APPLICATION NO

F/2002/7777

LOCATION.

The Piggott C Of E School Twyford Road, Wargrave Reading.

APPLICANT:

Tracey Bell - Scolarest C/O K M B Ltd

PROPOSAL

Proposed erection of conservatory to provide addtional seating to the restaurant area of school.

EARLIEST DATE FOR DECISION 09/11/2002

APPLICATION WILL HAVE EXPIRED ON 06/12/2002

CASE OFFICER: **Tanya Davies**

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Tracey Bell - Scolarest
C/O K M B Ltd
The Old Bakehouse
Kirton
Lincolnshire
PE20 1EH

Application Number: F/2002/7777

Parish: **WARGRAVE**

Location: **The Piggott C of E School, Twyford Road, Wargrave, Reading.**

Proposal: **Proposed erection of conservatory to provide additional seating to the restaurant area of school.**

The Wokingham District Council in pursuance of their powers under the above Acts and Regulations hereby **Approve Permission** for carrying out the above development in accordance with the application and the accompanying plans submitted to the Council subject to compliance with the following conditions, the reasons for which are specified hereunder.

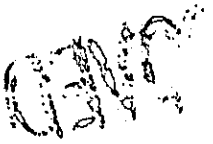
Condition
1. The development hereby permitted shall be begun before the expiration of five years from the date of this permission.

Condition
2. All materials to be used in the elevations of the proposed development shall be as stated on the approved drawings and shall not be varied without the prior written permission of the Local Planning Authority.

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

Reason
2. To ensure that the external appearance of the building is satisfactory.

Informative
1. No soakaways should be constructed such that they penetrate the water table, and they should not in any event exceed 2 metres in depth below existing ground level.



Informative
2. You are advised, in compliance with The Town and Country Planning (General Development Procedure) (England) (Amendment) Order 2000, that the following policies and/or proposals in the development plan are relevant to this decision:

Berkshire Structure Plan Policies EN1 and EN3.
Loddon Area Local Plan Policies LBE1, LBE2, LPS2 and LPS3.
Deposit Draft Wokingham District Local Plan Policies WOS3, WBE1 and WIC16.

T. G Watson

Trevor Watson
Development Control Manager
Date: 19/12/2002

Notice checked by: _____

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.

Finalised

DEVELOPMENT CONTROL/BUILDING CONTROL CHECKLIST

CHECKLIST WHEN A BUILDING REGULATION APPLICATION HAS BEEN RECEIVED.

SITE DETAILS — **CASE OFFICER** TD

PLANNING APPLICATION NUMBER	F | 2002 | 7777
BUILDING CONTROL NUMBER.	BP | 04 | 4994
APPLICANT/AGENT	Wakunahana DC. AL
ADDRESS OF SITE	Piggot Comp. School Wargrave Road.
DESCRIPTION OF PROPOSED WORK	Conservatory Extension to Pinus Area.

DRAWING NUMBERS	**BC**	**DC**
BLOCK PLAN		02 | 30 | 32 | -07
ELEVATIONS		02 | 30 | 32 | -02
FLOOR PLANS		02 | 30 | 32 | -02

CHECKLIST	**1ST CHECK**	**2ND CHECK**
PERMITTED DEVELOPMENT		
APPLIC. NECESSARY-NOT RECEIVED		
APPLIC.RECEIVED & APPROVED	19 | 12 | 02	
APPLIC.RECEIVED-NO DECISION		
APPLIC.REFUSED		
DIFFERENCES BETWEEN DC/BC DRAWINGS	NONE	
IF YES, WHAT ARE THE DIFFERENCES ?		
DATE	20 | 12 | 02	

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	

WORK SHEET FOR : ~~Tanya Davies~~ Angela Odell.

Application Number : F/2002/7777

Applicant : Tracey Bell - Scolarest C/O K M B Ltd.

Location : The Piggott C Of E School, Twyford Road, Wargrave, Reading.

Proposal : Proposed erection of conservatory to provide addtional seating to the restaurant area of school.

Site Notice Displayed ? :	YES	NO	DATE

Date of Neighbour Notifications : .....

Date of Site Visit : 19.11.02.

Date Registered : 11/10/2002

Earliest Date for Decision : 09/11/2002

Latest Consultation Date/Site Notice Expiry Date : 09/11/2002

This application will have expired on: 06/12/2002. You need to make a decision 1 day prior to this date for this application to count as determined in less than 8 weeks.

Consultation Responses :

Planning Issues :

Application Number: F/2002/7777

Appraisal :

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

Application Number F/2002/7777
Conditions/Reasons for Refusal

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

RECORD OF SITE VISIT

SITE ADDRESS: The Piggott C Of E School Twyford Road Wargrave Reading.

APPLICATION NUMBER: F/2002/7777

OFFICER: ~~Tanya Davies~~ Angela Odell.

DATE OF SITE VISIT: 19.11.02

1 SITE/STATUTORY NOTICE DISPLAYED ?

2. DESCRIPTION OF SURROUNDINGS School in open countryside.

3. DESCRIPTION OF SITE/BUILDING Dining room adjacent to courtyard (where conservatory proposed)

4. RELATIONSHIP TO ADJOINING PROPERTIES None affected

5. SITE CONSTRAINTS

TREES On W. side of dining room are conifers.

ACCESS/PARKING on N. side of school.

LEVELS Flat.

BOUNDARY TREATMENT NA

OTHERS

Development Control Ref No:	Received	Parish
F/2002/7777	11.10.02	Wargrave

Applicant: Property Services, Wokingham District Council
Location: The Piggott C of E School, Twyford Road, Wargrave
Proposal: Erection of conservatory to provide additional seating to the restaurant area of the school

FOR CONSIDERATION BY: DEVELOPMENT CONTROL COMMITTEE

REPORT PREPARED BY: Head of Planning & Transportation and Angela Odell

SUMMARY:

Proposal –
Is to erect a 79 sq.m. conservatory to provide additional seating to the restaurant. The conservatory is to have white UPVC/aluminium glazed panels and doors. The agent has explained that the school currently has approximately 160 seats within the existing dining area, which is insufficient and leads to congestion within the dining area, which makes it difficult to provide catering to all pupils within the limited dining periods. They have also explained that the conservatory is being provided by the catering company, and that the conservatory style building is proposed for two reasons. Firstly this was the request of the school to ensure the extension is not too overpowering in appearance, and secondly they believe this is the only way that the additional seating can be achieved with the capital available. They also explain that heating will be provided along with natural ventilation, which will provide adequate control in all but the seasonal temperature extremes.

