SOUTHPORT U.K.
LONDON OFFICE
EX SYSTEMS LTD

APPLICATION NO:
F/2000/1439

LOCATION:
Rivermead Cp School Loddon Bridge Road, Woodley Reading.

APPLICANT:
Wokingham District Council Property Dept C/O The Anthony Smith Partnership

PROPOSAL:
Proposed single storey extensions to two classrooms

EARLIEST DATE FOR DECISION: **12/06/2000**

APPLICATION EXPIRY DATE: **10/07/2000**

CASE OFFICER: **Emy Circuit**

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Wokingham District Council Property Dept
C/O The Anthony Smith Partnership
Castlefield House
113 Castle Hill
Reading
Berks
RG1 7SY

Application Number: F/2000/1439

Parish: **WOODLEY**

Location: **Rivermead Cp School, Loddon Bridge Road, Woodley, Reading.**

Proposal: **Proposed single storey extensions to two classrooms**

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

John Mitchell
Development Control Manager
Date: 28/06/2000

If this notice grants permission to proceed with the proposal the applicant is reminded that it relates to planning permission only and does not constitute approval under any other legislation including Building Regulations.

Tel. 0118 974 6479 (Direct Line)
E-mail: Emy.Circuit@wokingham.gov.uk
Date. 18 July, 2000
My ref. BC/DC/2000/1439

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) 977 8909
DX: 33506 – Wokingham

Wokingham District Council
c/o The Anthony Smith Partnership
Castlefield House
113 Castle Hill
Reading
Berkshire
RG1 7SY

Dear Sirs

PLANNING PERMISSION 2000/1439
SITE: RIVERMEAD CP SCHOOL, LODDON BRIDGE ROAD, WOODLEY

I note that you have submitted an application for Building Regulations approval.

I would like to take this opportunity to remind you that Planning Permission Number 2000/1439 has condition(s) attached to it. Some of these condition(s) may require approval prior to work commencing on site.

The Council considers that it is important that planning conditions are fully complied with to ensure that development proceeds in the manner it was intended. Consequently, I must point out that failure to comply with the condition(s) could result in a Breach of Condition Notice being served. If the Notice is not complied with your client could be liable to a £1,000 fine.

Any work carried out prior to these conditions being formally discharged is undertaken at your own risk and expense.

If you have already complied with these conditions, please disregard this letter.

If you have any queries regarding this matter please do not hesitate to contact me on the above telephone number.

Yours faithfully

Emy Circuit
Planning Assistant

Revised

DEVELOPMENT CONTROL/BUILDING CONTROL CHECKLIST

CHECKLIST WHEN A BUILDING REGULATION APPLICATION HAS BEEN RECEIVED.

SITE DETAILS		CASE OFFICER
PLANNING APPLICATION NUMBER	K639	EXC
BUILDING CONTROL NUMBER.	FP2000/0851	
~~APPLICANT~~/AGENT	The Anthony Smith Partnership	
ADDRESS OF SITE	Rweinead Primary School Ladden Bridge Road WOODLEY.	
DESCRIPTION OF PROPOSED WORK	S/S ext to 2x classrooms.	

DRAWING NUMBERS	BC	DC
BLOCK PLAN	2828/01A	2828/01A
ELEVATIONS	2828/04A	2828/02A
FLOOR PLANS	2828/03A	— " —

CHECKLIST	1ST CHECK	2ND CHECK
PERMITTED DEVELOPMENT		
APPLIC. NECESSARY-NOT RECEIVED		
APPLIC.RECEIVED & APPROVED	28/6/00.	
APPLIC.RECEIVED-NO DECISION		
APPLIC.REFUSED		
DIFFERENCES BETWEEN DC/BC DRAWINGS	Slight	
IF YES, WHAT ARE THE DIFFERENCES ? DC -	View A elevation shows roof at incorrect height	
DATE	27/7/00.	

PROBLEMS	REQUESTED	RECEIVED	REMINDER
PLANNING PERMISSION NEEDED			
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 COMMITTEE HELD ON WEDNESDAY 28 JUNE 2000 FROM 7.00 PM TO 10.10 PM

Present: Mrs.D C Beatty, Mr.M J Bryant, Mr S R Conway, Mrs.A N M C Drake, 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, Mr C E Lawley, Mr A Miller, Mr N D Rose and Mrs E L M Siggery,

40. CHAIRMAN

RESOLVED: That Mr S.R.Conway be elected Chairman for the meeting.

41. 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.

42. MINUTES

The Minutes of the meeting of the Committee held on 7 June 2000 were confirmed as a correct record and signed by the Chairman.

43. APOLOGIES FOR ABSENCE

An apology for absence was submitted from Mr.A J Ross.

60. APPLICATION 2000/1439 PROPOSED SINGLE STOREY EXTENSIONS TO TWO CLASSROOMS, RIVERMEAD C.P SCHOOL, LODDON BRIDGE ROAD, WOODLEY, FOR WOKINGHAM DISTRICT COUNCIL

The Committee considered a report about this application set out on Agenda pages 503 to 507.

RESOLVED: That Application No.2000/1439 be approved, subject to the conditions set out in the Agenda.

Application No. **Received** **Woodley**
F/2000/1439 **15.05.00**

Applicant: **Wokingham District Council**
Location : **Rivermead C P School, Loddon Bridge Road, Woodley**
Proposal : **Proposed single storey extensions to two classrooms**

1. **Planning History** – Rivermead C P School is located in a primarily residential area, within the Identified Settlement of Woodley. Construction of the original school buildings predates planing records but subsequently planning permission has been granted for a number of alterations and ancillary extensions.

   The proposal is before the Development Control Sub-Committee because Wokingham District Council owns the school.

1. **Proposal** – The proposal is for a single-storey extension to the south of the building, increasing the size of two existing classrooms. This is required to provide improved teaching areas and enable the school to raise standards.

3. **Consultations** -
   - **Environmental Health Officer** – *no objections*
   - **Woodley Town Council** – *"no comment"*

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

   A. The impact on the character of the surrounding area (Policies LBE1 and LBE2 of the Loddon Area Local Plan and Policy WBE1 of the Wokingham District Local Plan, as proposed to be amended),

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

A. The school site is surrounded by residential development and, therefore, the main views of the extension would be from the rear of dwellings in Loddon Bridge Road, Millbank Crescent and Austin Road. The design of the extension is in keeping with that of the existing building and, due to its scale, it would not be prominent, so its impact on the character of the area is considered acceptable.

B. The extension would be over 60 metres from the nearest boundary and therefore, it would not have a detrimental impact on the surrounding dwellings.

5. **Conclusion** – The proposal is for a small scale extension to the school. The design of the proposal would be in keeping with the existing buildings and the extension would be far enough from neighbouring properties not to have a detrimental impact on their amenities.

