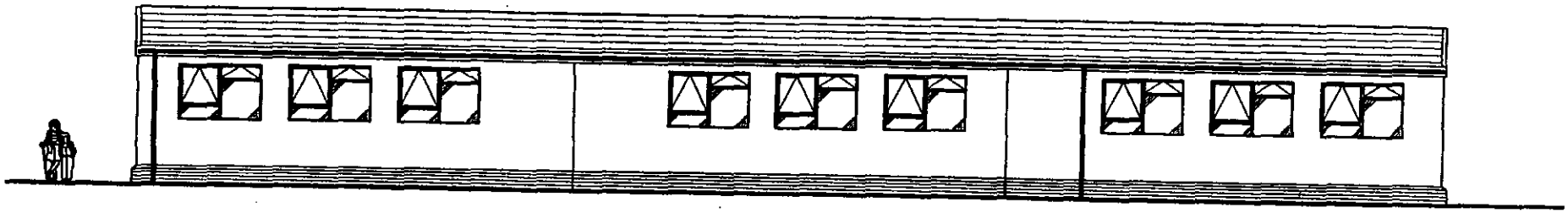

04.JAN.2000*
03059
Grass
Existing classroom block
Existing tarmac carpark
Existing tarmac path
Existing 2.5m tarmac path
Existing building
Existing tarmac path
Classroom One
Store
Store
Lobby
Existing tarmac path
Grass
Flowering cherry
Existing building
Down
Classroom Two
Down
Existing tarmac path
Grass bank
Store
Lobby
Grass
Classroom Three
Line of existing chain link fence
Classroom Location
28.8M x 7.2M
Wild garden
Existing tarmac path
Grass
Flowering cherry's
Revision B 18.10.99
Minor Notational Changes
1450
WOKINGHAM DISTRICT COUNCIL
PROPERTY SERVICES DEPT.
Shute End, Wokingham, Berkshire. RG40 1WQ
TITLE
Modular Triple Classroom Building
Site & Floor Plan
LOCATION
Bulmershe Comp. School, Woodley
W.D.C Project No.
007
SCALE
1:200
ISSUE
B
DRAWING NUMBER
230086-A
DRAWN
DJA
DATE
27.09.99
G:\BERKS\WOKING\230086\230086-A Mon Oct 18 13:39:08 1999

04.JAN.2000* 0305

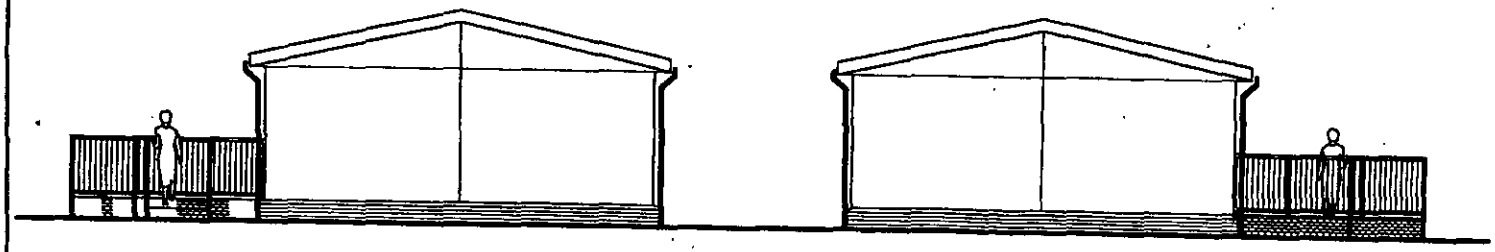


NORTHEAST ELEVATION

1431



SOUTHWEST ELEVATION



NORTHWEST ELEVATION

SOUTHEAST ELEVATION

REVISION B 18.10.99
MINOR NOTATIONAL CHANGES

WOKINGHAM DISTRICT COUNCIL	
PROPERTY SERVICES DEPT. Shute End, Wokingham, Berkshire. RG40 1WQ	
TITLE	Modular Triple Classroom Building
	Elevations
LOCATION	Bulmershe Comp. School, Woodley
W.D.C Project No. 007	SCALE 1:100 / ISSUE B / DRAWING NUMBER 230086-B
DRAWN DJA	DATE 27.09.99

G:\BERKS\WOKING\230086\230086-B Mon Oct 18 13:45:05 1999

Application No. F/2000/0307

Received 4.01.00

Applicant : Property Services, Wokingham District Council, Shu[illegible]n, Wokingham
Location : The Bulmershe School, Chequers Way, Woodley
Proposal : Proposed retention of modular triple classroom block

1. **Planning History** – The site is located in the identified settlement of Woodley. The modular classrooms are situated to the south-east of the main school buildings. The school itself is a flat roofed building of curtain walling, situated between a residential area and fields. The school was built persuant to planning permission granted in 1961. Since then, further consents have included various classroom and gymnasium extensions and a music and drama centre.

