

**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: Davis Tate
6 The Mount
Reading
RG1 5HL

Application No: 181615
Application No: Listed Building Consent

Applicant: Ms Rina Verghese

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

Proposal: Retrospective listed building consent for renewal of roof surfaces, repointing, replacement of downpipes, and replacement of windows (amended)

At: 6 The Mount Reading RG1 5HL

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**

Date: 5 June 2019



Head of Planning, Development
& Regulatory Services

Application At: 6 The Mount Reading RG1 5HL

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CONDITIONS and REASONS

1. The new works hereby permitted i.e. replacement down pipes, soil pipe and hoppers, shall begin no later than one year from the date of this consent.

Reason: In accordance with Sec.91 (1)(b) of the 1990 T&CP Act which enables longer or shorter periods for implementation to be applied. In this case the works are required to replace unauthorised and unacceptable fittings and therefore a shorter implementation period is justified and reasonable.

2. The consent relates only to the following plans/drawings/documents, and the works hereby approved shall be carried out in all respects in accordance with the submitted application and accompanying drawings:

- Details of works undertaken with respect to roof surfaces, masonry and windows as set out in the Design and Access Statement, prepared by Davis Tate Estate Agents, received 14th September 2018
- Method Statement, prepared by Stacey Electrical and Plumbing Services, dated 1/4/19, received 3rd April 2019
- Soil stack and downpipe detail - Rainwater Direct Heritage LCC 4" pushfit cast iron soil stack (round) semi gloss. Down Pipe 2.5" in cast iron black semi-gloss (RAL 9005)
- Hopper detail - Cast iron flat back hopper - CIHH/001/25F/PA from Rainwater Direct
- Locations of Proposed Works annotated, received 3rd May 2019

Reason: 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).

INFORMATIVES

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

2. For the avoidance of doubt, no other works are approved except those as authorised by this Consent. Any other works required to the Listed Building may require a separate application for Listed Building Consent and/or an application for Permitted Works to a Listed Building.

Date: 5 June 2019



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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 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/>