

Multi Creation
239 Western Road
Southall
UB2 5HS

Frances Martin
Executive Director for Economic Growth
and Neighbourhood Services

Civic Offices, Bridge Street,
Reading, RG1 2LU

☎ 0118 9373787

Our Ref: 191735

Your Ref: PP-08262113

Direct ☎: 0118 9372980

e-mail: stephen.vigar@reading.gov.uk

4 February 2020

Your contact is: Steve Vigar, Planning

Dear Mr Modhwadia,

TOWN AND COUNTRY PLANNING ACT 1990

Application Reference: 191735

Application type: Approval of Conditions

Address: 750 Oxford Road Reading RG30 1EJ

Proposal: Application for discharge of conditions 3 (landscaping), 4 (CMS) and 7 (Landscaping Management) of planning permission 160938.

I refer to your application as described above.

Condition 3: Landscaping

The following documents from ACD are **approved** pursuant to Condition 3:

Landscape Proposals drawing SASS22671-11D Rev D dated 30 January 2020 received 31 January 2020

Soft Landscape Specification SASS22671spec dated October 2019 received 31 October 2019

Condition 4 - CMS

The following documents comprising the Construction Method Statement are **approved** pursuant to Condition 4:

“Construction Phase Plan” by Westway Construction ref. 750OX/WW/CPP/04 revision 04 dated 31 January 2020, received 31 January 2020

“Method Statement” by Westway Construction Ref OX/WW/MSRA/amendement Rev.04 dated 31 January 2020, received 31 January 2020

Drawing “Proposed Site Plan” ref. 3396-17/MT dated September 2019, received 31 October 2019

Condition 7 - Landscaping Management

The following document from ACD is **approved** pursuant to Condition 7:

Soft Landscape Management and Maintenance Plan SASS22671man dated October 2019, received 31 October 2019.

Notwithstanding this approval the applicant is advised that trees should be provided with weekly watering of approx. 20-25 litres of water between April and October for at the least the first two growing seasons, adjusting frequency to take account of weather conditions to ensure survival. Watering in the following growing seasons should be provided in amounts that are sufficient to maintain tree health.

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.

Particular attention is needed to ensure that the conditions which require approval of details 'prior to occupation' are complied with.

Should you wish to discuss this matter further, please contact me by email or the direct line as above.

Yours sincerely

SDV

Steve Vigar

Principal Planning Officer