6. **Recommendation** – GRANT planning permission subject to the following conditions:

CONDITIONS

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

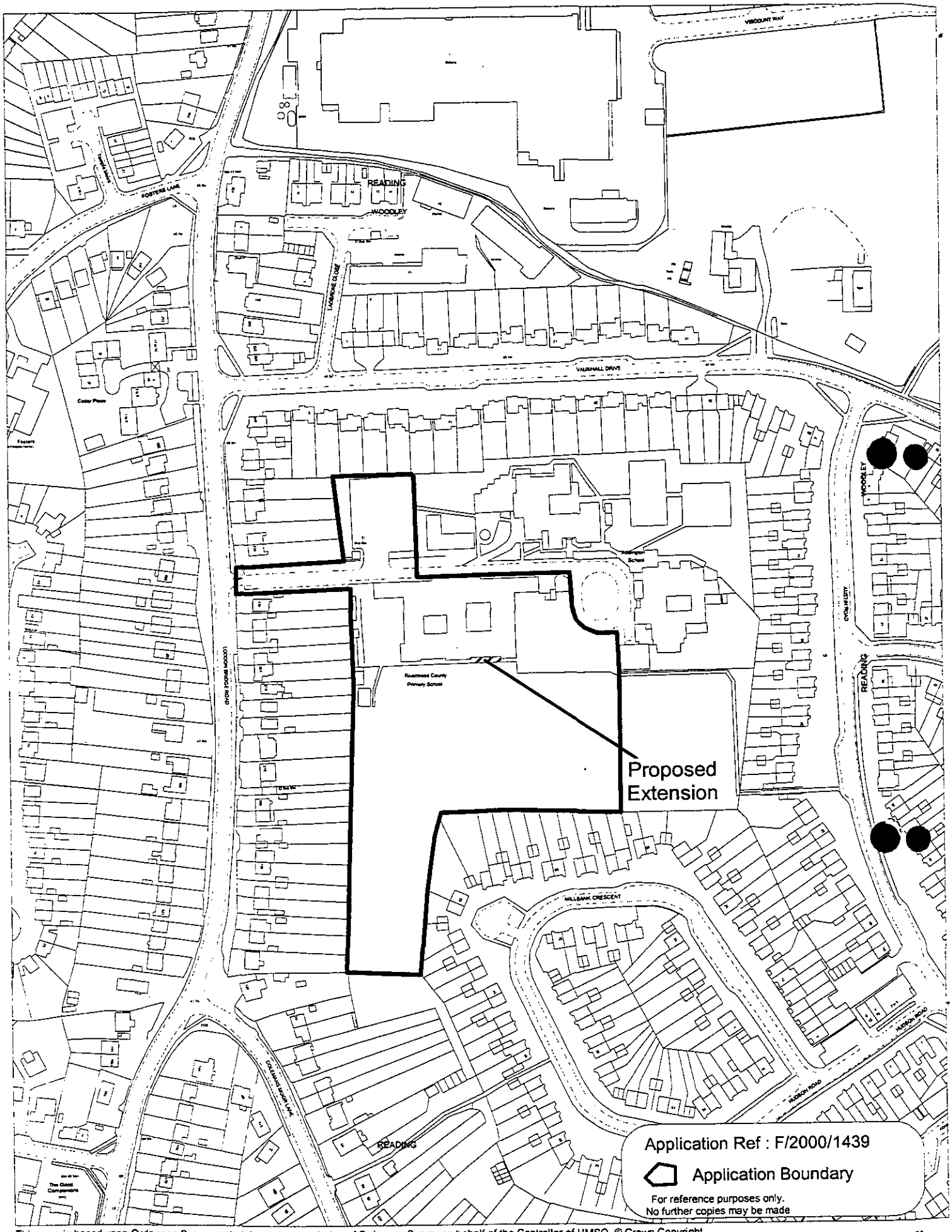
2. All new external work shall be carried out in materials that resemble in size, colour and texture, those of the existing building.

REASONS

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

2. To ensure a satisfactory external appearance.

Emy Circuit



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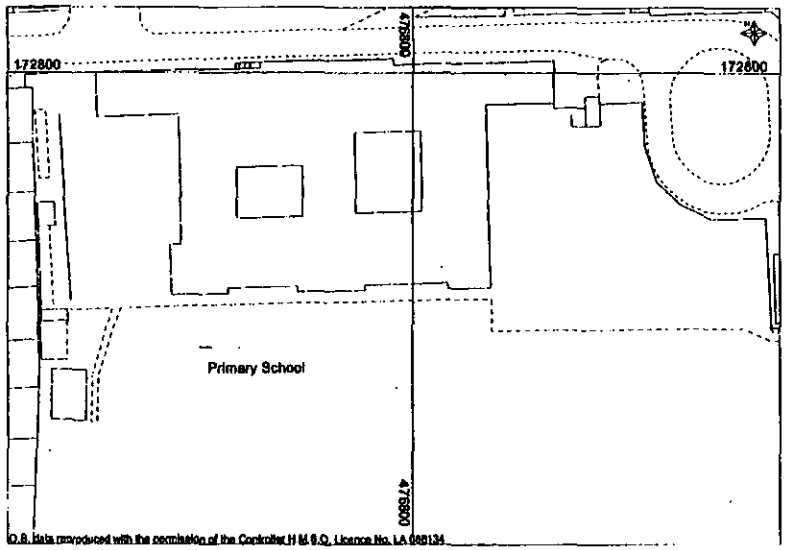
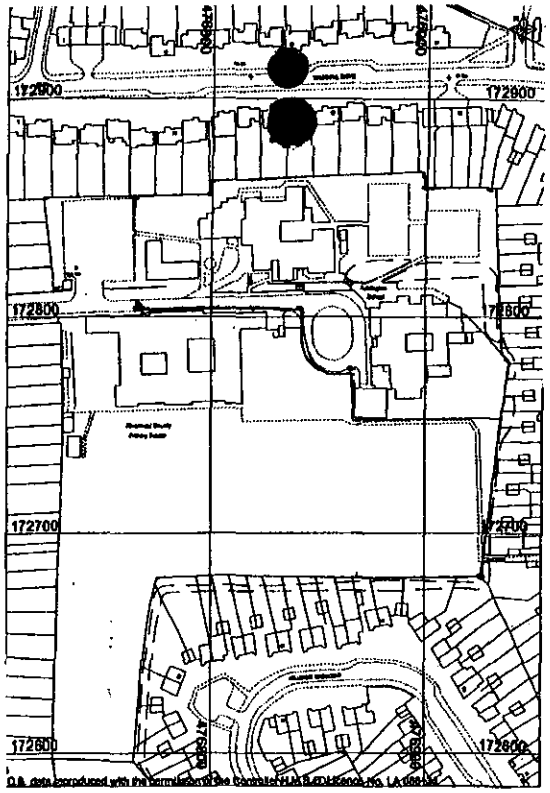
Development Control Section, Environmental Services, Wokingham District Council.