RECOMMENDATION:

GRANT PLANNING PERMISSION - subject to conditions.

Background Papers

Held by: Planning Reception
Division: Development Control
Dept: Environmental Services

Contact No: 0118 974 6428/ 6429
E Mail: development.control@wokingham.gov.uk

NB: All reports seek to identify environmental, community safety and equal opportunities implications. Consultation with residents and organisations which has or is about to take place, will also be reported.

BACKGROUND

1. HISTORY

The original school buildings on the site pre-date the planning process, however since 1956 there have been a large number of alterations and additions made to the school. The site is currently a mix of buildings of various design styles and sizes. The proposed conservatory would be sited on existing hardstanding.

This application is being reported to Committee as it is an application made by the District Council.

2 CONSULTATIONS -

Wargrave Parish Council : No objection.
Twyford Parish Council : Are concerned that the proposed building will be too hot in the Summer and too cold in Winter for the children.
Access and Movement : No objections.
Environmental Health Officer : No objections.
Education Officer : No objection - this is a project of which they are aware.
Environment Agency : No objection subject to a condition covering soakaways.

3 APPRAISAL

Main issues are:

A. Impact on the character and appearance of the area (Berkshire Structure Plan Policies C4, C5 and EN1; Wokingham District Local Plan (Deposit Draft) Policies WOS2, WOS3, WGB1 and WGB7; Planning Policy Guidance Note No. 2).

B. Effect on neighbouring properties (Wokingham District Local Plan (Deposit Draft) Policies WOS3 and WBE1).

C. Flooding issues (Berkshire Structure Plan Policy EN3; Loddon Area Local Plan Policies LPS2 and LPS3; Wokingham District Local Plan (Deposit Draft) Policy WIC16; Planning Policy Guidance Note No. 25).

C. Concerns of Parish Council

A. <u>Impact on the character and appearance of the area</u>

The school is in the Green Belt and on land important to the setting of the settlement in the Wokingham District Local Plan. Policy WGB7 proposes the school is designated as a Major Existing Developed Site in the Green Belt. However, the Local Plan Inspector recommends the school is not given this designation, but he considers that this conclusion does not necessarily mean that further growth at the school would be ruled out under normal Green Belt policy. The agreed modifications to this policy confirm that the school is not to be included as a Major Existing Developed Site.

The proposed conservatory would be relatively small in size compared with the whole school and would be sited well within the school complex and not on its edge. It is therefore considered that it would have no significant impact on views towards

the school from the surrounding area, on the setting of the settlement nor on the character and appearance of the area. It is considered that it would also comply with the Local Plan Inspector's comments regarding further growth at the school.

B. Effect on neighbouring properties
There are no neighbouring properties that would be affected by the proposal.

C. Flooding issues
The application site does not contain any land shown on plans supplied by the Environment Agency as being liable to flooding.

D. Concerns of Twyford Parish Council
These have been addressed above.

4. CONCLUSION

The proposed conservatory would provide needed additional seating accommodation for the school's restaurant and would not have a significant effect on the character and appearance of the area which is in the Green Belt.

5. RECOMMENDATION

GRANT planning permission subject to the following conditions:

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

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

2. All materials to be used in the elevations of the proposed development shall be as stated on the approved drawings and shall not be varied without the prior written permission of the Local Planning Authority.

   Reason: To ensure that the external appearance of the building is satisfactory.

Informatives

1. No soakaways should be constructed such that they penetrate the water table, and they should not in any event exceed 2 metres in depth below existing ground level.

2. You are advised, in compliance with *The Town and Country Planning (General Development Procedure) (England) (Amendment) Order 2000*, that the following policies and/or proposals in the development plan are relevant to this decision:

   Berkshire Structure Plan Policies EN1 and EN3
   Loddon Area Local Plan Policies LBE1, LBE2, LPS2 and LPS3
   Deposit Draft Wokingham District Local Plan Policies WOS3, WBE1 and WIC16

Date: 11 December 2002

Your Ref:

My Ref: **Tanya Davies - F/2002/7777**

Tracey Bell - Scolarest
C/O K M B Ltd
The Old Bakehouse
Kirton
Lincolnshire
PE20 1EH

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

Dear Sir/Madam

Application Number: F/2002/7777

Site Address: The Piggott C Of E School, Twyford Road, Wargrave, Reading.

Proposal: Proposed erection of conservatory to provide addtional seating to the restaurant area of school..

Your application is to be determined at the Development Control Sub-Committee meeting on the 19/12/02 and will start at 7.00pm. The application has been recommended for approval and you can see a copy of the committee report at the Environmental Services Department, Council Offices, Shute End, Wokingham, or at your local library.

You may attend the Committee meeting and speak if you wish. A leaflet explaining the process is enclosed.

IF YOU WISH TO ARRANGE TO SPEAK contact Kevin Jacob in the Policy & Members' Services Section on (0118) 974 6058 no later than 5.00pm on the last working day (Tuesday) prior to the meeting.

IF YOU WISH TO DISCUSS THE APPLICATION contact the Development Control Section on (0118) 974 6446 or (0118) 974 6453 quoting the application number at the head of this letter and ask for the case officer dealing with the proposal.

Yours faithfully,

Anna Cronin

Head of Planning & Transportation

Angi

FROM: ~~Tanya Davies~~

DATE: 16 October 2002

~~DELEGATED~~

PLANNING SERVICES	
POL	
DC	
COPIES TO	

WARGRAVE PARISH CONSULTATION SHEET

Application Number: F/2002/7777

Proposal: Proposed erection of conservatory to provide addtional seating to the restaurant area of school..

