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Attn.: Damian Holdstock

Giorgio Framalicco
Head of Planning, Development
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Civic Offices, Bridge Street,
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☎ 0118 9373787

Our Ref: 180388

Your Ref: PP-06783445

Direct ☎: 0118 9372993

e-mail: Ralph.chakadya@reading.gov.uk

8 March 2018

Your contact is: Mr Ralph Chakadya, Planning

Dear Damian,

TOWN AND COUNTRY PLANNING ACT 1990

Application Reference: 180388

Application type: Approval of Conditions

Address: Land north of Island Road Reading RG2 0RP

Proposal: Application for approval of details reserved by condition 12. (141789)

I write in reference to the discharge of a planning condition at the above site.

Condition 12 - Works to secure dry access (secured by S278 agreement).

Condition 12 relates to all of the S278/38 Highways works being completed and not just access to the development site, which is contained within Phase 1. So far a provisional certificate for completion of Phase 1 only in accordance with the Section 278/38 Agreement has been issued.

However, following consultations with the Council's Transport Development Control Manager it is noted that the works required for Phase 2 have been commenced and the Council have a Bond in place to cover the works should they not be completed by the developer. Therefore it is considered reasonable in this instance, given the circumstances for you, to confirm that the terms of this condition have been fully discharged.

Yours sincerely



Mr Ralph Chakadya
Planning Officer