

DP4815

23 December 2019

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Stephen Vigar
Planning Section
Directorate of Economic Growth and Neighbourhood Services
Reading Borough Council
Civic Offices
Level 1 North
Bridge Street
Reading
RG1 2LU

Dear Mr Vigar,

PLOT F, STATION HILL, READING, RG1 1DX

APPROVAL OF DETAILS RESERVED BY CONDITION 2 OF APPLICATION 190466

On behalf of our client, SH Reading Master LLP (the "Applicant"), we herewith enclose an application for the discharge of Condition 2 attached to reserved matters approval ref. 190466, in respect of a report into the feasibility of a sustainable urban drainage system.

Approval Sought

Condition 2 requires:

"Notwithstanding the submitted Phase 1 Drainage Strategy and SuDS Report SHR-RAM-XX-RP-C-000002 Rev.02 dated 15 February 2019, no development shall take place until a Sustainable Drainage Strategy and associated detailed design, management and maintenance plan of surface water drainage for the site using SuDS methods has been submitted to and approved in writing by the Local Planning Authority. The plan shall include:

- i. a timetable for its implementation, and*



ii. a management and annual maintenance plan for the lifetime of the development which shall include the arrangements for adoption by any public body or statutory undertaker, or any other arrangements to secure the operation of the sustainable drainage scheme throughout its lifetime.

No building hereby permitted shall be occupied until the sustainable drainage scheme for the site has been completed in accordance with the submitted and approved details. The sustainable drainage scheme shall be managed and maintained thereafter in accordance with the agreed management and maintenance plan.”.

The following information has been submitted in support of this application:

- Signed and dated application forms; and
- Phase 1 Drainage Strategy and SuDS Report, prepared by Ramboll (dated 20/12/2019).

The requisite application fee of £116 has been paid using the online planning portal service. This fee has been calculated in accordance with the January 2018 amendments to the Town and Country Planning (Fees for Applications, Deemed Applications, Requests and Site Visits) (England) Regulations 2012.

We trust that the application is in order and look forward to receiving your confirmation of its receipt and registration. Should you require further information, please contact Kate Outterside or Louise Welham of this office.

Yours faithfully,

DP9 LIMITED