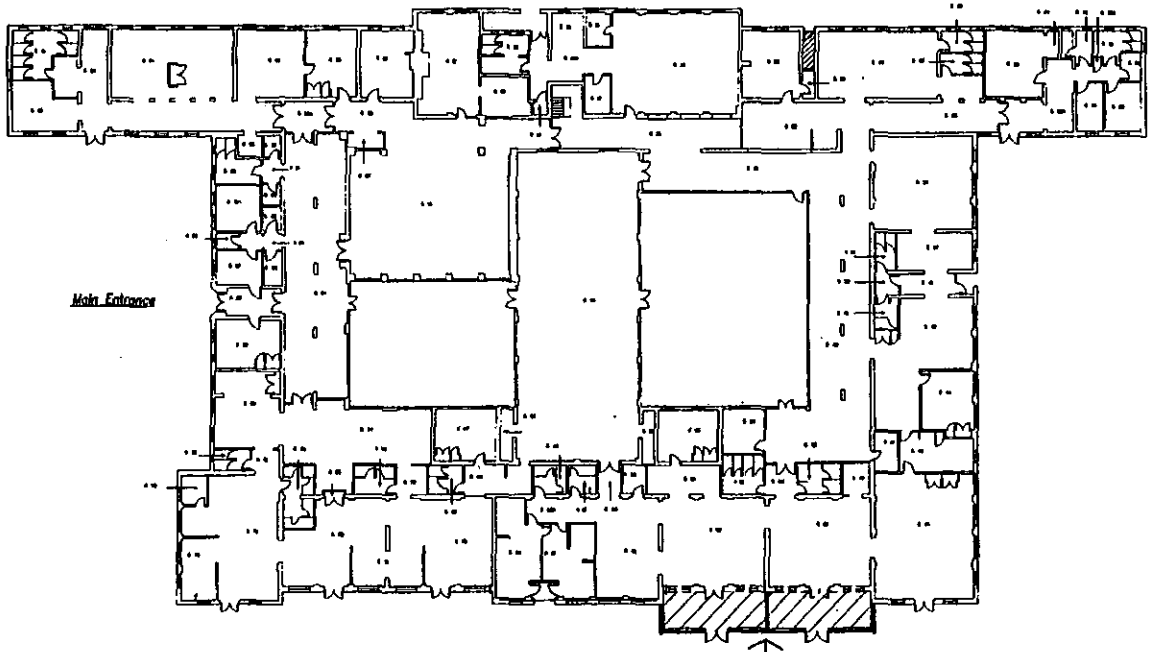
Scale: 1 : 2500



Site Plan Scale 1:500



Location Plan Scale 1:1250



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The Anthony Smith Partnership
Construction Consultants
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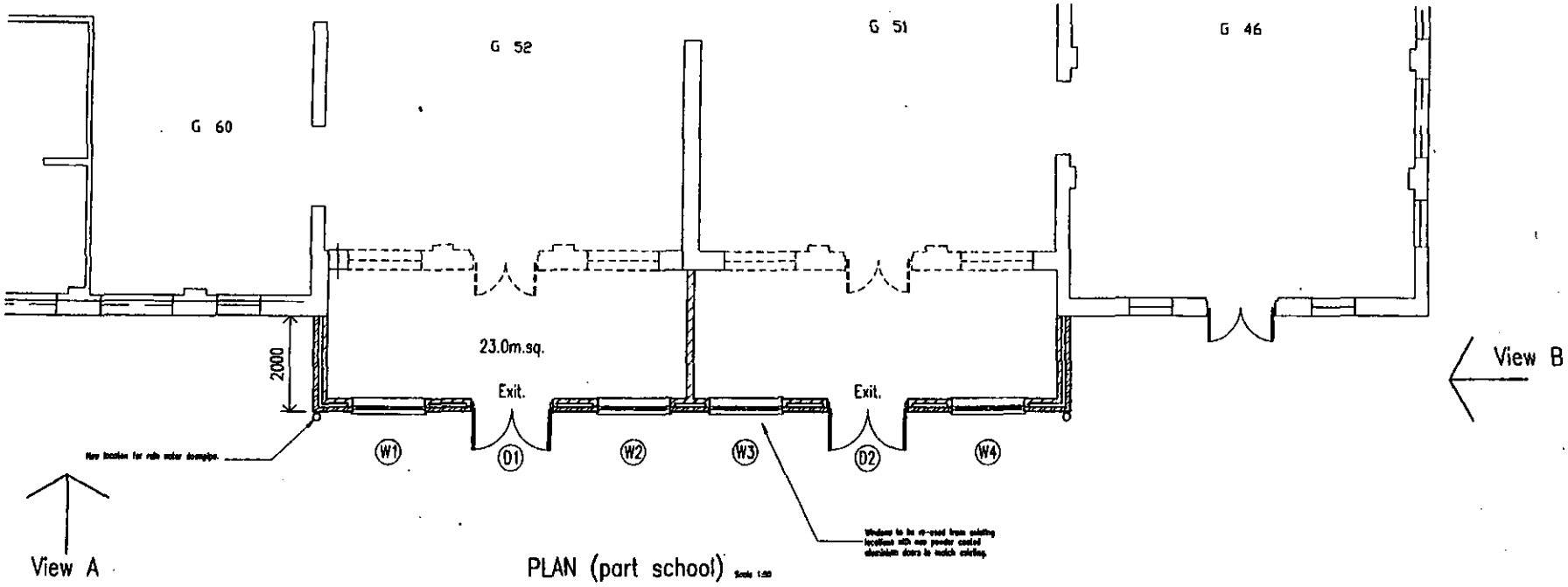
113 Castle Hill
Reading
Berkshire
RG1 7BY
Telephone 01 3 909 1196
Fax 01 3 950 4170

Client	Wokingham District Council Support Services Department Property Services, Shute End Wokingham, Berks, RG10 1WH
Project	Rivermead Primary School Loddon Bridge Road Woodley Reading, Berks, RG5 4DS
Drawing	Proposed Extension & Alterations General Layout, Site & Location Plans
Drawn by SJW	Date 26/04/00
Scale 1:200, 1:500, 1:1250	Dwg.No. 2828/01A
Cad Ref. C:\My Documents\AutoCad	

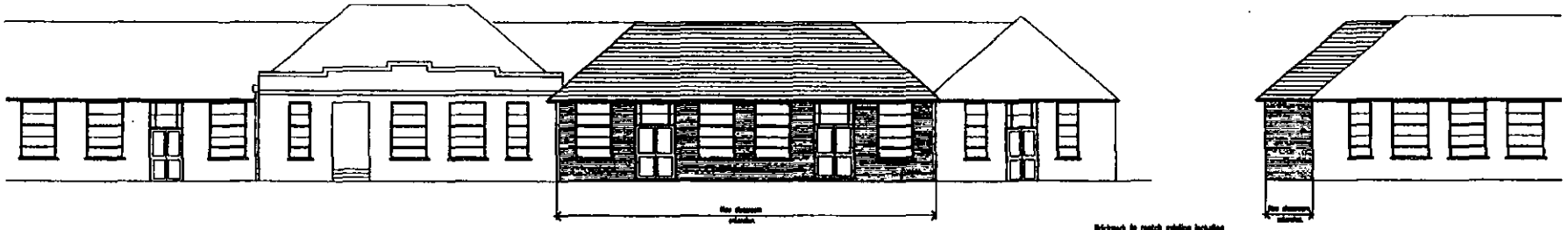
Revisions	
Planning Issue	26.04.00

15 MAY 2000 14 49

506



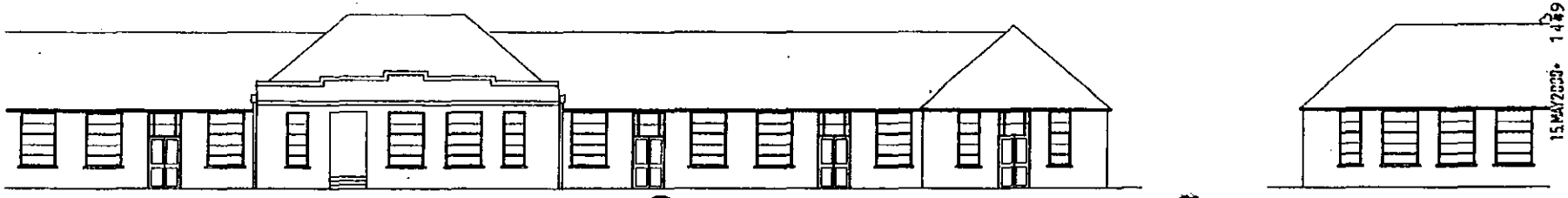
PLAN (part school) Scale 1:50



View A

Proposed Elevations (part) Scale 1:100

View B



View A

Existing Elevations (part) Scale 1:100

View B

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Berkshire
RG1 7SY
Telephone 0118 939 1195
Fax 0118 950 4170

