

Lees Munday Architects
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Guildford
GU5 9QA

Frances Martin
Executive Director for Economic Growth
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Civic Offices, Bridge Street,
Reading, RG1 2LU

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Our Ref: 201159

Your Ref: PP-08985330

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

21 October 2020

Your contact is: Mr Jonathan Markwell, Planning

Dear Lees Munday Architects,

TOWN AND COUNTRY PLANNING ACT 1990

Application Reference: 201159

Application type: Approval of Conditions

Address: 57 Baker Street Reading RG1 7XX

Proposal: Discharge of conditions 3 (materials), 4 (construction method statement) and 18 (landscaping) of planning permission 180624

I refer to the above application to discharge conditions 3 (materials), 4 (construction method statement) and 18 (landscaping) of planning permission 180624 and respond as follows:

Condition 3 (materials)

The material details, as shown on the following:

503-100 Rev 05 Elevations, Sheet 1 (Plots 3-6), as received 30/09/2020
503-101 Rev 05 Elevations, Sheet 2 (Plots 3-6), as received 30/09/2020
503-102 Rev 05 Elevations, Sheet 1 (Plots 1-2), as received 30/09/2020
503-103 Rev 05 Elevations, Sheet 1 (Plots 7-9), as received 30/09/2020
503-104 Rev 05 Elevations, Sheet 2 (Plots 7-9), as received 30/09/2020
509-100 Rev 04 Proposed Materials, as received 30/09/2020
832-005 Rev 03 Door Elevations, as received 30/09/2020
Wessex Building Supplies 40 degree flat roof dormer details, as received 30/09/2020
Lindab Roof Drainage System specification, as received 30/09/2020
External Finishes Schedule rev07 by Lees Munday, as received 00:31 hours on 07/10/2020
501-001 Rev 05 Proposed Site Plan Entrance, as received 30/09/2020
501-002 Rev 06 Proposed Site Plan Plots 1-6, as received 15/10/2020
501-003 Rev 06 Proposed Site Plan Plots 7-9, as received 15/10/2020

are approved pursuant to condition 3.

Condition 4 (construction method statement)

The construction method statement details, as shown on the following:

Construction Phase Plan Rev D dated 21/09/2020, as received 15/10/2020

are approved pursuant to condition 4.

Condition 18 (landscaping)

The landscaping details, as shown on the following:

501-105 Rev 02 - Proposed Site Services Plan, as received 16/08/2020

J00214 Marked up Surface Water Drainage Drawing, as received 16/08/2020

509-100 Rev 04 Proposed Materials, as received 30/09/2020

501-001 Rev 05 Proposed Site Plan Entrance, as received 30/09/2020

External Finishes Schedule rev07 by Lees Munday, as received 00:31 hours on 07/10/2020

501-002 Rev 06 Proposed Site Plan Plots 1-6, as received 15/10/2020

501-003 Rev 06 Proposed Site Plan Plots 7-9, as received 15/10/2020

Soft Landscaping Specification by Lees Munday ref SP600-90 rev 03 dated 08/10/2020, as received 15/10/2020

are approved pursuant to condition 18.

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