

Berkeley Homes Oxford And Chiltern (Ltd)
Berkeley House
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Maidenhead
SL6 0AG

Frances Martin
Executive Director for Economic Growth
and Neighbourhood Services

Civic Offices, Bridge Street,
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Our Ref: 220710

Your Ref: PP-11240534-v1

e-mail: Jonathan.Markwell@reading.gov.uk

11 July 2022

Your contact is: Mr Jonathan Markwell, Planning

Dear Berkeley Homes Oxford And Chiltern (Ltd),

TOWN AND COUNTRY PLANNING ACT 1990

Application Reference: 220710

Application type: Approval of Conditions

Address: Toys R Us Kenavon Drive Reading

Proposal: Discharge of condition 38 2)c) phase 3 (b) (c) & (d) (west block landscaping) of planning permission 170509, as granted 10/10/2018 (wording of condition as amended by 200980/NMA)

I refer to your application as described above.

I refer to the above application to discharge planning permission conditions 38 2)c) phase 3 (b) (c) & (d) (west block landscaping) and respond as follows:

Condition 38 2)c) phase 3 (b) (c) & (d)

The west block landscaping details, as shown on the following:

BMD.20.036.DR.P103 Rev B West Block Landscape general arrangement

BMD.20.036.DR.P201 Rev F Typical Paving, Edging & Furniture Details

BMD.20.036.DR.P202 Rev C Typical Soft Details

BMD.20.036.DR.P303 Rev B West Block planting plan

BMD.20.036.DR.P403 Rev C West Block Tree Soil Requirements plan

BMD.20.036.SP.P001 Rev E Hard & Soft Landscape Specification document by BMD dated 28/07/2021

As received 16/05/2022

BMD.20.036.DR.P203D Typical Tree Pit Details

As received 11/07/2022

are approved pursuant to conditions 38 2)c) phase 3 (b) (c) & (d).

Informative: With regard to condition 38 1 a (services), the applicant has confirmed that the only service required at podium level within the west block is electricity cabling for the lighting and that this will be routed below hardstanding and not through soft landscape areas.

The above conditions, where a submission is required and has been provided, shall have been considered to have been discharged, providing that the development is undertaken in accordance with the approved details.

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

Jonathan Markwell

Mr Jonathan Markwell
Principal Planning Officer