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Keith Townsend
**Executive Director for Economic
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Our Ref: 230945

Your Ref: PP-12292206-v1

Direct ☎: 0118 9372461

e-mail: julie.williams@reading.gov.uk

20 December 2023

Your contact is: Julie Williams, Planning

Dear Kiri,

TOWN AND COUNTRY PLANNING ACT 1990

Application Reference: 230945

Application type: Approval of Conditions

Address: Richfield Driving Range Ltd Richfield Avenue Reading RG1 8EQ

Proposal: Application for approval of details reserved by condition 38 (external lighting scheme) of application 212061

I refer to your application as described above.

Condition 38 requires that:

No development as hereby permitted shall commence above foundation level until a report detailing the external lighting scheme and how this will not adversely impact upon wildlife has been submitted to and approved in writing by the Local Planning Authority. The report shall include the following figures and appendices:

- A layout plan with beam orientation demonstrating that the ditch shall not be illuminated to more than 1 lux
- A schedule of equipment
- Measures to avoid glare
- An isolux contour map showing light spillage to 1 lux.

The approved lighting plan shall thereafter be implemented as agreed.

Pursuant to meeting this condition you submitted:

- External Lighting Report prepared by Derry Building Services;
- Ecology Technical Note prepared by Delta Simons;
- Cover Letter prepared by Nexus Planning.

The Council's consultant ecologist considered the information provided and sought amendments, in respect of the luminance and location of lamps and also turn off times.

You have submitted on 15 December updated details for external lighting FS0949-DBS-ZZ-ZZ-TS-E-0004 & External Lighting Calculations FS0949-DBS-ZZ-ZZ-CA-E-0002 with the full output time reduced from 10min to 5min for 11No. luminaires with PIR control around the ditch.

This information has been considered by the same consultant ecologist and it has been confirmed that the amended submitted External Lighting proposals comply with the first part of the requirements of the condition.

Subject to the now approved External Lighting being provided and thereafter maintained in accordance with the approved details condition 38 will be met.

Please note that it is the responsibility of the developer to ensure that all relevant conditions are complied with during the construction and/or subsequent use of the development.

Should you wish to discuss this matter further, please contact me by email or the direct line as above.

Yours sincerely

A handwritten signature in black ink that reads "Julie Williams". The script is cursive and fluid, with the first letters of each word being capitalized and prominent.

Julie Williams
Planning & Building Control Manager