2. **Proposal** – is for the retention of a modular triple classroom block, first given temporary permission on 4 February 1994.

   The application is before the District Council Sub-Committee as the applicant is Wokingham District Council.

3. **Consultations** -
   - ***Environmental Health*** – No objections
   - ***Education*** – No representations received
   - ***Highways*** – No objection
   - ***Woodley Parish Council*** – No representations received

4. **Appraisal** – The main issues are:

   A. Impact upon the street scene: LALP Policy LBE2 and WDLP Policy WBE1
   B. Impact upon the neighbouring properties: LALP Policy LBE2 and WDLP Policy WBE1

   A. Impact upon the street scene
   The temporary classroom has a width of 7.2 metres and a length of 28.8 metres. The highest part of the roof is 3.9 metres and the eaves height is 2.8 metres. The main footprint of the school lies to the north, so any impact on the street scene is minimised. The classrooms are partially obscured by the building to the east and, as they are situated 48 metres from the wire mesh perimeter fence at the closest point, they are not considered to have an adverse impact on the public footpath running to the east of the site. The Bulmershe Leisure Centre lies to the south of the modular building, thereby reducing the impact on the street scene. There are playing fields to the west of the site and the highway at Woodlands Avenue is 120 metres from the temporary classrooms to the south-west. The fencing on these sides is also

of wire mesh. An existing building partially obscures the classroom from the road and, it is considered that the distance from the highway reduces any impact on this street scene. In addition to this, these classrooms were erected persuant to planning permission granted on 4 February 1994, therefore any impact on the street scene has already been established.

B. Impact upon the neighbouring properties.
The temporary classrooms are approximately 62 metres from the nearest properties. The modular building is obscured by the main bulk of the school buildings, so any impact on the neighbouring properties to the north is minimised. The building to the east of these classrooms partially obscures them from the neighbouring properties. The distance from the properties is such that any adverse impact would be minimised, despite the fact that the wire mesh fence is open to views. Also, because the erection of the classrooms is persuant to planning permission granted on 4 February 1994, any impact on the street scene has already been established. In addition to this, the leisure centre to the south obscures the classrooms from the neighbouring properties, thereby reducing any impact.

5. **Conclusion** – The temporary classrooms are in keeping with the existing buildings and the surrounding area and will not, therefore, have a detrimental impact on the adjacent properties or the street scene.

6. **Recommendation** – GRANT permanent planning permission.

Joss Miller

WORK SHEET FOR : Joss Miller

Application Number : F/2000/0307

Applicant : Wokingham District Council C/O Rollalong Ltd (Dave Allen).

Location : The Bulmershe School Chequers Way Woodley.
Proposal : Proposed retention of modular triple classroom block.

Site Notice Displayed ? :

YES	NO	DATE

Date of Neighbour Notifications : .....

Date of Site Visit : .....

Date Registered : 04/01/2000

Earliest Date for Decision : 10/02/2000

Latest Consultation Date/Site Notice Expiry Date : 10/02/2000

Application Expiry Date: 29/02/2000

Consultation Responses :

Planning Issues :

Application Number: F/2000/0307

Appraisal :

Recomendation : Approval: ☐ **Refusal:** ☐

(tick appropriate box)

Application Number F/2000/0307
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal

RECORD OF SITE VISIT

SITE ADDRESS: The Bulmershe School Chequers Way Reading.