Client: Wokingham District Council
Support Services Department
Property Services, Shute End
Wokingham, Berks, RG40 1WH

Project: Rivermead Primary School
Loddon Bridge Road
Woodley
Reading, Berks, RG5 4DS

Drawing: Proposed Extension & Alterations Plans

Drawn by: SJW	Date: 28/04/00
Scale: 1:100, 1:50	Dwg.No. 2828/02A

Cad Ref. C:\My Documents\AutoCad

Revision Number	Revisions	Revision Date
A	Planning Issue	28.04.00

15 MAY 2000 1449

507

Application Number F/2000/1439
Conditions/Reasons for Refusal

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
01	SC01	SR02	
02	SC53	SR12	MPM

RECORD OF SITE VISIT

SITE ADDRESS: Rivermead Cp School
Loddon Bridge Road Woodley Reading.

APPLICATION NUMBER: F/2000/1439

OFFICER: Emy Circuit

DATE OF SITE VISIT: 30/5/00

1 SITE/STATUTORY NOTICE DISPLAYED ? on notice board at end of access Rd

2. DESCRIPTION OF SURROUNDINGS

3. DESCRIPTION OF SITE/BUILDING

4. RELATIONSHIP TO ADJOINING PROPERTIES

5. SITE CONSTRAINTS

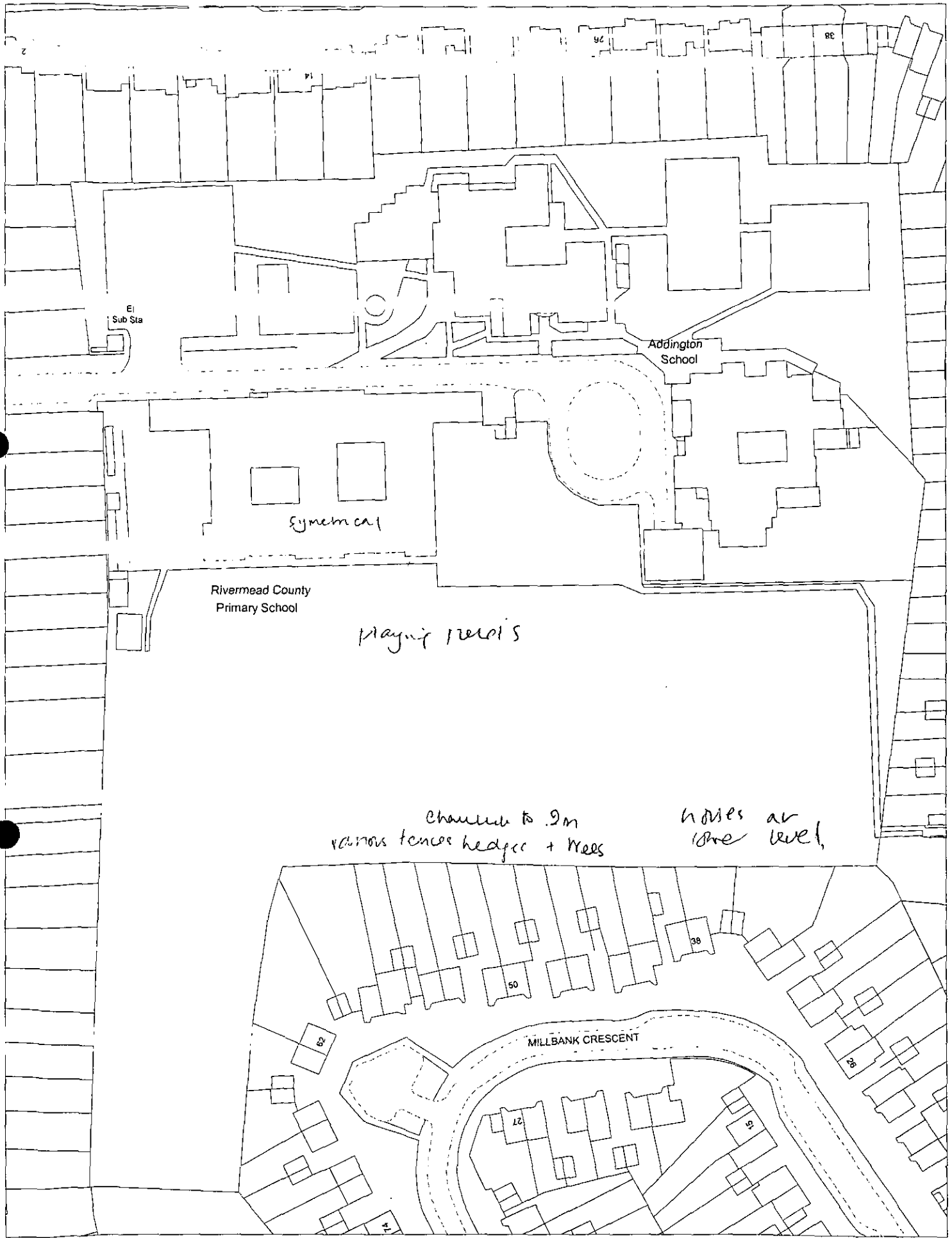
TREES

ACCESS/PARKING

LEVELS

BOUNDARY TREATMENT

OTHERS



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Development Control Section, Environmental Services, Wokingham District Council.

22 May 2000

Scale: 1 : 1250

WORK SHEET FOR : Emy Circuit

Application Number : F/2000/1439

Applicant : Wokingham District Council Property Dept C/O The Anthony Smith Partnership.

Location : Rivermead Cp School, Loddon Bridge Road, Woodley, Reading.

Proposal : Proposed single storey extensions to two classrooms

Site Notice Displayed ? :	YES	NO	DATE
	✓		6/6/00

Date of Neighbour Notifications : .....

Date of Site Visit : .....

Date Registered : 15/05/2000

Earliest Date for Decision : 12/06/2000

Latest Consultation Date/Site Notice Expiry Date : 12/06/2000

Application Expiry Date: 10/07/2000

Consultation Responses :

Planning Issues :

Application Number: F/2000/1439

Appraisal :

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

Application No. **Received** **Woodley**
F/2000/1439 **15.05.00**

Applicant: **Wokingham District Council**
Location : ***Rivermead C P School, Loddon Bridge Road, Woodley***
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1. In pursuance of Section 91(1) of the Town and Country Planning Act 1990.

