



Reading
Borough Council
Working better with you

**TOWN AND COUNTRY PLANNING ACT 1990
LOCAL GOVERNMENT PLANNING AND LAND ACT 1980
THE PLANNING (LISTED BUILDINGS & CONSERVATION AREAS) REGULATIONS 1990
PLANNING (LISTED BUILDINGS & CONSERVATION AREAS) ACT 1990**

APPLICATION FOR LISTED BUILDING CONSENT

To: Mr Alistair Collins
Oaklands
Crookham Common Road
Brimpton
RG7 4TD

Application No: 181589
Application No: Listed Building Consent

Applicant: Ms Emily Blanden

READING BOROUGH COUNCIL as Local Planning Authority **GRANT** Listed Building Consent for the following works:

Proposal: A new additional condenser unit for air-conditioning system. A replacement window to the lower ground floor side elevation. Repairs and refurbishments to the boundary walls

At: 27 Eldon Square Reading RG1 4DP

Subject to such conditions and for such reasons as may be attached

**OTHER STATUTORY CONSENTS MAY BE REQUIRED
PLEASE READ THE NOTES ISSUED WITH THIS DECISION NOTICE**

BCN

Date: 4 March 2019

Head of Planning, Development
& Regulatory Services

Application At: 27 Eldon Square Reading RG1 4DP

Application No: 181589

Application No: Listed Building Consent

CONDITIONS and REASONS

1. The works hereby permitted shall begin no later than three years from the date of this consent.

Reason: In accordance with Section 18 of the Planning (Listed Building and Conservation Areas) Act 1990 as amended by section 51 of the Planning and Compulsory Purchase Act 2004.

2. All new external and internal works and finishes, and any works of making good, shall match the existing original fabric in respect of using materials of a matching form, composition and consistency, detailed execution and finished appearance, except where indicated otherwise on the drawings hereby approved.

Reason: In order that the special architectural and historic interest of this Listed Building is safeguarded in accordance with Policy CS33.

3. The development hereby permitted shall be carried out in accordance with the following approved plans:

Drawing Title:

- Location Plan
- Heritage statement List entry: 1321945
- Window Detail
- Plans Detail 1 : 100

As received: 15/10/2018

- Design & Access Statement
- Plans Detail 1 : 100 (existing)
- Proposed Detail

As received: 07/09/2018

BCN

Date: 4 March 2019



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Reason: This is to ensure that the works carried out are fully in accordance with the approved drawings and details in order to protect the special historic and architectural character of the listed building, in accordance with Policy CS33 of the Reading Borough Local Development Framework Core Strategy 2008 (Altered 2015).

4. The mortar used in the repair of the boundary wall is to be lime- based, with a breathable finish. The inclusion of cement is not permitted.

Reason: To accord with Reading Borough Council Core Strategy CS33: Protection and Enhancement of the Historic Environment and to protect the special architectural and historic interest of the listed building.

INFORMATIVES

1. Your attention is drawn to the terms and conditions of this permission. Any development which is carried out but which differs materially from the approved plans and details, or does not comply with any condition(s) or planning obligation(s) attached to the permission may result in the Council taking action to remedy the breach of planning control. If you are in any doubt please contact the Council.

2. Your attention is drawn to the requirement for submission of a Building Regulations application for the proposed development. Please contact Building Control on 0118 937 2449 for advice.

3. Complaints are commonly received about noise and dust caused by construction and demolition works, particularly working outside reasonable hours and smoke from bonfires associated with the burning of waste on site. The developer is reminded that construction and demolition associated with the approved development will be subject to environmental health law.

4. The local planning authority has worked positively and proactively with the applicant to resolve relevant matters to allow permission to be granted within the prescribed target or agreed extended timescale for the decision to be issued.

BCN

Date: 4 March 2019



Head of Planning, Development
& Regulatory Services

NOTES

APPEALS TO THE SECRETARY OF STATE

If you are aggrieved by the decision of the Council to refuse consent for the proposed works or to grant it subject to conditions, then you can appeal to the Secretary of State under section 20 of the Planning (Listed Buildings and Conservation Areas) Act 1990 within 6 months of the decision or such longer period as the Secretary of State may allow.

Appeals must be made via the Planning Inspectorate at Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 6PN, tel. 0303 444 5000, or online at <https://acp.planninginspectorate.gov.uk/>