APPLICATION NUMBER: F/2000/0307

OFFICER: Joss Miller

DATE OF SITE VISIT: 31/1/00

1 SITE/STATUTORY NOTICE DISPLAYED ? 8 site notices - see attached plan.

2. DESCRIPTION OF SURROUNDINGS
Terraced houses and bungalows on boundaries

3. DESCRIPTION OF SITE/BUILDING
1960's comprehensive school.

4. RELATIONSHIP TO ADJOINING PROPERTIES
Public footpaths in between houses and school grounds.

5. SITE CONSTRAINTS

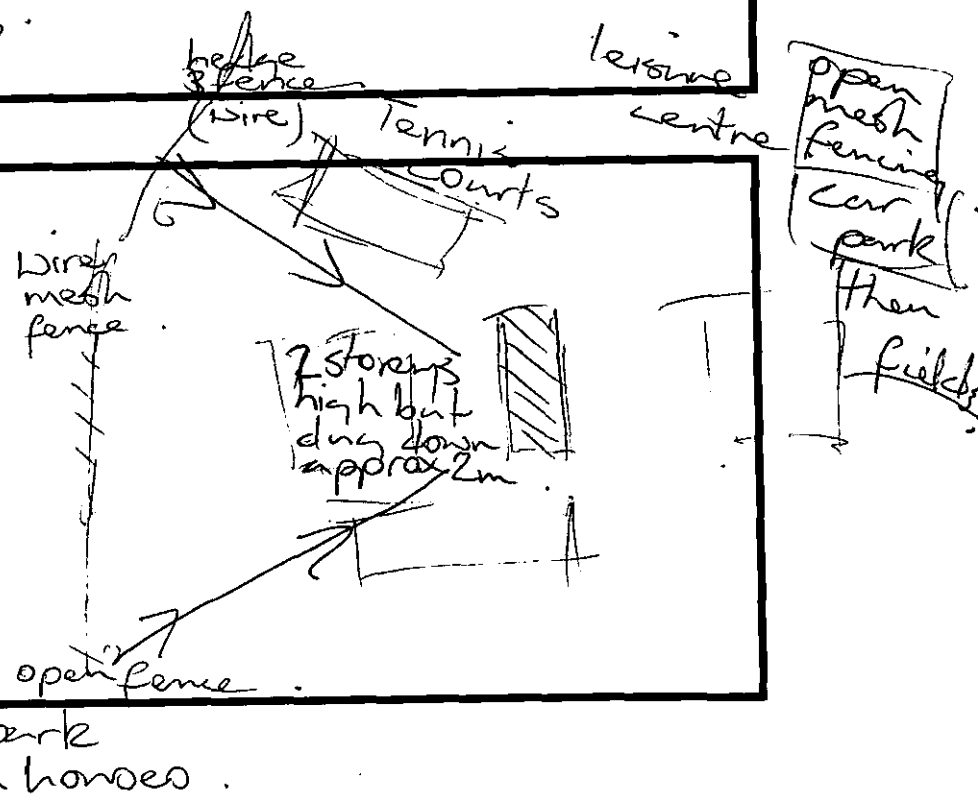
TREES

ACCESS/PARKING

LEVELS

BOUNDARY TREATMENT

OTHERS



Tel: (0118) 974 6463

Date:

My ref: F/2000/0307

CONFIDENTIAL

Councillor E Preston
81 Howth Drive
Woodley
RG5 3DJ

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: 33505 - Wokingham

Dear Councillor

Application Number: F/2000/0307
The Bulmershe School Chequers Way Woodley.
Proposed retention of modular triple classroom block.

I write to let you know that the above mentioned application has been recommended for

APPROVAL: ☐ REFUSAL: ☐ under delegated powers.

If you have any questions please do not hesitate to contact Joss Miller on **(0118) 974 6463**. If you then feel the application needs to be transferred to the next available Development Control Sub-Committee for decision please fill in the form below.
This form must be received no later than _____

Yours faithfully

Head of Planning and Transportation

LISTING FORM
Case officer: **Joss Miller** Application Number: **F/2000/0307**
The Bulmershe School Chequers Way Reading.
Proposed retention of modular triple classroom block.

Transfer: Yes ☐ No ☐
Reason for Transfer:

_____

_____

Signed: _____ Date: _____

Print Name:_____

NB. It would be helpful for speedy decision making if you could respond, even if you do not wish this application to be transferred.

Tel: (0118) 974 6463

Date:

My ref: F/2000/0307

CONFIDENTIAL

Councillor V Samuel
18 Wheble Drive
Woodley
RG5 3DT

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: 33505 - Wokingham

Dear Councillor

Application Number: F/2000/0307
The Bulmershe School Chequers Way Woodley.
Proposed retention of modular triple classroom block.

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Yours faithfully

Head of Planning and Transportation

LISTING FORM
Case officer: **Joss Miller** Application Number: **F/2000/0307**
The Bulmershe School Chequers Way Reading.
Proposed retention of modular triple classroom block.

Transfer: Yes ☐ No ☐
Reason for Transfer:

_____

_____

Signed: _____ Date: _____

Print Name:_____

NB. It would be helpful for speedy decision making if you could respond, even if you do not wish this application to be transferred.

Committee

FROM: Joss Miller

DATE: 17 January 2000

Woodley Town Council Consultation Sheet

PLANNING SERVICES | RPT
POL | TLS
DC
APP
CS
14

Application Number: F/2000/0307

Proposal: Proposed retention of modular triple classroom block..

Site Address: The Bulmershe School Chequers Way Woodley.

Applicant: Wokingham District Council C/O Rollalong Ltd (Dave Allen).

Your observations are required in respect of this application **by 10/02/2000** .

0307

No comment.

SIGNED: _____ DATE: 10.2.00

CLERK TO Woodley Town Council

Plan No. F/2000/0428: Proposed single storey rear extension to dwelling, plus first floor side extension – 83 Beechwood Avenue
The committee particularly asked that any neighbours' comments were taken into account for this application.

Plan No. F/2000/0436: Proposed two storey side extension to dwelling and single storey rear extension – 44 Ravensbourne Drive
The committee particularly asked that any neighbours' comments were taken into account for this application.