2. To ensure a satisfactory external appearance.

Emy Circuit



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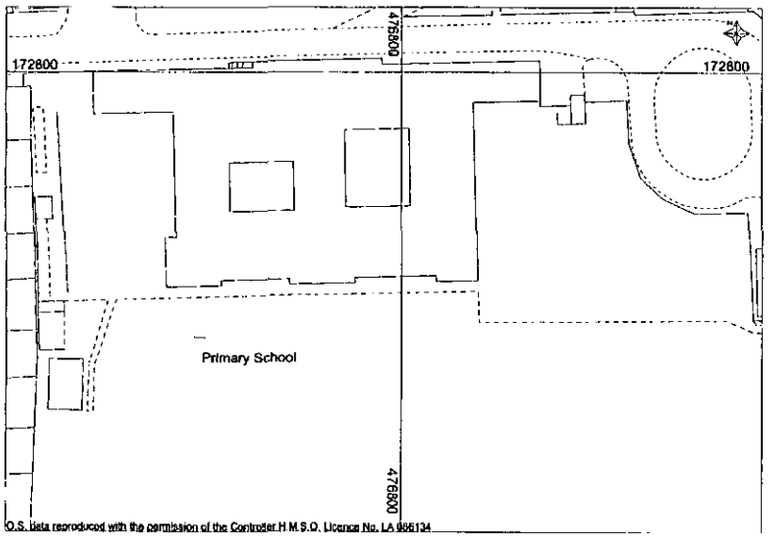
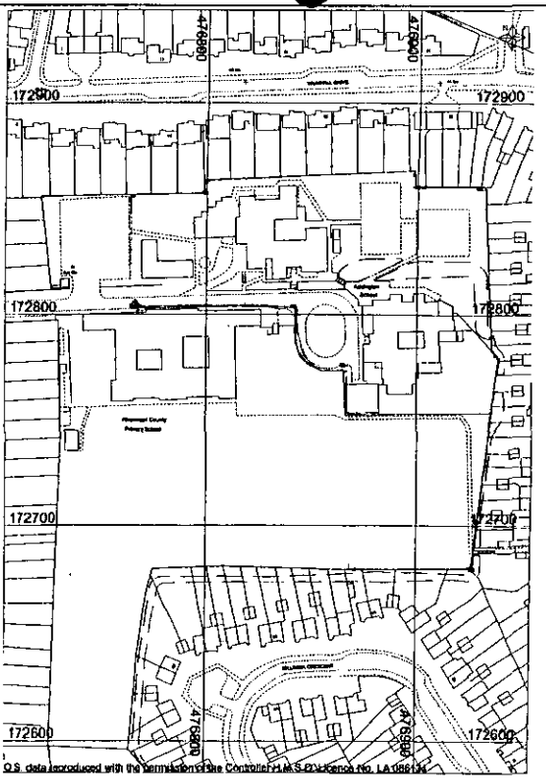
Development Control Section, Environmental Services, Wokingham District Council.

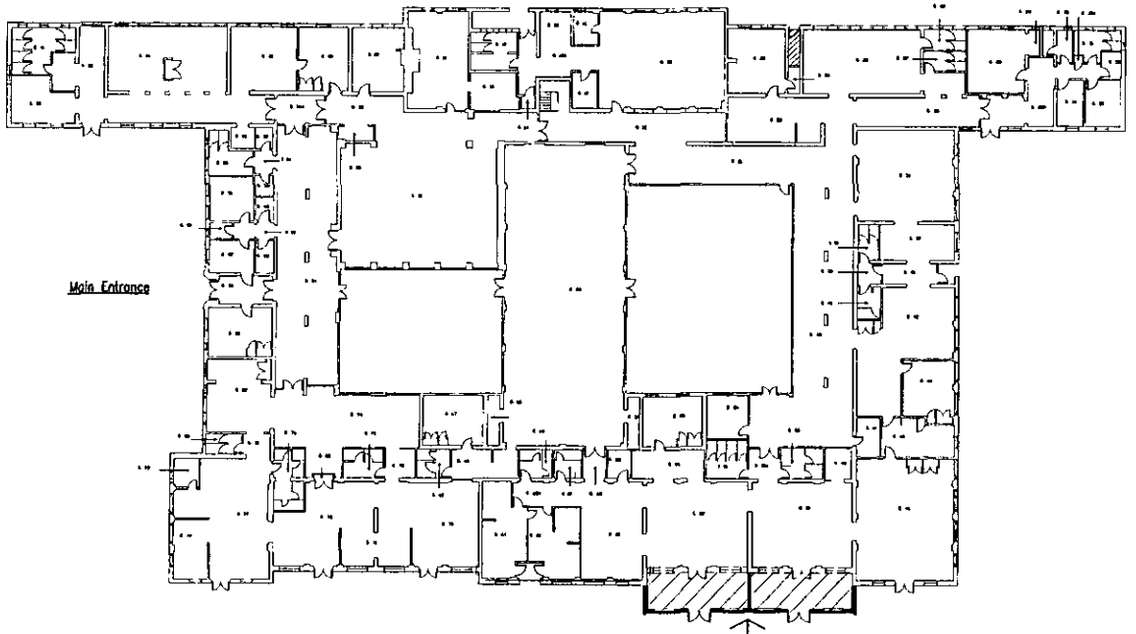
Scale: 1 : 2500



Site Plan Scale 1:500



Location Plan Scale 1:1250



Proposed Extension

15.MAY2000 1449

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RG1 7SY
Telephone 0118 9331195
Fax 0118 9834170

Client	Wokingham District Council Support Services Department Property Services, Shute End Wokingham, Berks, RG40 1WH
Project	Rivermead Primary School Loddon Bridge Road Woodley Reading, Berks, RG5 4DS
Drawing	Proposed Extension & Alterations General Layout, Site & Location Plans
Drawn by	SJW
Date	26/04/00
Scale	1:200, 1:500, 1:1250
Dwg. No.	2828/01A
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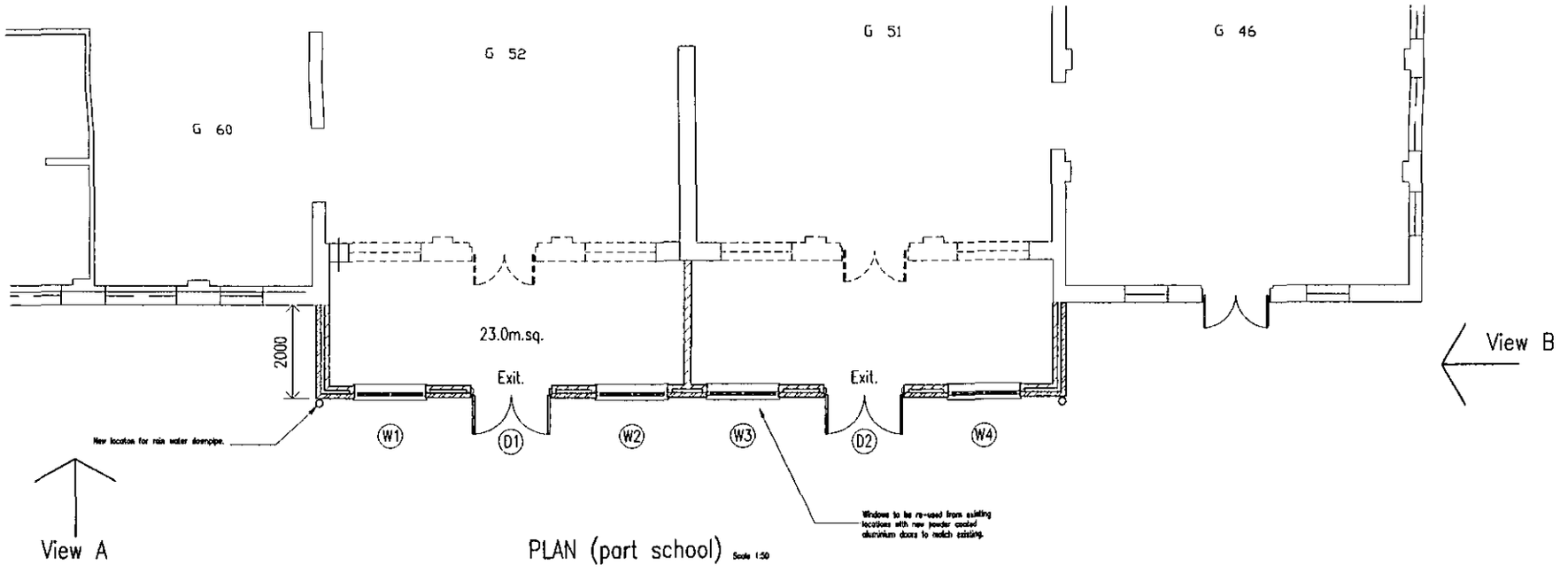
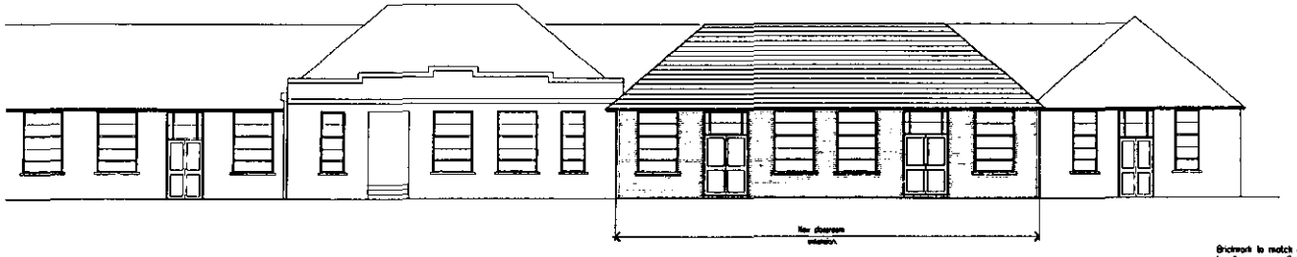
Revision Number	Revisions	Revision Date
A	Planning Issue	26.04.00
B		
C		
D		
E		
F		