Site Address: The Piggott C Of E School, Twyford Road, Wargrave, Reading.

Applicant: Tracey Bell - Scolarest C/O K M B Ltd.

Your observations are required in respect of this application **by 09/11/2002** .

No objection

SIGNED: [signature]

DATE: 4/11/02

Clerk To Wargrave Parish/Town Council.

ENVIRONMENT AGENCY

Our Ref : SP/2002/006684-1/1
Your Ref : F/2002/7777

Date : 19 November 2002

PLANNING SERVICES REF 634674
POL
DC
21 NOV 2002
COPIES TO
WDK
FILE

District Planning Officer
Wokingham District Council
Council Offices
PO Box 157 Shute End
Wokingham
Berkshire
RG40 1WR

FAO: Ms Tanya Davies

Dear Madam

PROPOSAL: **Proposed erection of conservatory to provide additional seating to the restaurant area of school.**

LOCATION: **The Piggott C Of E School, Twyford Road, Wargrave, Reading.**

Thank you for your letter dated 16 October 2002, received on 23 October 2002. Please quote the following reference in any correspondence: SU77NE/14/9. The Environment Agency has the following comments:

The Environment Agency has no objection, in principle, to the proposed development provided that the following conditions are imposed on any planning permission granted:

PLANNING CONDITIONS:

CONDITION: No soakaways shall be constructed such that they penetrate the water table, and they shall not in any event exceed 2 metres in depth below existing ground level.
REASON: To prevent pollution of groundwater.

CONDITION: The construction of the surface water drainage system shall be carried out in accordance with details submitted to and approved in writing by the Planning Authority before the development commences.
REASON: To prevent pollution of the water environment.

(Note: The Environment Agency asks to be consulted on any details submitted in compliance with this condition).

PLANNING INFORMATIVES

The following planning informatives should be attached to any planning permission granted:

Environment Agency
Swift House, Frimley Business Park, Camberley, Surrey, GU16 7SQ, Tel no:01276 454300, Fax no:01276 454301

Under the terms of the Water Resources Act 1991, the prior written consent of the Environment Agency is currently required for any discharge of sewage or trade effluent onto or into ground and for surface runoff into groundwater. Such consent may be withheld. If there is an existing discharge consent the applicant should ensure that any increase in volume is permitted under the present conditions.

Contact Ian Doyle on 01276 454365 for further details.

ADVICE

Land Drainage

There are alternatives to conventional storage for the control of surface water run-off that are favoured by the Environment Agency. These techniques not only cater for flood peak attenuation, but may also improve water quality and enhance the environment. Such systems include permeable pavements, grassed swales, infiltration trenches, ponds and wetlands. The developer is advised to discuss with the Agency how these techniques might be applied at this site.

In order to manage the disposal of surface water in a more sustainable manner, taking into account flood risk and other environmental factors, the Environment Agency will recommend that restrictions are imposed on the discharge of surface water from the site. Particular care must be exercised where there is an increase in the impermeable area. The developer will be required to accommodate excess water and control its release into local watercourses, whether directly or by means of the local surface water sewerage system.

Our general criteria are:
· The discharge from the developed site should mimic that from the existing greenfield site as far as practical. Thus in a 1 year event the discharge should be the same as for the greenfield site, and in a 10 year event, and similarly in a 100 year event. So across the range of return periods the natural greenfield runoff is simulated; and
· Storage should be provided to protect from a 1 in 100 year storm.

Environment Protection

The site lies within the inner source protection zone for Sheeplands pumping station. The Environment Agency also notes that groundwater is found at shallow depth within the River Gravels. These overlie and are likely to be in hydraulic continuity with the groundwater in the Chalk aquifer. Sheeplands pumping station abstracts water from the Chalk. This means that groundwater at the site is highly sensitive to any contamination contained in any runoff discharged to ground.

It would be acceptable for roof water to discharge to soakaway. Roof water downpipes should be connected to the drainage system either directly, or by means of back inlet gullies provided with sealing plates instead of open gratings.

DECISION NOTICE

Would you please forward a copy of the decision notice to this office quoting our reference.

I hope this information is useful, but if you have any further queries please do not hesitate to contact me.

Yours faithfully



JULIETTE CHAN
Planning Liaison Officer

01276 454326

CC: KMB Ltd

THE FOLLOWING SCANNED IMAGES ARE DOCUMENTS OF BAD QUALITY OR ARE PHOTOCOPIES.



FOR THIS REASON THEY MAY APPEAR UNREADABLE ON SCREEN

01205723631

The Old Bake House
Kirton
Lincolnshire
PE20 1EH

Telephone 01205 724016
Facsimile 01205 723631
email Kmb@kmb-ltd.co.uk
website http://www.kmb-ltd.co.uk

63401

TD

2002

fax

To Fax No:	**0118 974 6484**
Date:	**19-Nov-02**
For Attention of:	**Tanya Davies**
Company:	**Wokingham District Council**
From:	**Paul Smith**
Reference:	**RESTAURANT REFURBISHMENT – WARGRAVE THE PIGGOTT SCHOOL – PLANNING APPLICATION F/2002/7777**
Our Ref:	**02/30/321/PAS/TAH**
Total No. of Pages:	**2**

(please inform us if you do not receive all sheets)

Further to your letter dated 7th November, I confirm the following information in support of this application.

The school currently has approximately 160 No seats within the existing dining area. This level of seating is considered to be insufficient and leads to congestion within the dining area which makes it hard to provide catering to all pupils within the limited dining periods.

There are two principle reasons why a conservatory style building was proposed. Firstly, this was the initial request from the school for this style of building to ensure that the extension was not too overpowering in appearance.