Plan No. 99/70820 (Revised): Proposed single storey rear extension to industrial unit – Unit 15 Headley Road (rear of Farriers Close), for Hicks Developments Ltd.
The committee noted the revised plans showing proposed landscaping screening and fully supported the concerns and comments from neighbours in Farriers Close.

PLANNING SERVICE
POL TLS
APP
CS
11 FEB 2000
COPIES TO: FILE

RESOLVED:

- to make no comments on the following plans:

Plan No. F/1999/0216: Proposed single storey front and rear extensions to dwelling, plus front and rear dormer extensions to form rooms in loft space

Plan No. F/1999/0223: Proposed first floor side extension to dwelling – 12 Mitchell Way

Plan No. F/1999/0237: Proposed single storey rear extension to dwelling – 79 Headley Road

Plan No. F/1999/0259: Proposed erection of brick wall entrance feature – land adjacent 27 Willowside

Plan No. F/2000/0291: Proposed single storey rear extension to dwelling – 5 Farman Close

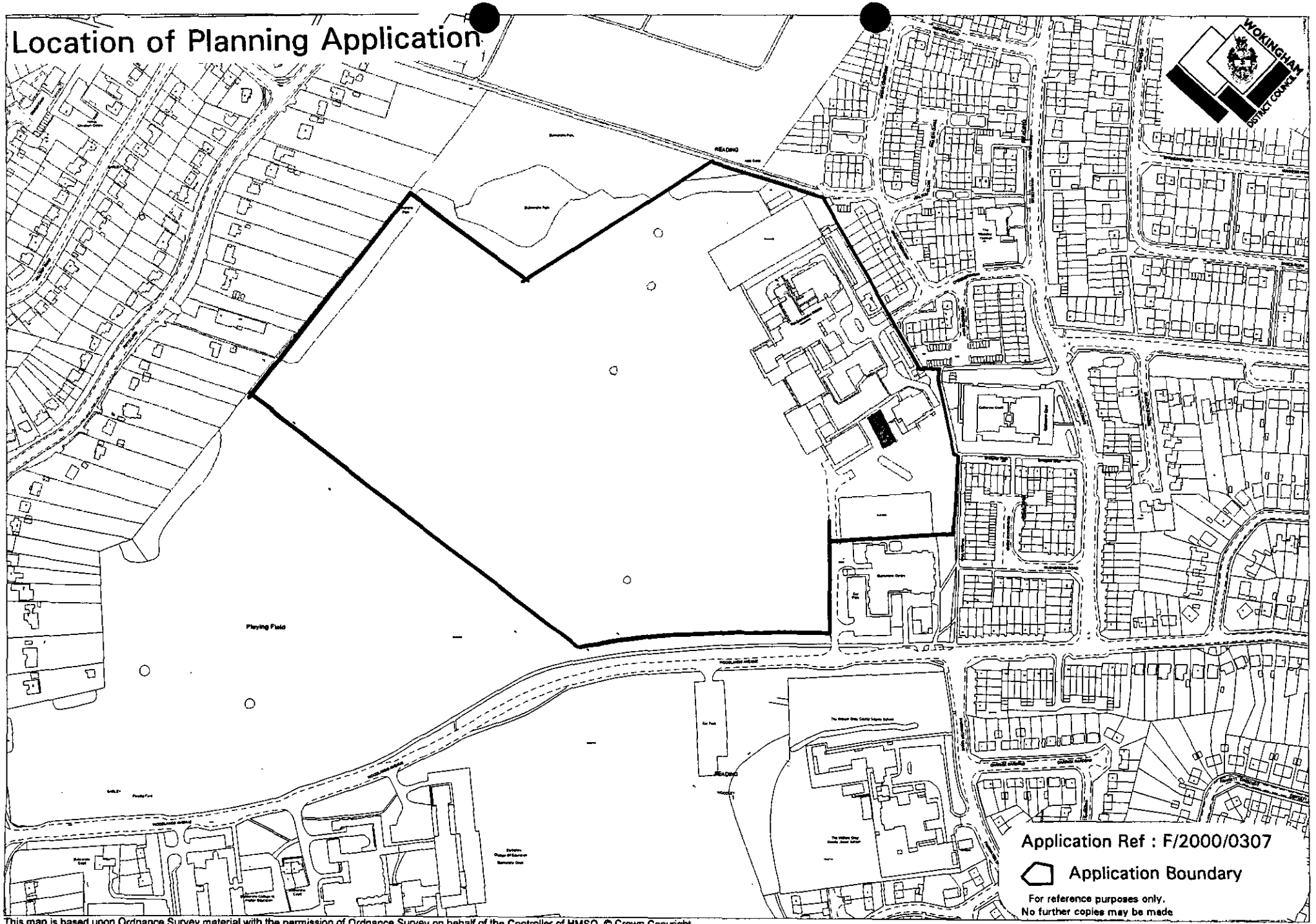
Plan No. F/2000/0292: Proposed single storey rear extension to dwelling to form conservatory – 3 Ashwood

