

**DARLINGTON BOROUGH COUNCIL**

**PLANNING APPLICATIONS COMMITTEE**

**COMMITTEE DATE: 27 August 2008**

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<b>APPLICATION REF. NO:</b>	<b>08/00593/DC</b>
<b>STATUTORY DECISION DATE:</b>	<b>9 September 2008</b>
<b>WARD/PARISH:</b>	<b>LASCELLES</b>
<b>LOCATION:</b>	<b>Dodmire Infants School, Rydal Road, DARLINGTON, DL1 4BH</b>
<b>DESCRIPTION:</b>	<b>Retention of existing single storey module temporary classroom building</b>
<b>APPLICANT:</b>	<b>Director of Corporate Services</b>

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**APPLICATION AND SITE DESCRIPTION**

The site consists of an urban school with both hard and soft play areas to the side and rear of the mainly single storey buildings on the site. To the east, across Rydale Road, the area is residential in character with open land and allotments to the west. A public footpath runs directly to the north of the site and the perimeter of the site is protected by 2m high palisade metal fencing.

This application is to retain an existing modular temporary classroom for a further two years.

The modular temporary classroom is located on hardstanding adjacent to the rear of the main building and accommodates 20-25 children for school. The classroom is a pre-fabricated unit that has been previously utilized in other Darlington schools.

The classroom measures 9m x 7.4m, and is externally clad in steel and coloured blue. Access is on two elevations with a ramp for disabled access to the main elevation. Services such as toilets and cloakroom facilities are included within the building

**PLANNING HISTORY**

07/00601/DC – Planning permission was granted on 7 August 2008 for the erection of 1 No. single storey modular classroom building. This was granted temporary consent expiring on 31 July 2008.

## **PLANNING POLICY BACKGROUND**

Policy R25 – Provision of Community Facilities and Services of the Borough of Darlington Local Plan is relevant.

## **RESULTS OF CONSULTATION AND PUBLICITY**

The Highways Officer did not raise an objection to the proposal.

Sport England were consulted and made no comments. They did however ask to be informed on the outcome of the application.

## **PLANNING ISSUES**

The classroom is of a generic type used by the Borough in its schools to provide temporary classrooms. Access to the classroom is only available from the school. The class room is intended to remain of site for a further two years.

The classroom is sited to the rear of the school and within the school compound, the structure is of a design and scale in keeping with the character of the school and it is not readily visible from the street.

## **SECTION 17 OF THE CRIME AND DISORDER ACT 1998**

The contents of this report have been considered in the context of the requirements placed on the Council by Section 17 of the Crime and Disorder Act 1998, namely the duty on the Council to exercise its functions with due regard to the likely effect of the exercise of those functions on, and the need to do all that it reasonably can to prevent crime and disorder in its area. It is not considered that the contents of this report have any such effect.

## **CONCLUSION**

The application will provide a satisfactory level of temporary classroom facilities to accommodate pupils attending the school. The building is not intended to be a permanent feature and is of a generic type and design previously used by the Council in other schools within the Borough. Its location to the rear of the school compound will not adversely affect the character of the local street scene. As such, the proposal would satisfy the criteria contained within Policy R25 of the Local Plan in respect of provision of community facilities and services.

## **RECOMMENDATION**

THAT PLANNING PERMISSION BE GRANTED SUBJECT TO THE FOLLOWING CONDITION:-

1. This permission is granted for a temporary period expiring on 27 August 2010. Any buildings, structures or works implemented under this permission shall be removed from the site no later than the expiry date.

REASON - In order to assist the function of the school in accordance with Policy R25, Provision of Community Facilities and Services of the Borough of Darlington Local Plan

by providing temporary classroom facilities.

**SUGGESTED SUMMARY OF REASONS FOR GRANTING PLANNING PERMISSION**

The application is considered acceptable in this location and will not give rise to conditions prejudicial to local amenity or highway safety. The application does not raise any issues in relation to highway safety or crime prevention.