Secondly, the catering operation and all capital investment in the facilities are provided by Scolarest. The capital available to invest in this site is limited, the school have indicated that their priority for the available capital is to extend the seating area. A conservatory style building is we believe the only way that the additional seating required can be achieved with the capital available.

We take on board the comments from the Parish Council regarding the problems of climate control associated with this style of building. Heating will be provided along with natural ventilation, which will provide adequate control in all but the seasonal temperature extremes.

Chartered Quantity Surveyors ■ Architects ■ Planning Supervisors ■ Project Managers

01205723631

I hope that this information is sufficient to allow you to take this application forward to the Development Control Committee on the 11th December. Should you require any further information, please do not hesitate to contact myself or Mr Townsend.

Regards

Paul Smith

Copy: Tracy Bell – Scolarest
Ian Townsend – KMB

Angela Odell

From: Tanya Davies
Sent: 15 November 2002 11:43
To: Angela Odell
Subject: FW: F/2002/7777 Piggott

Tanya Davies
Senior Minerals & Waste Officer
Wokingham District Council

Tel: 0118 974 6229
Fax: 0118 974 6484

-----Original Message-----
From: Tim Haycocks
Sent: Monday, November 04, 2002 4:47 PM
To: Tanya Davies
Subject: F/2002/7777

Tanya

With regards to the above application, it is a project which we are aware of. However, assuming that the school can fund it themselves, we would not object.

Best wishes

Tim

Tim Haycocks
School Planning and Assets
Administration Officer
Tel - 0118 974 6159
Fax - 0118 974 6259
tim.haycocks@wokingham.gov.uk

Angela Odell

From: John Mullaney
Sent: 14 November 2002 09:28
To: Angela Odell
Subject: RE: F/2002/7777 - Piggott school, Twyford Road, Wargrave

No objections to proposal.

John Mullaney
Senior Environmental Health Officer
Environmental Protection and Housing
Wokingham District Council
Tel. 0118 974 6766
Fax. 0118 974 6401
john.mullaney@wokingham.gov.uk
www.wokingham.gov.uk

Tel: (0118) 974 6229 (Direct Line)
E-Mail: tanya.davies@wokingham.gov.uk
Date: 7 November 2002
My ref: TD/F/2002/7777

Mr I Townsend
KMB
The Old Bake House
Kirton
Lincolnshire
PE20 1EH

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

Dear Mr Townsend

Application for A New Conservatory Extension To Provide Additional Seating At Piggott School, Twyford Road, Wargrave.

Planning Application F/2002/7777

I refer to the above planning application which I hope to report to the next Development Control Committee.

As the school is within the Metropolitan Greenbelt (where development is strictly controlled) I need more information about the justification/ need for the conservatory.

- How much seating does the school have at present? If this isn't sufficient what sort of problems does this cause?
- Can you outline why a conservatory style building was chosen?

In addition the Parish Council have raised concerns that the proposed building will be too hot in the summer and too cold in the winter for the children.

I would be grateful to receive your comments on these issues within 14 days as this will enable me to report this application to members of the Development Control Committee on 11 December.

Please contact me with any queries.

Yours sincerely

Tanya Davies
Senior Planning Officer

cc. Tracy Bell, Scolarest, Rivermead, Oxford Rd, Denham, Uxbridge, UB9 4BF

Tanya Davies

From: Fiona Penn [pollypenn@fish.co.uk]
Sent: Thursday, November 07, 2002 10:34 AM
To: Tanya.Davies@wokingham.gov.uk
Subject: f 2002/7777

Dear Ms Davies .

Re application 7777 for The Piggott C of E School, my Council wishes to comment that it is concerned that the proposed building will be too hot in the summer and too cold in the winter for the children.

Twyford Parish Council

Fiona "Polly" Penn
Full time brain for Frank !!
and clerkship in residence

HIGHWAYS CONSULTATION SHEET

From: Tanya Davies **Date:** 16 October 2002

Application Number: F/2002/7777

Proposal: Proposed erection of conservatory to provide addtional seating to the restaurant area of school.

Parish: WARGRAVE PARISH

Site Address:
The Piggott C Of E School, Twyford Road, Wargrave, Reading.

Applicant:
Tracey Bell - Scolarest C/O K M B Ltd.

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

✓ below as applicable;

1) ☐ Recommend refusal for the reason(s) **stated below**;
2) ☐ Recommend approval but with condition(s) & reason(s) **stated below**;
3) ☑ Recommend approval with **no** condition(s) or reason(s).

Site visit carried out: ☑ **No** ☐ **Yes - Date & Time:** _____

Signed: _____ **Print name:** TC 22/10/02

To:
Landscape
RE River Valleys Policies Area Green Belt

22 OCT 2002

From: Tanya Davies

Date: 16 October 2002

Application Number: F/2002/7777

Proposal: Proposed erection of conservatory to provide addtional seating to the restaurant area of school..

Site Address:
The Piggott C Of E School, Twyford Road, Wargrave, Reading.

Applicant:
Tracey Bell - Scolarest C/O K M B Ltd.

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

Are there any tree/landscape issues?
If so please discuss.

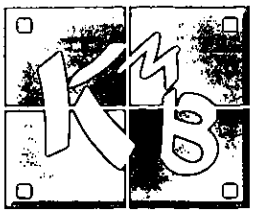
Neil Etherington
24/10/02.

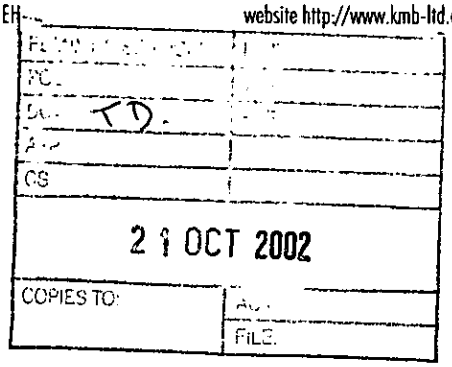
R-S/11

* no trees lost

The Old Bake House
Kirton
Lincolnshire
PE20 1EH

Telephone 01205 724016
Facsimile 01205 723631
email Kmb@kmb-ltd.co.uk
website http://www.kmb-ltd.co.uk





18 October 2002

Our Ref: 02/30/321/IT/FR

Mrs C Hurst
Planning Department
Wokingham District Council
Shute End
Wokingham
Berkshire
RG40 1BN

Dear Mrs Hurst

The Piggot School, Worgrave. (Your Ref: 2002/7777)

Following your letter dated the 17th October 2002, please find enclosed a cheque for the sum of £440.00, made payable to Wokingham District Council.