Plan No. F/2000/0303: Proposed loft conversion with rear dormer – 23 Rowan Drive

JKM

Plan No. F/2000/0307: Proposed retention of modular triple classroom block – The Bulmershe School, Chequers Way

Location of Planning Application



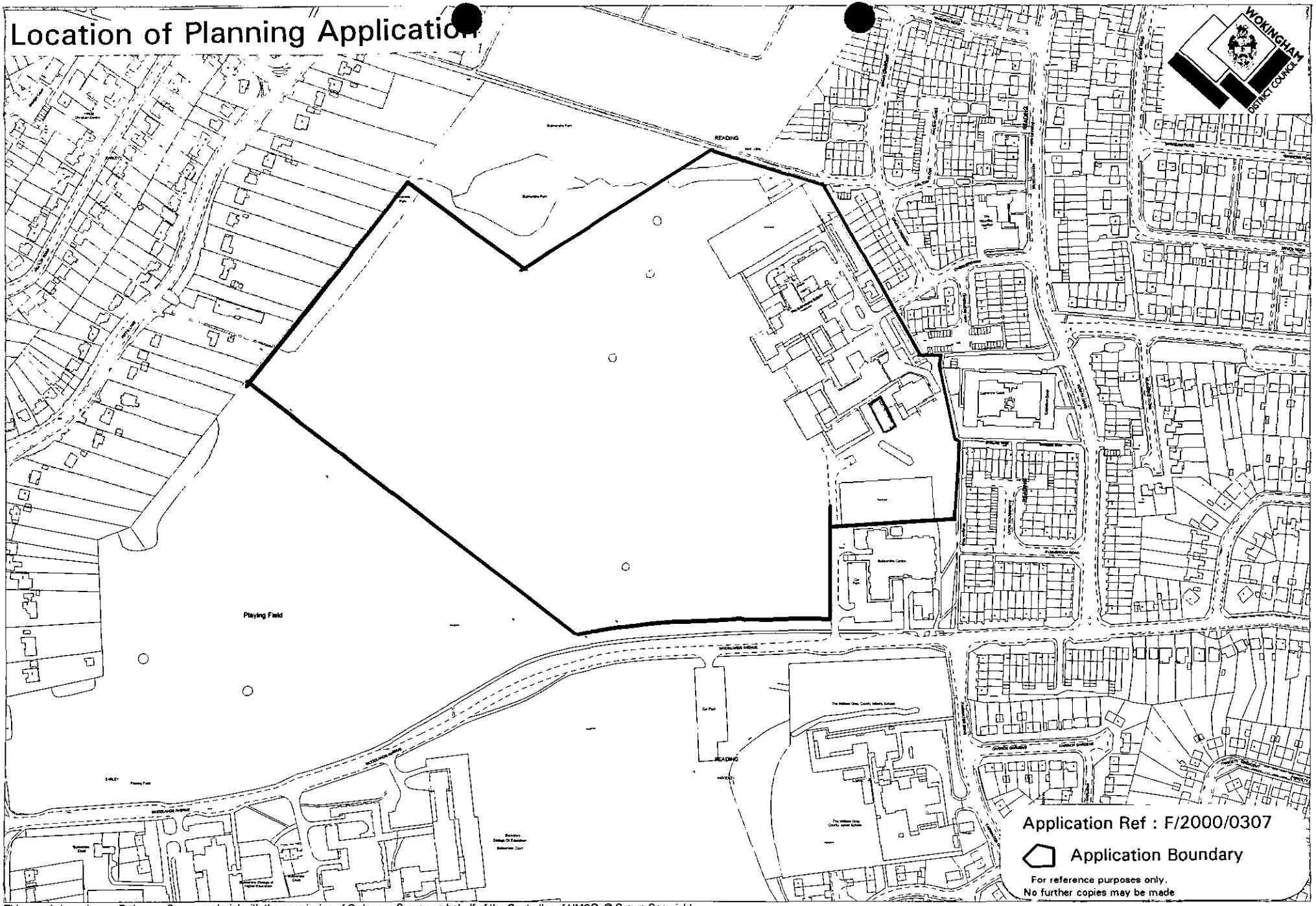
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Central Support Section, Environmental Services, Wokingham District Council.

23 February 2000

Scale: 1 : 4000

Location of Planning Application



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Central Support Section, Environmental Services, Wokingham District Council.

23 February 2000

Scale: 1 : 4000

N W E S

To:
Highways

From: Joss Miller

Date: 17 January 2000

Application Number: F/2000/0307

Proposal: Proposed retention of modular triple classroom block..

Site Address:
The Bulmershe School, Chequers Way, Woodley.

Applicant:
Wokingham District Council C/O Rollalong Ltd (Dave Allen).

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

THE HIGHWAY AUTHORITY DOES NOT WANT TO RESTRICT THE GRANT OF PERMISSION.

