

11th October 2018



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Dear Alison,

WORTON GRANGE, IMPERIAL WAY, READING

APPLICATION UNDER SECTION 96A OF THE TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED) FOR A NON-MATERIAL AMENDMENT TO PLANNING PERMISSION 162257

Please find enclosed an application submitted under Section 96A of the Town and Country Planning Act 1990 (as amended) for a Non-Material Amendment (NMA) to the planning permission granted by Reading Borough Council under reference 162257 ('the original consent') on 3 March 2017 for:

"Application for the Erection of a 557 sq. m Building for use within Class A1 (retail) / A2 (financial & professional services) / A3 (restaurants and cafes) or A5 (hot-food takeaway) and Associated Parking and Landscaping Works".

A Non-Material Amendment proposing changes to the siting of Unit D was approved on 11 September 2017 (reference: 162257).

The Proposed Non-Material Amendment

In addition to this covering letter, this NMA application is accompanied by the following documentation:

- Completed Non-Material Amendment application form;
- Unit D Proposed Site Plan 1894-P-46 Rev D; and
- Unit D Proposed Floor and Roof Plans 1894-P-47 Rev D.

The application seeks to revise the original consent and previously approved NMA, and requires two approved plans to be amended as set out in the table below.

Drawing Title	Drawings approved under NMA 162257	Proposed Drawing Number
Unit D Proposed Site Plan	1894-P-46 Rev C	1894-P-46 Rev D
Unit D Proposed Floor and Roof Plans	1897-P-47 Rev C	1894-P-47 Rev D



The proposed non-material amendment seeks the removal of the footpath link leading from Unit D to the A33, to align with the footpath changes proposed under the NMA awaiting determination for the wider site (reference: 180577).

Condition 2 (Plans Numbers) of the original consent should therefore be amended to refer to the following drawing numbers:

- Proposed Site Plan No. 1894-P-46 Rev D; and
- Proposed Ground Floor and Roof Plan No. 1894-P-47 Rev D.

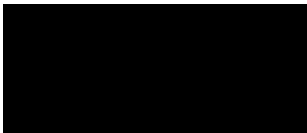
The proposal would impact on the approved hard and soft landscaping scheme for Unit D (approved under application 162257), and therefore an application will be submitted to re-discharge Condition 18 (Hard and Soft Landscaping) of the original permission accordingly.

Summary

The proposed change is not considered to materially alter the approved development. Within this context we are of the view that the proposed change can be dealt with under as a Non Material Amendment under Section 96A of the Town and Country Planning Act 1990 (as amended).

We trust that the matters in this letter are clear and await confirmation of validation. In the meantime, should you have any queries on this matter, please do not hesitate to contact me.

Yours sincerely

A solid black rectangular box used to redact the signature of Jess Walters.

Jess Walters
Planner