

Miss S Adjagboni
Resi
International House
Canterbury Crescent
Brixton
London
SW9 7QD

Frances Martin
Executive Director for Economic Growth
and Neighbourhood Services

Civic Offices, Bridge Street,
Reading, RG1 2LU

☎ 0118 9373787

Our Ref: 220279

Your Ref: PP-11073404-v1

Direct ☎: 0118 9374545

e-mail: claire.ringwood@reading.gov.uk

6 June 2022

Your contact is: Ms Claire Ringwood, Planning

Dear Miss S Adjagboni,

TOWN AND COUNTRY PLANNING ACT 1990

Application Reference: 220279

Application type: Approval of Conditions

Address: Glenrock House Routh Lane Tilehurst Reading RG30 4JY

Proposal: Discharge of condition 4 of planning permission 210135

I refer to your application as described above.

Condition 4: Tree Protection Plan

The Tree Survey (including all appendices) by Urban Tree Experts, Ref: SPH/5837-22/09.02 V2, dated 09 May 2022, received by the local planning authority on 10th May 2022 has been reviewed and is considered acceptable. The details within the Tree Survey are approved pursuant to condition 4 of planning permission 210135 and no further details are required to be submitted to satisfy the requirements of condition 4.

The applicant should be aware of the following comments from the Natural Environment Tree officer:

With reference to the BS 5837:2012 Tree Survey for Glenrock House, Tilehurst Ref. SPH/5837-22/09.02 V2, the following are noted:

The amended report (1.3.1) confirms the protected Yew at St Michael's Cottage does not overhang the site. However, it should be noted that TPO 38/01 (entitled 'St Michaels Cottage') was served prior to Glenrock House being built (on St Michaels Cottage land and before boundaries being established) hence in the absence of any other Yew tree, it must be assumed that T7 is the Yew shown on the TPO (T1 of TPO) - the applicant should be made aware of this. 1.3.2 has been amended to confirm the site is within the Routh Lane Conservation Area and states the requirement for 6

weeks' notice to the LPA before any 'work' is undertaken - however, it should be noted that this refers to 'tree works', instead of 'work' in general.

Appendix 7 Mitigation Plan Drg. No. SPH/MIT-22/09.02 Rev A has been amended to provide an example of temporary ground protection specifications. It is unclear why at this stage (discharge of condition for tree protection measures), the site specific implications are not known: is vehicle access required or not?

On balance, given the frontage is already used as a driveway, the provided specifications are agreeable.

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

Ms Claire Ringwood
Planning Officer