

Ridge and Partners LLP  
Thornbury House  
18 High Street  
Cheltenham  
GL50 1DZ

Frances Martin  
Executive Director for Economic Growth  
and Neighbourhood Services

Civic Offices, Bridge Street,  
Reading, RG1 2LU

☎ 0118 9373787

Our Ref: 192024

Your Ref: PP-08366374

e-mail: [Jonathan.Markwell@reading.gov.uk](mailto:Jonathan.Markwell@reading.gov.uk)

16 April 2020

Your contact is: Mr Jonathan Markwell, Planning

Dear Ridge and Partners LLP,

## **TOWN AND COUNTRY PLANNING ACT 1990**

**Application Reference:** 192024

**Application type:** Approval of Conditions

**Address:** Land between Weldale Street and Chatham Street Reading RG1 7BW

**Proposal:** Discharge of condition 4 (materials) of planning permission 170326.

I refer to the above application to discharge planning permission condition 4 and respond as follows:

### Condition 4 (materials)

The material details, as shown on the following:

6010 Rev E Window Details, as received 06/04/2020

6051 Rev D Typical External Wall Section Details Sheet 1, as received 20/12/2019

6058 Rev D Parapet Section Details Sheet 2, as received 20/12/2019

3622 Building Elements - Rev D, dated 03/04/2020, as received 06/04/2020 (this includes the Ibstock Commercial Red (2611) brick viewed on site on 06/03/2020)

3622 External Finishes - Rev D, dated 03/04/2020, as received 06/04/2020

3622 Street Furniture - Rev D, dated 03/04/2020, as received 06/04/2020

6059 Brick Section - Running Bond - Extruded Courses, as received 06/04/2020

1903-MWA-00-XX-DR-L-0001 Rev 04, Weldale Street, Site Landscape General Arrangement Plan, as received 06/04/2020

1903-MWA-00-XX-DR-L-0010 Rev 01, Weldale Street, Paving and Edging Layout, as received 06/04/2020

1903-MWA-00-XX-DR-L-0030 Rev 01, Weldale Street, Railings and Gates Layout, as received 06/04/2020

1903-MWA-00-XX-DR-L-0040 Rev 01, Weldale Street, Furniture and Handrails Layout, as received 06/04/2020

1903-MWA-00-XX-DR-L-0301 Rev 03, Railings and Gate details 1903-MWA-00-XX-DR-L-0400 Rev 02, Wall details (sheet 1), as received 06/04/2020

1903-MWA-00-XX-DR-L-0405 Rev 01, Coping details, as received 06/04/2020

1903-MWA-00-XX-DR-L-0500 Rev 04, Paving Details, as received 06/04/2020

1903-MWA-00-XX-DR-L-0501 Rev 03, Edging Details and Step Units, as received 06/04/2020

are approved pursuant to condition 4.

The above condition, 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.

It is agreed, for the avoidance of future doubt and as per correspondence on 12/03/2020 (RBC to Ridge) and 06/04/2020 (Ridge reply to RBC), that the materials associated with the sculpture feature at courtyard A (Ref SF7 on the Street Furniture Rev C originally submitted with the application on 20/12/2019, but omitted from the approved as part of this application Street Furniture Rev D received on 06/04/2020) is not considered / agreed as part of this application, but will instead be considered in relation to the future discharge of condition 40.

It is noted that a number of the approved plans have separately been submitted for currently under consideration application 200476 (Discharge of conditions 26 (hard and soft landscaping), 27 (tree pit and raised planter details) and 28 (landscaping management plan)). For the avoidance of doubt, this discharge of condition solely approves the physical materials themselves. Conditions 26, 27 & 28 will be assessed on their own merits under separate application 200476.

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