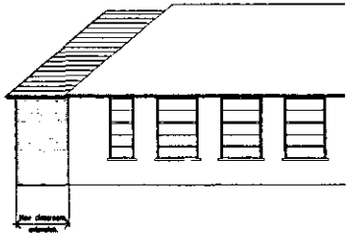
PLAN (part school) Scale 1:50



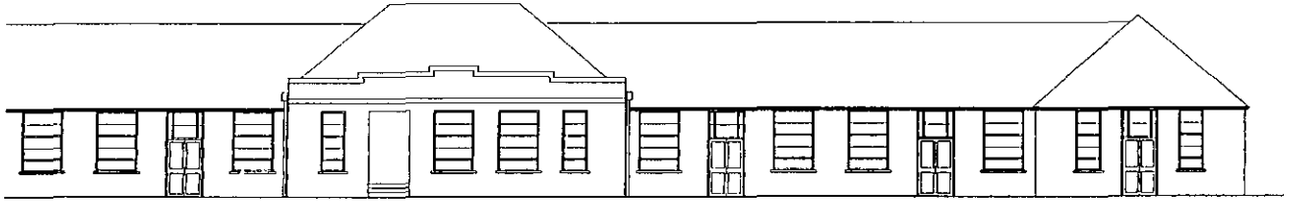
View A

Proposed Elevations (part) Scale 1:100

Brickwork to match existing including bonding courses. Roof tiles to be re-used and new to match existing. Windows re-used, new aluminium doors.

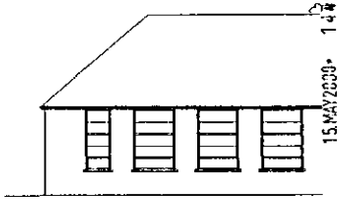


View B



View A

Existing Elevations (part) Scale 1:100



View B

15.MAY2000 1449

M.Sertorio ARICS MBEng
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Berks, RG40 1WH

The Anthony Smith Partnership
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Telephone 0118 9573195
Fax 0118 9504170

Client: Wokingham District Council
Support Services Department
Property Services, Shute End
Wokingham, Berks, RG40 1WH

Project: Rivermead Primary School
Loddon Bridge Road
Woodley
Reading, Berks, RG5 4QS

Drawing: Proposed Extension & Alterations Plans

Drawn by: SJW

Date: 26/04/00

Scale: 1:100, 1:50

Dwg.No.: 2828/02A

Cad Ref. C:\My Documents\AutoCad

Revision Number	Revisions	Revision Date
A	Planning Issue	26.04.00
B		
C		
D		
E		
F		

Received by Wokingham District Council

Application No: F/2000/1439

Proposal:
Proposed single storey extensions to two classrooms

Location:
Rivermead Cp School, Loddon Bridge Road, Woodley, 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 12/06/2000. 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

18 May 2000

WOKINGHAM D.C. DEVELOPMENT CONTROL

VALID

Start date: ~~28 APR 2000~~	
Officer: EXC	Application No. F/2000/1439

42147

Map No. ...~~10~~ Site ..2:00...

Easting: ..... Flood Pln .....

Northing: ..... Mineral .....

Level: ☑ Sub Committee ☐ Delegated ☐ Sec. State

☐ Incorrect Fee ☐ Invalid ☐ PD

Description:
(F) PROPOSED SINGLE STOREY EXTENSIONS TO TWO CLASSROOMS

Location: RIVERMEAD PRIMARY SCHOOL LODDON BRIDGE RD

Parish: WOODLEY Ward: Loddon ✓ 18/5

Applicant: WDC PROPERTY DEPT
to be transferred from YE 1548090

Fee Received 190-00 Required ..... Additional ..... Refund .....

Enforcement Section to be notified ☐ tick if required

Additional information required for validation

		Reason	Requested	Received
1	1:2500 OS location plan showing property edged in blue/red			
2	1:500 block plan showing existing & proposed dev. + adj. Properties			
3	Forms unsigned			
4	Correct S 66 certificate	None	phoned	
5	Elevation plans	Other side elevation	12/5 To	follow
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 : 18.1.15 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:

.....

.....

..... No pre-apps.

NEIGHBOURS:

S/N t Rivermead Primary School, Loddon Bridge Rd, Woodley
Addington School, Loddon Bridge Road
42-62 (evens) Millbank Crescent
204-236 (evens) Loddon Bridge Road
208, 220 + 222 LBR returned 31/5 - Addresses do not exist

WOKINGHAM DISTRICT COUNCIL

MEMORANDUM

From: Joanne Ellis, Environmental Health

To: Emy Circuit, Planning

My Ref: JPE/LW/20000685

Your Ref: F/2000/1439

Date: 26 May, 2000

PROPOSED SINGLE STOREY EXTENSIONS TO TWO CLASSROOMS

LOCATION: RIVERMEAD PRIMARY, LODDON BRIDGE ROAD, WOODLEY

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

Joanne Ellis

Emy Circuit
From: Helen Rowlay
Sent: 23 May 2000 17:30
To: Emy Circuit
Cc: Lynda Fisher; Bill Blythe
Subject: Planning application F/2000/1443 - Rivermead Primary School

Emy,

With regards to the above application please note the classroom extensions are supported by the Education Department. The extensions are needed to provide a suitable teaching area for KS2 pupils in the school. The provision of a suitable teaching area will enable the school to raise standards.