Yours sincerely
For KMB

Ian Townsend

Chartered Quantity Surveyors
Architects
Planning Supervisors
Project Managers

Offices also at Wimbledon & Manchester

Directors Kevin M Baxter BSc MRICS Gavin M Ferris BSc MRICS Gary M Thompson MRICS

KMB Ltd Company Registered in England No 3622294 Registered Office The Old Bake House Kirton Lincolnshire PE20 1EH

With Compliments

2002/7777
The Piggot School
Wargrave.

WOKINGHAM UNITARY
Aiming for Excellence

Would you please have this cheque made out to WOKINGHAM DISTRICT CL. and return to me as soon as possible.

Mrs C. Hurst
Planning Admin
17/10/02

Wokingham District Council, Shute End, Wokingham, Berkshire RG40 1BN
Tel: (0118) 974 6000 www.wokingham.gov.uk

Lloyds TSB

30-91-04

Market Place (309104) Branch
51 Market Place Boston Lincolnshire PE21 6NQ

Date 10.10.02

Pay Woking D.C.

£ 400 — 00

Four hundred & forty pounds only

A/C Payee

communisis 9508 04/01

FOR K M B LTD

S. Baxter

DIRECTOR

Lloyds TSB Bank plc
14AUG02

Cheque No. Sort Code Account No. Trans. Code

⑈001216⑈ 30⑆91041⑆ 05180714⑈02

Application Number : F/2002/7777	**Map No :** 25
Case Officer : TO.	**Site Area :** 10-91
Valid Date : 11.10.02.	**Received Date: 11/10/2002**

Level : D C Sub-Committee

Description : Proposed erection of conservatory to provide addtional seating to the restaurant area of school.

Location : The Piggott C Of E School, Twyford Road, Wargrave, Reading.

Parish : WA **Ward : WAR** 16.10.02 B

Applicant : Tracey Bell - Scolarest C/O K M B Ltd.

Fee Required: £440 **Fee Received: £440** (7)

Additional: ..... or Refund: .....

Enforcement Section to be notified ☐ (tick if required)

Additional information required for validation;

REASON	NOTES	DATE REQ	DATE RECD
LOCATION PLANS	Need 2500 Scale. Red line not complete		
BLOCK PLANS			
FORMS UNSIGNED			
S.66 MISSING/INCORRECT/ UNSIGNED			
ELEVATION PLANS			
FLOOR PLANS			
NO SCALE OR SCALE IS IMPERIAL			
ENCROACHMENT LETTER REQUIRED			
OTHER			

Is the site in a Conservation Area: ☐ Yes ☐ No If "Yes" which one _____

Is the site a Listed Building: ☐ Yes ☐ No

Is a Statutory Advertisement required: ☐ Yes ☐ No

INTERNAL CONSULTATIONS

16.10.02 B

Building Control

Heritage (Harold Sanders)

Landscape — River Valley Policy Area, Green Belt ✓

Trees

Environmental Health ✓

Housing

Leisure & Cultural Services

Public Rights of Way Officer

Property

Policy & Plans

Joint Strategic Planning Unit

Archaeological Officer (BABTIE)

Education ✓

Social Services

Highways — will this affect access to central parking area? ✓

Access officer ✓

EXTERNAL CONSULTATIONS

Adjacent DPA : _____

Adjacent Parish: Twyford. ✓

SEB

British Gas

Oil pipeline

Transco

Environment Agency — Groundwater Protection Zone ✓

Railtrack

Police Arch Officer

HERITAGE BODIES

Victorian Society
The Georgian Group
Ancient Monuments Society
Council for British Arch
RCHME
NRPB (Telecommunications)
Sport England
Society for Proct' of Ancient Bldgs
English Heritage

OTHERS

.....

..... (Green Belt)

.....

.....

.....

.....

NEIGHBOURS

.....

S/N Sufficient

+ Include site inside red line (The Piggott School)

No pre-apps.

The Old Bake House
Kirton
Lincolnshire
PE20 1EH

Telephone 01205 724016
Facsimile 01205 723631
email Kmb@kmb-ltd.co.uk
website http://www.kmb-ltd.co.uk

10 October 2002

11.OCT.2002 7777

Our Ref: 02/03/321/IT/JW

The District Planning Officer
Wokingham District Council
Planning Department
PO Box No 157
Council Offices
Shute End
Wokingham
Berkshire
RG40 1WR

Dear Sir

FULL PLANNING APPLICATION FOR NEW CONSERVATORY EXTENSION TO PROVIDE ADDITIONAL SEATING TO THE PIGGOTT SCHOOL, TWYFORD ROAD, WARGRAVE

Please find enclosed the following information forming the planning application for the above project.

4No. copies signed and completed application forms and certificates.
4No. copies of location plans.
4No. copies of scheme drawings.
1No. copy of Notice as served on 10.10.02.
1No. cheque for the sum of £440.00.

Should you have any other queries or require any further information please do not hesitate to contact this office.