N.S. Tatler
27-1-00

WOKINGHAM DISTRICT COUNCIL

MEMORANDUM

COPIES TO:
ACK:
FILE:

From: Joanne Ellis, Environmental Health

To: Joss Miller, Planning

My Ref: ~~JPE/JS~~

Your Ref: F/2000/0307

Date: 21 January, 2000

PROPOSED RETENTION OF MODULAR TRIPLE CLASSROOM BLOCK
LOCATION: THE BULMERSHE SCHOOL CHEQUERS WAY WOODLEY

These proposals have been evaluated and I have no environmental health objections to the application.

Joanne Ellis
Senior Environmental Health Officer

Received by Wokingham District Council

Application No: F/2000/0307

Proposal:

Proposed retention of modular triple classroom block.

Location:

The Bulmershe School Chequers Way Woodley.

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)

Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer Joss Miller P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 16/02/2000. 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

(A) PRE-APP ATTACHED (B)

WOKINGHAM D.C. DEVELOPMENT CONTROL

Start date:	2000
Officer: JM	Application No. F/2000/0307

Map No. 41 Site 13.9.
Easting: ..... Flood Pln .....
Northing: ..... Mineral .....

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

Description:
(F) PROPOSED RETENTION OF MODULAR TRIPLE CLASSROOM BLOCK

Location: Bulmershe Comprehensive School Chavers Way

Parish: Woodley Ward: Bulmershe
17.1.2000.

Applicant: Wokingham District Council - PROPERTY SERVICES

Fee 570-00 ? Received ~~£66.00~~ Required ..... Additional ..... Refund .....
Transfer from D 978 PL9140

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	(Q 24, entry s/b in D1, not D2 ✓)		
4	Correct S 66 certificate			
5	Elevation plans			
6	Floor plans	(windows not shown for classrooms 1 & 2.	phoned agent to follow	
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 : 17.1.2000 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:

.....

.....

..... Pre-app attached .....

NEIGHBOURS:

..... S/N sufficient (at entrance from Chequers Way) .....

(2) BULMERSHE GRAMMAR SCHOOL

ADDRESS ~~WOODLANDS~~ CHEQUERS WAY ~~AVENUE~~ PARISH WOODLEY

PLOT No. ORD. SHEET No. SU.7573(41)

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
C/9/68	Royal County of Berkshire	outline-Layout of proposed Sports Centre	2.1.69	N/A no observation
934/73	"	Temporary Classroom		C
00607	"	CANTEEN & DRAMA STORE	16.5.74	N/A CK
01076	Berks C.C.	Adventure playground + car	16.8.74	N/A App.
BR 1390	Bulmershe School Association	Erection of mini bus/caravan store	30.9.74	App N/A
01419	BERKS C.C.	RELOCATE TEMP CLASSROOM & TOILETS	3.10.74	N/A
03431	" "	Ext. to workshop store	30.10.75	N/A
05099	" "	STORES & SANITARY ACCOM. IN ADVENTURE PLAYGROUND	5.8.76	N/A 31.7.48
18466	TAVR EASTERN NESSEX	DRILL HALL ETC.	18.11.82	N/A CIA
01230	BCC	4 TEMP. CLASSROOMS	21.5.84	N/A 31.5.89 TP

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

(1) BULMERSHE GRAMMAR SCHOOL

ADDRESS ~~WOODLANDS~~ CHEQUERS WAY ~~AVENUE~~ PARISH WOODLEY

PLOT No. ORD. SHEET No. SU.7573 (41)

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
799/53	Mr. T.J. Sinnett	Outline	8.12.53	N/A. Refus
79/54	Franklin Estates Ltd	Outline Residential Development	3.4.54	N/A Refus
301/56	Mr. T.J. Sinnett	"	10.7.56	N/A. Refus
0/146/58	"	"	14.10.58	N/A. CIA
0/246/59	"	"	8.12.59	N/A. Refus
S/4/60	Berkshire Education Committee	- Site for Grammar Sch.	12.4.60	Information Only
S/11/60	Reading Cty. Borough Council	SCHOOL PLAYING FIELDS	2.9.60	N/A BCC CIA
S/21/60	Berkshire County Council	Grammar school & caretakers Bungalow	11.1.61	N/A BCC CIA
S/21/67	Royal Cty. of Berkshire	Extensions Phase II	13.3.68	N/A App
S/17/68	"	" "	5.6.68	N/A App

DATE OF COMPLETION

MINISTRY DECISION Appeals Refused 301/56 24.5.57 & 799/53 29.9.54.