The scheme was included in the New Deal for Schools bid submitted to the DfEE earlier this year with a view to improving standards at the school. Unfortunately the bid was unsuccessful.

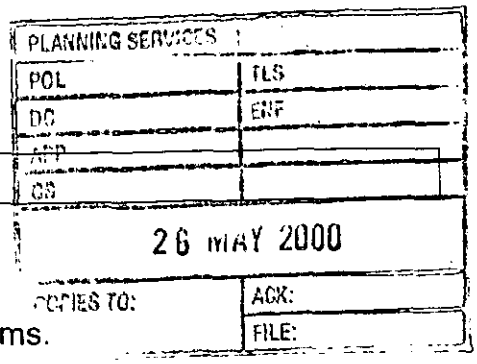
At this time I am unable to confirm how the extension works will be funded. Using a devolved capital grant provided by the DfEE, the school has submit a bid under the Seed Challenge Funding initiative to raise the money for this project. We are currently in the process of assessing these bids, the outcome of which will not be know until late June/July. The school have indicated that if unsuccessful they should be able to fund the project from their own resources. This will need to be confirmed with our finance team.

If you have any queries, please let me know

Helen

FROM: Emy Circuit

DATE: 18 May 2000



WOODLEY TOWN CONSULTATION SHEET

Application Number: F/2000/1439

Proposal: Proposed single storey extensions to two classrooms.

Site Address: Rivermead Cp School, Loddon Bridge Road, Woodley, Reading.

Applicant: Wokingham District Council Property Dept C/O The Anthony Smith Partnership.

Your observations are required in respect of this application **by 12/06/2000** .

The committee had no comment to make on this application.

SIGNED: _____ DATE: 24.5.00

Clerk To Woodley Parish/Town Council.

① WOODLEY COUNTY SECONDARY & E.S.N. SCHOOLS.

ADDRESS LODDON BRIDGE ROAD PARISH WOODLEY

PLOT No. ORD. SHEET No. SU.7672 (4

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
S/14/60	Berkshire Education Comm.	Terrapin Classroom	16.9.60	N/A TP 31.12
S/19/60	Director of Education	Extn of Playing Fields	14.12.60	N/A App
S/9/61	Berkshire County Council	Terrapin Classroom	12-7.61	N/A TP 31.12.6
S/4/63	"	Terrapin Hut	10.4.63	N/A TP 31.12
S/15/64	"	Terrapin Classroom	8.7.64	N/A TP 31.12
S/11/65	"	"	16.8.65	N/A TP 31.12
S/13/66	"	"	13.7.66	N/A TP 31.12
S/6/67	"	4 Terrapin Classrooms	28.4.67	N/A TP 31.12
S/8/68	"	Terrapin Classroom	17.4.68	N/A TP 31.12
S/11/70	"	Convert Sec School to form Junior & Infants school & ESN Sch. & Jun. Training Centre	13.5.70	N/A C/A

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE ~~12 MAY 2000* 1458~~

② WOODLEY COUNTY SECONDARY & E.S.N. SCHOOLS.

ADDRESS LODDON BRIDGE ROAD PARISH WOODLEY

PLOT No. (RIVERMEAD PRIMARY SCHOOL) + ORD. SHEET No. SU.7672(4

BUILDER ADDINGTON SCHOOL

Plan No.	Applicant	Description of Development	Date of Decision	Decision
S/26/70	Berkshire County Council	E.S.N. School adjacent to existing Sec. Mod. School	20.10.70	N/A C/A
S/28/70	"	Replacement of Fencing Woodley E.S.N. School	4.11.70	N/A C/A
S/29/70	"	storage hut	26.11.70	N/A TP 31.12.
917/71	"	Conversion into Junior Infants School	29-9.71	N/A C/A
1345/73	"	Phase II. Conversion to Rivermead Primary School		
1968/73	Mr. T. D. Whitfield	Erection E.S.N. School	14.2.74	C/
BR 6221	The Headmaster	storage shed	25.3.77	APP N/
06147	Mr J E Trigg	"	14.4.77	N/A C/A
07289	The Scout Assoc	change of use of classroom to meeting place for District Scouters	24.11.77	N/A C/A
	* Decision to be varied			

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

15.MAY 2000* 1439

(3) ADDRESS WOODLEY COUNTY SECONDARY & E.S.N SCHOOLS. PARISH WOODLEY.

PLOT No. LODDON BRIDGE ROAD. ORD. SHEET No SU 7672(47

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
08587.	Berkshire County Co.	Replacement of existing metal fence	26.7.78 to 7.7.78	N/O obj.
14608	"	2 TEMP CLASSROOMS & TOILET BLOCK (SCHOOL DAMAGED BY FIRE).	5.12.80	N/A
15690	"	ALT. OR ADDNS FOR SENIOR PUPILS	4.6.81	N/A TP 31.12.
BR 19605	PTA (ABBINGTON SCHOOL)	TOY STORE (CONSTRUCTED WITH)	9.11.82	APP N/A
18850	BCC	BLDG TO HOUSE SWIMMING POOL		
18485	PTA	TOY STORE	10.2.83	N/A CLA
22732	"	STORAGE PORTAKABIN	19 6.1.85	DP 31.12.8
23050	BCC	HIGH CHAIN LINK FENCE AROUND PLAYGROUND	5.3.85	N/A CLA
BR 24127 25704	LIONS CLUB & ABBINGTON SCHOOL	SWIMMING POOL BLDG.	19.12.85	REF N/A
27331	BCC	RENEWAL TEMP. CLASSROOMS & STORAGE PORTAKABIN	19.11.85	31.12.8
28251	PTA	PTA NOTICE BOARD	6.10.86	TP
BR 27815	LIONS CLUB/ABB. SCHOOL	SWIMMING POOL BLDG.	2.9.86	APP
28951	BCC	ALTS. & ALT. TO ASH HOUSE FOR SPECIALLY DISABLED FOR EXTENDED EDUCATION	7.9.87	CL
091074		RENEWAL STORAGE/CLASSROOMS	12.9.89	31.7.
32869	"			
32870	"	ALTS & 2 GHS	25.8.89	C

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

(6) ADDRESS RIVERMEAD PRIMARY & ABBINGTON SPECIAL SCHOOL PARISH WOOBLEY

PLOT No. LODDON BRIDGE ROAD ORD. SHEET No. SU 7672 x4

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
39146	BCC A.S.P.SCHOOL	REPL. TEMP. CLASSROOMS	30.7.92	31.7.
43027	"			
43028	" RIVERMEAD	CARPARK & PLAY AREA	16.11.94	CL
KP94/2677	SCHOOL GOVERNORS ABBINGTON	S/SI ALT.	12.7.94	APP

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

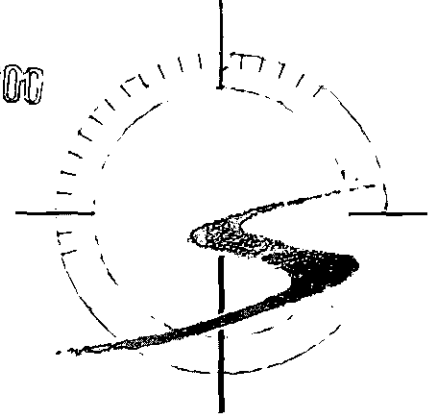
DRAINAGE

091074

15 MAY 2030 14A9

F.A.O. Mrs Hurst.
W.D.C. Planning Dept.
Mrs Hurst,
Sorry Sec. 66 mis-filed.