Yours faithfully
For KMB

Ian Townsend

Enc
Copy: Tracy Bell - Scolarest

Chartered Quantity Surveyors
Architects
Planning Supervisors
Project Managers

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

11 OCT 2002

11.OCT.2002 7777

1. APPLICANT'S NAME: TRACY BELL, SCOLAREST.
ADDRESS: RIVERMEAD, OXFORD ROAD, DENHAM, UXBRIDGE
POST CODE: UB9 4BF PHONE: —

2. If the applicant has an agent, all correspondence will be sent to the agent
AGENT'S NAME: KMB Ltd.
ADDRESS: THE OLD BAKE HOUSE, KIRTON, LINCS
POST CODE: PE20 1EH PHONE: 01205 724016

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: THE FISCOTS SCHOOL, TWYFORD ROAD, WARGRAVE, BERKSHIRE RG10 8DS

4. WHAT IS THE APPLICATION FOR ? Give brief details and state for what purpose this site and any buildings will be used.
ERECTION OF NEW CONSERVATORY TO EXTEND SEATING AREA TO CAFETERIA.

5. Give the area in hectares or part of a hectare
AREA OF SITE: NOT KNOWN.

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

7. List all the plans and drawings submitted with the application
PLANS/DRAWINGS:
LOCATION PLAN
EXISTING PLANS & ELVNS - 02/03/321-01
PROPOSED PLANS & ELVNS - 02/03/321-02

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.

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. 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. AS EXISTING.

16. HOW WILL SURFACE WATER BE DISPOSED OF? TO EXISTING SYSTEMS.

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 AS EXISTING.

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

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. £140.00 based upon floor area of 79m².

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 A Townsend ON BEHALF OF Scalwest DATE 10.10.02

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	N/A	NA	NA	NA
A2	FINANCIAL AND PROFESSIONAL SERVICES	NA	NA	NA	NA
A3	FOOD AND DRINK	~250m²	NA	79 m²	N/A
B1(a)	OFFICE (other than A2)	N/A	NA	NA	N/A
B1 (b)	RESEARCH AND DEVELOPMENT	N/A	NA	NA	N/A
B1 (c)	LIGHT INDUSTRIAL	N/A	NA	NA	N/A
B2	GENERAL INDUSTRIAL	N/A	NA	NA	N/A
B8-7	SPECIAL INDUSTRIAL	N/A	NA	NA	N/A
B8	STORAGE OR DISTRIBUTION	N/A	NA	NA	N/A
C1	HOTELS AND HOSTELS	N/A	NA	NA	N/A
C2	RESIDENTIAL INSTITUTIONS	N/A	NA	NA	N/A
D1	NON-RESIDENTIAL INSTITUTIONS	N/A	NA	NA	N/A
D2	ASSEMBLY AND LEISURE	N/A	NA	NA	N/A
OTHER	Please Specify				
OTHER	Please Specify				
	TOTAL	~250m²		79 m²	

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	AS EXISTING	AS EXISTING
Proposed	AS EXISTING	AS 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.

PREPARING & SERVING OF FOOD. (USE REMAINS UNCHANGED).

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

SCOLAREST, RIVERMEAD, OXFORD ROAD, DENHAM, UXBRIDGE, UB9 4BF

N/A.

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
AS EXISTING	NA	NA	UNKNOWN.

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.'

Chartered Quantity Surveyors □ **Architects** □ **Planning Supervisors** □ **Project Managers**

PLEASE FIND ECLOSED COPY OF NOTICE SERVED 10.10.02

Regards

11.OCT.2002 7777

The Old Bake House
Kirton
Lincolnshire
PE20 1EH

Telephone 01205 724016
Facsimile 01205 723631
email Kmb@kmb-ltd.co.uk
Website http://www.kmb-ltd.co.uk

Offices also at: Barnett House 53 Fountain Street Manchester M2 2AN / Heritage House 21 Inner Park Road Wimbledon London SW19 6ED
Directors: Kevin M Baxter BSc MRICS Gavin M Ferris BSc MRICS Gary Thompson MRICS

Town and Country Planning General Development Order 1988, Article 12

NOTICE OF APPLICATION FOR PLANNING PERMISSION

Proposed development at (a) THE PISSOTT SCHOOL, TWYFORD ROAD, WARGRAVE, BERKSHIRE RG10 8DS

I give notice that (b) SCOLAREST

is applying to the (c) WOKINGHAM DISTRICT COUNCIL ~~Council~~

for planning permission to (d)

ERECT NEW CONSERVATORY TO PROVIDE EXTENSION TO SEATING AREA.

Any owner* of the land or tenant** who wishes to make representations about this application should write to the Council at (e) WOKINGHAM DISTRICT COUNCIL, PLANNING DEPARTMENT, P O BOX No. 157, COUNCIL OFFICES, SHUTE END, WOKINGHAM, BERKS, RG40 1WR

by (f) October 31st 2002

* "owner" means a person having a freehold interest or a leasehold interest the unexpired term of which is not less than 7 years, or, in the case of development consisting of the winning or working of minerals, a person entitled to an interest in a mineral in the land (other than oil, gas, gold or silver).

** "tenant" means a tenant of an agricultural holding any part of which is comprised in the land.

Signed A Townsend

†On behalf of SCOLAREST

Date 10.10.02

Statement of owners' rights

The grant of planning permission does not affect owners' right to retain or dispose of their property, unless there is some provision to the contrary in an agreement or in a lease.

Statement of agricultural tenants' rights

The grant of planning permission for non-agricultural development may affect agricultural tenants' security of tenure.

---

†delete where inappropriate

Insert:
(a) address or location of the proposed development
(b) applicant's name
(c) name of Council
(d) description of the proposed development
(e) address of the Council
(f) date, giving a period of 21 days beginning with the date of service, or 14 days beginning with the date of publication, of the notice when the notice (as the case may be)

Cat No. TCP 95 SHAW & SONS LTD., 21 Bourne Park, Bourne Road, Crayford, Kent DA1 4BZ LLF 14584

1789/a

SECTION 66 CERTIFICATE

Application No.

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

CERTIFICATE A

11.OCT.2002 7777

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.~~

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

OR

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
THE PISSOTTS SCHOOL	THE PISSOTTSCHOOL TWYFORD ROAD WARSRAVE BERKSHIRE RG10 8DS	10.10.02

+ See Note (a) to Certificate A

OR

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

(b) Insert description of steps taken.

● 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) .....

.....

