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James Crosbie
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Our Ref: 190331

Your Ref: PP-07656159

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6 March 2019

Your contact is: Julie Williams, Planning

Dear Mr Crowdy,

TOWN AND COUNTRY PLANNING ACT 1990

Application Reference: 190331

Application type: Approval of Conditions

Address: 53 Westwood Glen Tilehurst Reading RG31 5NW

Proposal: Application for discharge of conditions 1 - 10 of planning permission 152100.

I refer to your application as described above.

This letter also relies on, in part, the confirmation of conditions met letter sent in respect of application 150393 APC which sought approval of the 13 conditions imposed on the previous planning permission - 140719. There were only 10 conditions on the 2015 permission.

Condition 1 - Implement within 3 years

Condition met. You have confirmed that works commenced on 3/11/2016.

Condition 2 - Approved Plans

Condition met. You have confirmed that the approved drawings as set out on the decision notice have been complied with and we have no reason to disagree with that claim as no complaints were received.

Condition 3 - Materials

Condition met. The submitted red brick (Chalmer Red) and red tile (Marley double camber in burnt orange) samples were considered acceptable to allow for the discharge of this condition in respect of the 140719 permission as these materials match the external appearance of neighbouring number 51. These approved materials have been used when completing the development.

Condition 4 - Hard and Soft Landscaping

Condition met. Following consultations with the Council's Natural Environment Officer the details submitted in terms of the proposed soft landscaping, establishment and hard landscaping details in respect of the 140719 permission and shown on revised drawing CON 02 received on 5 June 2015 by CVS Designs Ltd was found acceptable. You have confirmed that the soft and hard landscaping was carried out as approved.

Condition 6 - Access provided

Condition met. You have confirmed that the access has been provided as shown on the approved drawings and we have no reason to disagree with that claim as no complaints were received.

Condition 7 - CMS

Condition met. Following consultations with the Development Control Transport Manager, the revised Construction Method Statement and plan ref: CON 1 received on 30 April 2015, was considered appropriate to satisfy the requirements of this condition for application 140719. You have confirmed that the development was carried out in accordance with the details contained within the CMS and we have no reason to disagree with that claim as no complaints were received.

Condition 8 - Control of noise and dust during construction

Condition met. You have confirmed that the development was carried out in accordance with the details regarding controlling noise and dust contained within the CMS and we have no reason to disagree with that claim as no complaints were received.

Condition 9 - Hours of construction work

Condition met. You have confirmed that the time restrictions were complied with and we have no reason to disagree with that claim as no complaints were received.

Condition 10 - No bonfires during construction

Condition met. You have confirmed that no fires were used to dispose of waste and we have no reason to disagree with that claim as no complaints were received.

It can therefore be confirmed that all relevant conditions applied when planning permission was granted for application 152100 have been met.

Yours sincerely

A handwritten signature in cursive script that reads "Julie Williams". The signature is written in dark ink on a white background.

Julie Williams
Area Planning Manager