

**TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
THE TOWN & COUNTRY PLANNING
(DEVELOPMENT MANAGEMENT PROCEDURE) (ENGLAND) ORDER 2015**

**APPLICATION FOR A NON-MATERIAL CHANGE FOLLOWING A GRANT OF
PLANNING PERMISSION**

To: Darcliffe Homes
Kingfisher House
17 Albury Close
Loverock Road
Reading
RG30 1BD

Application No: 230391
Application type: Non Material Amendment

Applicant: Darcliffe Homes

READING BOROUGH COUNCIL as Local Planning Authority **AGREE** to a non-material amendment to the planning permission referred to below in accordance with the plans and supporting information submitted in connection with this application.

Proposal: Non-material amendment to 210582 to amend the plans under condition 2 in relation to window design, external materials, minor roof changes, new vehicular gate, relocation of cycle store to allow external brick enclosed plant room and amend the plan reference in condition 26.

At: 18 Parkside Road Reading RG30 2DB

Subject to such new conditions, altered conditions, or removed conditions, and for such reasons as may be attached.

OTHER STATUTORY CONSENTS MAY BE REQUIRED

Date: 20 October 2023



Assistant Director of Planning, Transport and
Public Protection Services

AA

Application At: 18 Parkside Road Reading RG30 2DB

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CONDITIONS & REASONS

CONDITION 2

The plans hereby approved by this Non-Material Amendment (under Section 96A of the Town and Country Planning Act 1990) are as follows:

- Drawing no: 500-02-10 Rev P7 dated June 2020 - Proposed Block Plan, received 20th October 2023
- Drawing no: 500-02-15 Rev P8 dated June 2030 - Proposed Site Plan, received 14th September 2023
- Drawing no: 500-02-19 Rev P8 dated June 2030 - Proposed Highways Plan, received 14th September 2023
- Drawing no: 500-03-10 Rev P7 dated March 2023 - Ground Floor Plan, received 4th July 2023
- Drawing no: 500-03-11 Rev P7 dated March 2023 - First Floor Plan, received 4th July 2023
- Drawing no: 500-03-12 Rev P7 dated November 2022 - Second Floor Plan, received 4th July 2023
- Drawing no: 500-05-10 Rev P7 dated March 2023 - Proposed Elevations, received 4th July 2023
- Drawing no: 500-05-11 Rev P7 dated March 2023 - Proposed Elevations, received 4th July 2023
- Drawing no: 500-05-12 Rev P7 dated March 2023 - Proposed Elevations, received 28th March 2023
- Drawing no: 500-05-20, dated March 2023 - Bins and Cycle Store Proposed Plans and Elevations, received 28th March 2023

Reason: to clarify which plans are approved by this Non-Material Amendment.

AMENDED CONDITION 26

26. The windows to the southern elevation (facing no. 16 Parkside Road) marked as obscure glazed on the approved plan: Proposed First Plan - Drawing no: 500 03-11 Revision P7 shall be top openable above 1.7m as a minimum when measured from the floor level of the respective rooms, and glazed with obscure glass before occupation of the development hereby approved and shall be permanently maintained as such.

Date: 20 October 2023



AA
Assistant Director of Planning, Transport and
Public Protection Services

REASON: To safeguard the amenities of the adjoining premises from overlooking and loss of privacy in accordance with Policy CC8 of the Reading Borough Local Plan 2019.

INFORMATIVES

1. This notice relates only to the changes to conditions 2 and 26 of the substantive planning permission (Ref: 210582). It shall be read in the context of the substantive planning permission and is bound by all the conditions and obligations attached to that permission. That permission still stands and this notice (and any other notices issued under section 96a for this development) should be read together.

2. In reaching this decision, the local planning authority is satisfied that the changes proposed by this application do not constitute material changes to the approved planning permission.

Date: 20 October 2023



AA
Assistant Director of Planning, Transport and
Public Protection Services