15 MAY 2000



THE ANTHONY SMITH PARTNERSHIP
Construction Consultants

Castlefield House, 113 Castle Hill, Reading, Berkshire RG1 7SY
Telephone: 0118 939 1195 Fax: 0118 950 4170
e-mail: admin@asp-constructionconsultants.co.uk

Offices in London, Berkshire, Buckinghamshire, Hampshire

WITH COMPLIMENTS

1789/a

SECTION 66 CERTIFICATE

Application No. 15.MAY2000* 1439

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 . . . . . .

On behalf of NORTHAMPTON DISTRICT COUNCIL . . . .

Date . . 28TH APRIL 2000 . . . . . .

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

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

15.MAY 2000 1489

1. APPLICANT'S NAME WOKINGHAM DISTRICT COUNCIL

ADDRESS SUPPORT SERVICES DEPARTMENT, PROPERTY SERVICES, SHUTE END, WOKINGHAM

POST CODE RG40 1WH **PHONE** 0118 974 6729

2. If the applicant has an agent, all correspondence will be sent to the agent

AGENT'S NAME THE ANTHONY SMITH PARTNERSHIP

ADDRESS CASTLEFIELD HOUSE, 113 CASTLE HILL, READING, BERKSHIRE.

POST CODE RG1 7SY **PHONE** 0118 939 1195

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 RIVERMEAD PRIMARY SCHOOL LODDON BRIDGE ROAD, WOODLEY, WOKINGHAM, BERKSHIRE, RG5 4DS

4. WHAT IS THE APPLICATION FOR ? Give brief details and state for what purpose this site and any buildings will be used.

EXTENSION TO 2 NUMBER CLASSROOMS

5. Give the area in hectares or part of a hectare

AREA OF SITE 2·2 HECTARE

6. State the applicant's interest in the land e.g. owner, prospective purchaser, lessee

OWNERSHIP OWNER

List all the plans and drawings submitted with the application

PLANS/DRAWINGS 2828/01A & 02A

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 ?

- 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.

EDUCATION

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.

TO MATCH EXISTING - SEE PLANS

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 ENCLOSURE REMAINS

16. HOW WILL SURFACE WATER BE DISPOSED OF?

TO 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

NOT AFFECTED BY PROPOSAL

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

EXISTING ARRANGEMENTS REMAIN

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

	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.

PLEASE CHARGE WDC PROPERTY CODE YE 1548090

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 NOTTINGHAM DISTRICT COUNCIL DATE 26TH APRIL 2000

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".

1769c

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		Proposed additional floorspace created by	
		Retained in existing use	Lost by change of use or demolition	New building	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				
D2	ASSEMBLY AND LEISURE				
OTHER	Please Specify EDUCATION	2250	0	46	0
OTHER	Please Specify				
	TOTAL	2250	0	46	0

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 REMAIN	
Proposed	0	0

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.

EDUCATION

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

EXISTING OCCUPIER REMAINS ON SITE
NO CHANGE

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
		0	

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".

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.

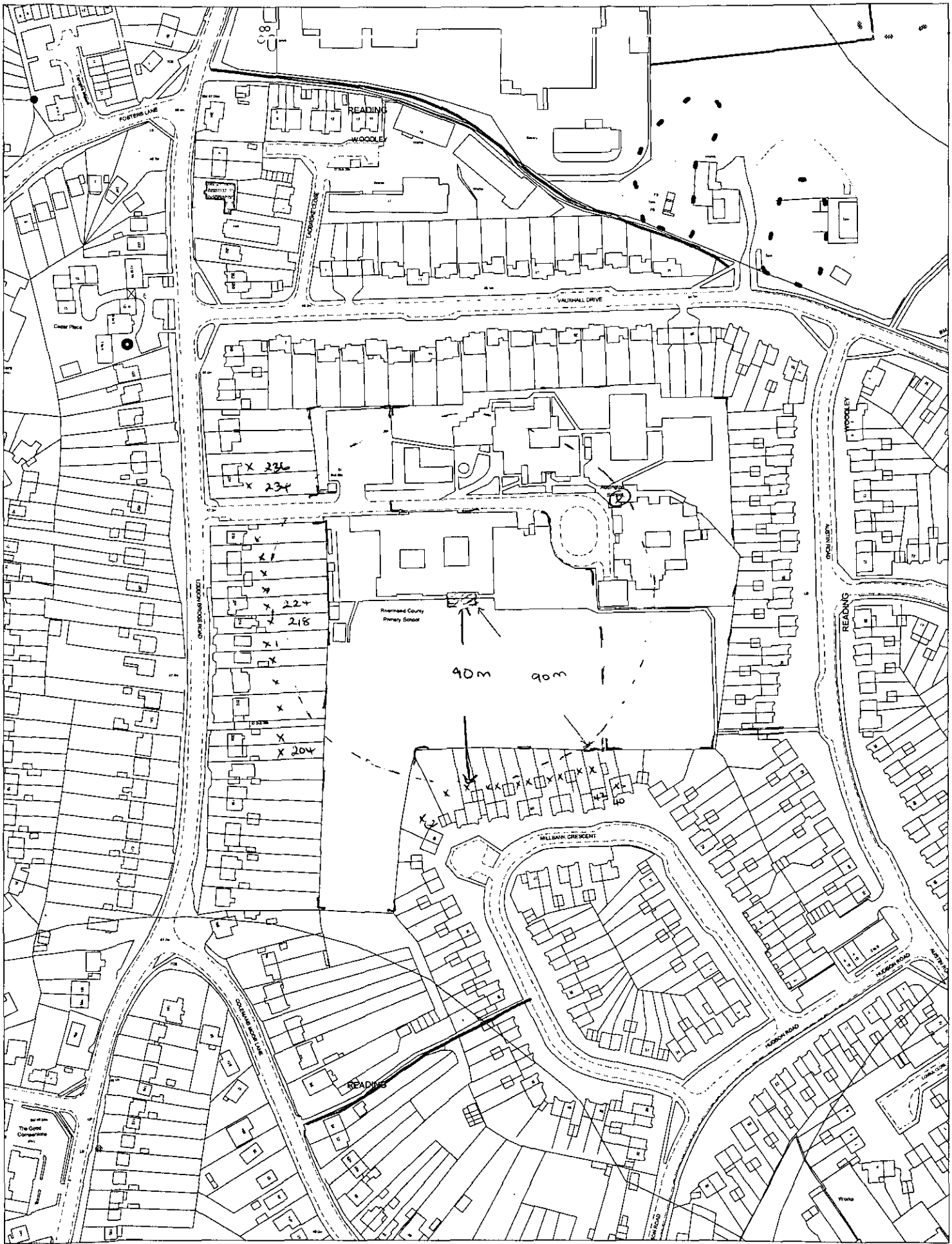
Your application may be refused. The reason will be listed on the Decision Notice.

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.'



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Development Control Section, Environmental Services, Wokingham District Council.

9 May 2000

Scale: 1 : 2500

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15.MAY2000* 14 3/4 9