

**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: Reading Borough Council
Property Services
19 Bennet Road
Reading
RG2 0QX

Application No: 181259
Application No: Listed Building Consent

Applicant: The Governors of Katesgrove Primary School

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

Proposal: Replacement of doors, fanlights and skylight.

At: Katesgrove Primary School Dorothy Street Reading RG1 2NL

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**

SFB

Date: 12 September 2018



Head of Planning, Development
& Regulatory Services

Application At: Katesgrove Primary School Dorothy Street Reading RG1 2NL

Application No: 181259

Application No: Listed Building Consent

CONDITIONS and REASONS

1. The works to which this consent relate must be begun not later than the expiration of three years beginning with the date on which the consent is granted. Reason: to accord with Section 18 of the Planning (Listed Building and Conservation Areas) Act 1990 as amended by 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 works hereby permitted by this Consent shall be carried out only in accordance with the following approved plans or specifications: Drawing/Document number/title:

- 2039 (L) 001 - Location Plan
- 2039 (L) 002 - Block Plan
- 2039 (L) 003 - Existing Plan
- 2039 (L) 005 - Roof Plan
- 2039 (L) 006 - Existing Elevations
- 2039 (L) 008 - Proposed Elevations Aluminium Fenestrations
- Listed Building Consent Design and Access Statement
- Listed Building Consent Heritage Statement

As received: 18/07/2018

Reason: because Listed Building Consent is granted in respect of the works as detailed in the approved plans only in accordance with Policy CS33.

4. The following, shall be submitted to and approved in writing by the local planning authority before the relevant part of the work is begun:

- a) Elevation and section drawings, with materials annotated, of new windows and window openings (including surrounds) at a minimum scale of 1:10;
- b). Elevation and section drawings, with materials annotated, of all new doors at a minimum scale of 1:10 with typical moulding and architrave details at a scale of 1:1;
- c). Samples and/or manufacturer's details of replacement roof materials are to be provided;

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The relevant part of the works shall not be carried out otherwise than in accordance with the details thus approved.

Reason: In order to safeguard the special architectural and historic interest of the building in accordance with the requirements of policy CS33.

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.

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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 using a form which you can get from the Planning Inspectorate at Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 6PN, tel. 0303 444 5000, or online at [www.planningportal.gov.uk/planning/appeals/online/make an appeal](http://www.planningportal.gov.uk/planning/appeals/online/make-an-appeal).