SPECIAL ORDERS TPO 3/51

DRAINAGE

③ BULMERSHE SCHOOL

ADDRESS ~~WOODHOUSE AVENUE~~ CHEQUERS WAY PARISH WOODLEY

PLOT No. ORD. SHEET No. 42 7472 & 7572

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
21902	OAKLEA TABLE TENNIS CLUB	PORT. TIMBER FRAME BLDG	26.7.84	N/A DP
RA 23311	"	"	[illegible]	APP W/D
23826	BCC.	2 TERRAPIN CLASSROOMS	17.7.85	N/A C/A
26082	"	"	15.8.86	31.12.87
29756	"	"	8.2.88	31.1.93
31909	"	GYMNASTIC CENTRE	28.2.89	C/A 30.9.98
33949	KINGFISHER T.T. CLUB	RENEWAL TIMBER FRAME BDG	BDG 4.10.89 20.6.90	C/A
35405	"			
BRA8632	"	EXT. TO FORM STORE ROOM	4.6.90	APP
37411				
40621	BCC	RENEWAL J & K	16.3.93	31.3.98

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

091074 40856 " NEW REPL. TEMP. BLDG. 18.6.93 30.6.98

1933

④ BULMERSHE SCHOOL

ADDRESS CHEQUERS WAY PARISH WOODLEY

PLOT No. ORD. SHEET No. SU. 75 73 (42)

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
42018	BCC	3 REPL. TEMP. CLASSROOMS	14.12.94	31.1.99
44002	"	S/SC. GYM	25.5.95 21.6.95	C/A
95/60091/X	"			
96/63358/X	"	4 MODULAR CLASSROOMS	10.6.96	C/A
FP96/5760	"	REPL. WALKWAY	11.6.96	C/A
FP96/5496/A	"	GYM TRAINING WALL	25.10.96	C/A
96/64505/X	"	FLOODLIT PITCH	31.01.97	C/A
96/66621/X	"	MUSIC & DRAMA CENTRE	23.12.97	C/A
FP98/7254	Dir of Prop. & Assets	New Music Centre	19.03.98	C/A.
FP99/8984	Wok. Dist. Council	Replace classroom block	23.8.99	APP

MINISTRY DECISION

SPECIAL ORDERS PD Eng. Rollalong Ltd. 16/7/99. Replacement Triple classroom Block.

1789/a

SECTION 66 CERTIFICATE

Application No.

04.JAN.2000* 0505

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

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

OR

+ *See Note (a) to Certificate A*

OR

(b) Insert description of steps taken.

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

(d) Date of publication (which must be not earlier than the beginning of the period of 21 days ending with the date of the application).

CERTIFICATE A

I *certify that:*

at the beginning of the period of 21 days ending with the date of the accompanying application, nobody, except the applicant, was the owner of (a) of any part of the land to which the application relates.

CERTIFICATE B

I certify that:

I have/The applicant has* given the required notice to everyone else who, at the beginning of the period of 21 days ending with the date of the *accompanying application was the owner (a) of any part of the land to which* the application relates, as listed below.

Owner's(a) name	Address at which notice was served	Date on which notice was served

CERTIFICATE C

I certify that

● I/The applicant* cannot issued a certificate in accordance with either *paragraph (a) or paragraph (b) of Section 66(1) of the Act in respect of the* accompanying application.

● I have/The applicant has* given the required notice to the persons specified below, being persons who at the beginning of the period of 21 days ending with the date of the application were owners (a) of any part of the land to which the application relates.

Owner's(a) name	Address at which notice was served	Date on which notice was served

● I have/The applicant has* taken all reasonable steps open to me/him/her* to find out the *names and addresses of the other owners (a) of the land*, or of a part of it, but have/has* been unable to do so. These steps were as follows:

(b) .....

.....

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

on (d) .....

1789/b

CERTIFICATE D

I certify that

● I/The applicant cannot issue a certificate in accordance with paragraph (a) of Section 66 of the Act in respect of the accompanying application.

OR

● I/The applicant have/has taken all reasonable steps open to me/him/her to find out the names and addresses of everyone else who, at the beginning of the period of 21 days beginning with the date of application was the owner (a) of any part of the land to which the application relates, but have/has been unable to do so. These steps were as follows:

(b) . . . . . .

. . . . . .

(b) Insert description of steps taken

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

(d) Insert date of publication (which must not be earlier than the beginning of the period of 21 days ending with the date of the application).

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

on (d) . . . . . .

ALL APPLICANTS MUST COMPLETE THIS SECTION

If any of the site is part of an area of land which is let or there is an agreement to let the land for agricultural purposes to a tenant, it may be an agricultural holding. Further advice may be obtained from the Department.

Agricultural Holdings Certificate

One or other section must be crossed through as not applicable.

If the applicant is the sole agricultural tenant he or she must delete the first alternative and insert "not applicable" as the information required by the second alternative.

● None of the land to which the application relates is, or is part of, an agricultural holding.

OR

● I have/The applicant has given the required notice to every person other than my/him/herself who, at the beginning of the period of 21 days ending with the date of the application, was a tenant of an agricultural holding on all or part of the land to which the application relates, as follows:

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

Signed . . . . . FOR ROLLALONG LTD.

