



Mr David Arscott

Via email only:

david@rmjames.co.uk

Frances Martin

Executive Director for Economic
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Services

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14th August 2020

Your contact is: Ethne Humphreys, Planning

Dear Mr Arscott,

Application for approval of details reserved by conditions 3 (Materials), 7 (Construction Method Statement), 10 (Arboricultural Method Statement) and 11 (Landscaping) of application 191952

At: 35 Richmond Road, Caversham, Reading

I write with regards to conditions 3 (Materials), 7 (CMS) 10 (AMS) and 11 (Landscaping) of planning permission ref. 191952/FUL.

Condition 3 (Materials)

The following materials schedule is hereby **approved** pursuant to condition No.3 of planning permission 191952:

Schedule of Materials (dated 15 June 2020) including:

Walls

- Brick: Ibstock Tradesman Buff Multi
- Cladding: Cedral Click - C06 grey/green
- Soffits and Fascias: Cedral Board - C06 grey/green

Roof

- Tiles: Marley Ashmore Interlocking Double Plain Roof Tile - smooth grey

Porch

- Timber Porch, soffits and fascias to match main house
- Treated timber columns and trim

Windows and Doors

- Entrance Door: Composite door; glazed side panels; 'Chartwell Green'; Obscure glazing - satin finish
- Other Windows and Doors: White UPVC

Hard Landscaping

- Paving: Bradstone blended natural sandstone paving - Burnt Umber 600mmx600mm tiles
- Driveway: SureSet resin-bound permeable surface; Blue Granite natural aggregate

Received 17th June 2020

Condition 7 (CMS)

The following document is hereby **approved** pursuant to condition No.7 of planning permission 191952:

- Construction Method Statement Rev A

Received 13th August 2020

Condition 10 (AMS and TPP)

The following document is hereby **approved** pursuant to condition No.10 of planning permission 191952:

- Arboricultural Method Statement and Tree Protection Plan 19/306 PL11

Received 17th June 2020

The applicant is reminded that this condition includes the requirement for arboricultural supervision. Therefore, in order to fully discharge this condition, the local planning authority will expect to see

evidence that the AMS has been implemented. This should be possible through regular arboricultural supervision visits and reports. The condition will only be considered to have been discharged providing that the development is undertaken in accordance with the approved details. Please contact the Council's Natural Environment Team on (0118) 937 2440 for further advice and to arrange inspections.

Condition 11 (Landscaping)

The following document is hereby **approved** pursuant to condition No.11 of planning permission 191952:

- Proposed Hard/Soft Landscaping Plan and Management Plan 19/306 PL10 Rev A

Received 5th August 2020

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.

I trust the above is satisfactory, however, please contact me should you have any queries.

Yours sincerely

Ethne Humphreys

Ethne Humphreys

Senior Planning Officer