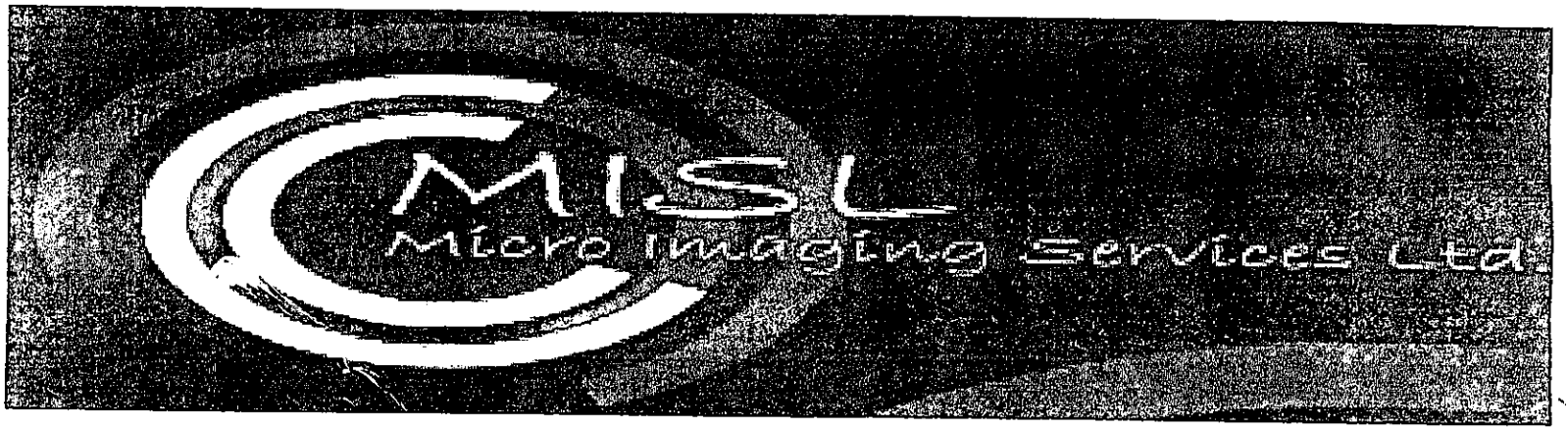
(c) Name of local newspaper circulating in the area where the land is situated.

(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).

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

on (d) .....

THE FOLLOWING SCANNED IMAGES ARE DOCUMENTS OF BAD QUALITY OR ARE PHOTOCOPIES.



FOR THIS REASON THEY MAY APPEAR UNREADABLE ON SCREEN

1789/b

CERTIFICATE D

I certify that

OR

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

● I/The applicant have/has taken all reasonable steps open to me/him/he to find out the names and addresses of everyone else who, at the beginnin of the period of 21 days beginning with the date of application was th owner (a) of any part of the land to which the application relates, but have/ha 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 i

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 . D Townsend . . . . . .

On behalf of . SOLAREST . . . . . .

Date . 10.10.02 . . . . . .

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

1789/a

SECTION 66 CERTIFICATE

Application No.

11. OCT. 2002

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

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.~~

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

OR

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
+ THE PISSOTTS SCHOOL	THE PISSOTTS SCHOOL TWYFORD ROAD WARRAVE BERKSHIRE RG10 8DS	10.10.02

+ See Note (a) to Certificate A

OR

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

(b) Insert description of steps taken.

● 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) .....

.....

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

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

(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).

on (d) .....

1789/b

CERTIFICATE D

I certify that

● ~~I/The applicant cannot issue a certificate in accordance with paragrap~~ (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/he to find out the names and addresses of everyone else who, at the beginnin of the period of 21 days beginning with the date of application was th owner (a) of any part of the land to which the application relates, but have/ha been unable to do so. These steps were as follows:

(b) .....

.....

● Notice of the application as attached to this Certificate, has been published i

the (c) .....

on (d) .....

(b) Insert description of steps taken

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

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

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 . D Townsend .....

On behalf of . SCOLAREST .....

Date . 10.10.02 .....

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

1789/a

SECTION 66 CERTIFICATE

WOKINGHAM DISTRICT COUNCIL

Application No.

11.OCT.2002 7777

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

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.~~

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

OR

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
THE PISGOTTS SCHOOL	THE PISGOTTS SCHOOL TWYFORD ROAD WARGRAVE BERKSHIRE RG10 8DS	10.10.02

+ See Note (a) to Certificate A

OR

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

(b) Insert description of steps taken.

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) .....

.....

(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).

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 paragrap~~ (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/he to find out the names and addresses of everyone else who, at the beginnin of the period of 21 days beginning with the date of application was th owner (a) of any part of the land to which the application relates, but have/ha been unable to do so. These steps were as follows:

(b) .....

.....

● Notice of the application as attached to this Certificate has been published i

the (c) .....

on (d) .....

(b) Insert description of steps taken

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

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

ALL APPLICANTS MUST COMPLETE THIS SECTION

Agricultural Holdings Certificate

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

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.

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 . D Townsend .....

On behalf of . SOLAREST .....

Date . 10.10.02 .....

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

1789/a

SECTION 66 CERTIFICATE

Application No.

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

11.OCT.2002 7777

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.~~

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

OR

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
THE PISSOTTS SCHOOL	THE PISSOTTS SCHOOL TWYFORD ROAD WARFRAVE BERKSHIRE RG10 8DS	10.10.02

+ See Note (a) to Certificate A

OR

CERTIFICATE C

I certify that

~~I/The applicant* cannot issue 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

(b) Insert description of steps taken.

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) .....

.....