On behalf of . Wokingham District Council . . . . .

Date . . 16.12.99 . . . . . .

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

1769d

YOUR PLANNING APPLICATION

WHY DO YOU NEED TO MAKE A PLANNING APPLICATION ?

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

WHAT ELSE MAY YOU HAVE TO DO ?

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

Advertisement Consent: for the display of advertisements or signs

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

Special forms are available for these types of applications.

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

WHAT HAPPENS TO THE APPLICATION ?

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

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

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

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

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

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

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

HOW LONG WILL IT TAKE ?

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

WHAT SORT OF DECISION CAN BE MADE ?

Your application may be approved.

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

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

WHAT HAPPENS IF THE APPLICATION IS REFUSED ?

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

DATA PROTECTION ACT 1984

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

1769a

WOKINGHAM DISTRICT COUNCIL
PLANNING APPLICATION

PART 1

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

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

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

FOR OFFICE USE ONLY

04. JAN. 2000* U505

1.	APPLICANT'S NAME	WOKINGHAM DISTRICT COUNCIL
	ADDRESS	PROPERTY SERVICES DEPT
		SHUTE END WOKINGHAM
	POST CODE	RG40 1BN PHONE 01189746735.
2. If the applicant has an agent, all correspondence will be sent to the agent	AGENT'S NAME	LOLLALONG LTD (DAVE ALLEN DARLING)
	ADDRESS	WOOLSBRIDGE IND PARK. THREE
		LEGGED CROSS. WIMBORNE DORSET
	POST CODE	BH21 6SF PHONE 01202 812564
3. On the plans show the SITE outlined in RED Show also OTHER land in the applicant's ownership or control in BLUE.	SITE LOCATION	BULMERSHE COMPREHENSIVE SCHOOL CHEQUERS WAY WOODLEY
4. WHAT IS THE APPLICATION FOR ? Give brief details and state for what purpose this site and any buildings will be used.		RETENTION OF EXISTING MODULAR TRIPLE CLASSROOM BLOCK.
5. Give the area in hectares or part of a hectare	AREA OF SITE	13.9ha
6. State the applicant's interest in the land e.g. owner, prospective purcheser, lessee	OWNERSHIP	OWNER
7. List all the plans and drawings submitted with the application	PLANS/DRAWINGS	6N° SETS 230086 A B C + D.

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

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

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

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

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

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

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

SCHOOL

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

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

14. STATE EXTERNAL MATERIALS TO BE USED.

ROOF - DECRA TILES - CHARCOAL
WALLS - STENICRA - DURITE
SKIRT - FACING BRICK - BUFF
FASCIA WINDOWS + GUTTERING - BROWN

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

EXISTING FENCING

16. HOW WILL SURFACE WATER BE DISPOSED OF?

VIA EXISTING SYSTEM

17. HOW WILL FOUL SEWAGE BE DISPOSED OF?

To existing system YES/~~NO~~

If no, please give details

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

ALL AS EXISTING

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

RAMPED ACCESS AND LEVEL CIRCULATION AREAS ETC

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

N/A

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

* STATE No. OF HABITABLE ROOMS

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

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

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

NONE - PLEASE TRANSFER FEE UNDER WDC COST CODE D 978 P4940

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

SIGNED [signature] ON BEHALF OF Wokingham D.C DATE 16.12.99

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

PLANNING APPLICATION — PART 2

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

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

	USE CLASS	Existing floor space: Retained in existing use	Existing floor space: Lost by change of use or demolition	Proposed additional floorspace created by: New building	Proposed additional floorspace created by: Change of use
A1	SHOPS				
A2	FINANCIAL AND PROFESSIONAL SERVICES				
A3	FOOD AND DRINK				
B1(a)	OFFICE (other than A2)				
B1 (b)	RESEARCH AND DEVELOPMENT				
B1 (c)	LIGHT INDUSTRIAL				
B2	GENERAL INDUSTRIAL				
B3-7	SPECIAL INDUSTRIAL				
B8	STORAGE OR DISTRIBUTION				
C1	HOTELS AND HOSTELS				
C2	RESIDENTIAL INSTITUTIONS				
D1	NON-RESIDENTIAL INSTITUTIONS			207-36 m²	
D2	ASSEMBLY AND LEISURE			~~207-36m²~~	
OTHER	Please Specify				
OTHER	Please Specify				
	TOTAL				

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

26. WHAT PROVISION IS BEING MADE FOR PARKING?

	Cars	Lorries
Existing	ALL AS	
Proposed	EXISTING	

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

SENIOR SCHOOL
CLASS ROOMS

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

PUPILS AND STAFF

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

Existing Staff	Transferred Staff	New Staff	Total
150			

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

NO

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

Location of Planning Application



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Development Control Section, Environmental Services, Wokingham District Council.

28 January 2000

Scale: 1 : 2500

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