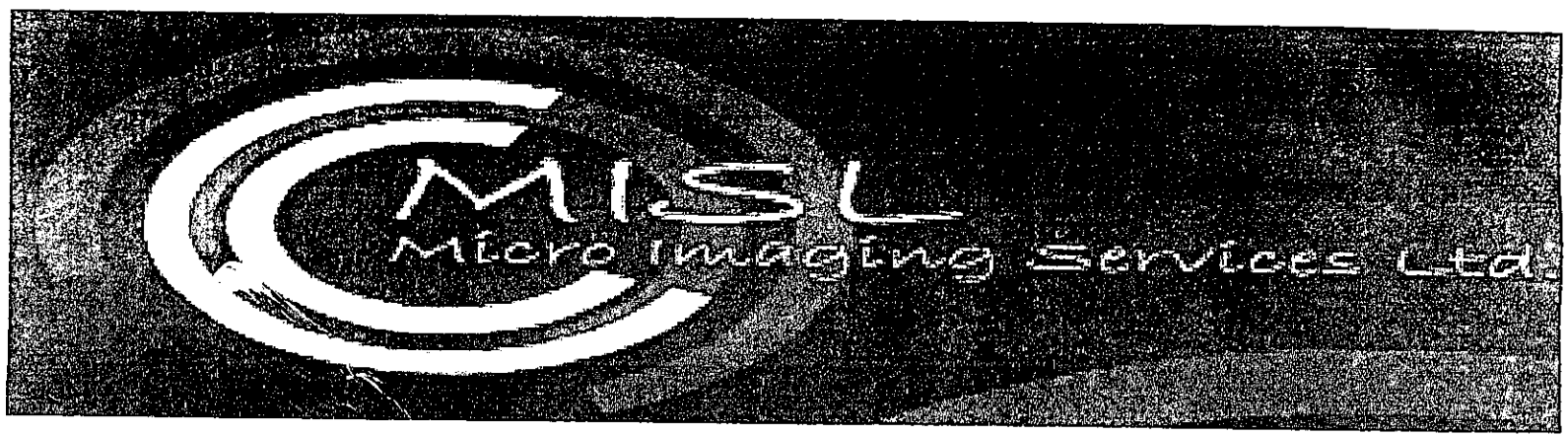
(c) Name of local newspaper circulating in the area where the land is situated.

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

(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).

on (d) .....

THE FOLLOWING SCANNED IMAGES ARE DOCUMENTS OF BAD QUALITY OR ARE PHOTOCOPIES.



FOR THIS REASON THEY MAY APPEAR UNREADABLE ON SCREEN

1789/b

CERTIFICATE D

I certify that

● ~~I/The applicant cannot issue a certificate in accordance with paragrap~~ (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/he to find out the names and addresses of everyone else who, at the beginnin of the period of 21 days beginning with the date of application was th owner (a) of any part of the land to which the application relates, but have/ha been unable to do so. These steps were as follows:

(b) .....

.....

● Notice of the application as attached to this Certificate has been published i

the (c) .....

on (d) .....

(b) Insert description of steps taken

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

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

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 . D Townsend .....

On behalf of . SOLAREST .....

Date . 10.10.02 .....

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

(1)

ADDRESS THE WARGRAVE PIGGOTT C of E SCHOOL PARISH WARGRAVE

PLOT No. ORD. SHEET No. SU 7877 (25)

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
761/56	Education Committee	Kitchen + Dining Hall	10. 10. 56	App.
S/4/59	B C C.	Library + classrooms	9 12 59	C/A
S/8/61	B C C	Erection of Terrapin Huts	12 7 61	N/A TP 12.9.66
S/13/61	Director of Education	site for extension	13 9 61	C/A
S/10/62	" "	Extension to school site	6 6 62	N/A C/A
S/9/66 S/28/66	B C C	Extension to playing area	9 6 66	N/A CPC
235/72	" "	News access	16 3 72	N/A CPC
00591	" "	Building 3 classrooms	16 5 74	N/A CPC
00803	" "	3 Classrooms holder MATHS/SCIENCE BLOCK. SPORTS HALL ALTERATIONS TO CHANGING ROOMS	11 7 74	N/A CPC
0195-3	" "		20.2.75	N/A

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

(2)

ADDRESS THE WARGRAVE PIGGOTT C of E SCHOOL PARISH WARGRAVE

PLOT No. ORD. SHEET No. SU 7877 (25)

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
02365	B CC	3, classrooms	22 4 75	N/A TP 31.12.80
02539		Temp. access Road for builders	E C	C
06334	"	SPORTS BUILDING		
08643	"	3 TEMP CLASSROOM/RESITE 2	28.7.78	N/A C/A
12513	B. C. C	Single storey extn to provide added teaching area	27.2.80	N/A C/A
12428	B. C. C	Relocation 3 temp classroom to enable permanent bld.	27. 2 80	N/A C/A
18095	"	RESITE AS TEMP CLASSROOM + USE AS SPORTS PAVILION	16.10.81	N/A 31.10.87
19644	"	RENEWAL TEMP CLASSROOMS	28.10.82	N/A C/A 30.11.88

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

32468 " TEMP. CLASSROOM 12.9.84 31.7.90

(3) ADDRESS WARGRAVE PIGGOTT C. OF E. SCHOOL PARISH WARGRAVE

PLOT No. ORD. SHEET No. SU. 7877 (25)

BUILDER

Plan No.	Applicant	Description of Development	Date of Decision	Decision
37898	MR. K. ATTON	TERRAPINS	17.12.91	1.11.96
39790	BCC	ADD. HARDSTANDINGS FOR 2 COACHES, 2 CARS, INCR. KERB	15.10.92	C/A
FP97/7120	"	REFURB. SCIENCE LAB. DRAINAGE WORKS	20.1.98	APP
98/67772/F	W.D.C. Prop. Svcs.	New pitched roofs over Design Block	2.7.98	C/A.
FP98/7753	"	"	24.8.98	C/A
FP99/8480	Wokingham DC (Prop. Services)	Part reglazing science block.	25/2/99	App
F/2000/2029	WDC property "	S/St/ - Link 2 Bldgs + Int Alts.	18.10.00	APP
F/2002/6291				
F/2002/7777	T. Bell	Erect-Conservatory		

DATE OF COMPLETION

MINISTRY DECISION

SPECIAL ORDERS

DRAINAGE

091074