



Mr A. Hawkins
17 Kenilworth Avenue
Reading
RG30 3DL

Giorgio Framalico
Head of Planning, Development
& Regulatory Services

Civic Offices, Bridge Street,
Reading, RG1 2LU
☎ 0118 9373787

Our Ref: 171497
Your Ref: PP-06343818

Direct ☎: 01189 374 150
e-mail: Tom.Hughes@reading.gov.uk

Your contact is: Tom Hughes, Planning

Dear Mr Hawkins,

TOWN AND COUNTRY PLANNING ACT 1990

Application Reference: 171497

Application type: Approval of Conditions

Address: 17 Kenilworth Avenue Reading RG30 3DL

Proposal: Application for approval of details reserved by condition 4. (171149)

I refer to your application as described above.

Condition 4 stated:

No works hereby permitted shall commence until a licence for development works affecting bats has been obtained from the Statutory Nature Conservation Organisation (Natural England) and a copy has been submitted to and approved in writing by the Local Planning Authority. Thereafter mitigations measures approved in the licence shall be maintained in accordance with the approved details. Should conditions at the site for bats change and the applicant conclude that a licence for development works affecting bats is not required the applicant is to submit a report to the Local Planning Authority detailing the reasons for this assessment and this report is to be approved in writing by the Local Planning Authority.

Reason: To ensure that bats, a European Protected Species, are not adversely impacted upon as a result of the development.

Pursuant to Condition 4, information has been provided to confirm that Natural England is satisfied that the works fall within the remit of WML-CL21 and that the three tests have been met. The site has been registered and Natural England confirmed that you can commence works on site as described in your site registration form and in accordance with class licence WML-CL21.

The Local Planning Authority approves the license obtained from Natural England and on this basis it can be confirmed that this part of the condition has been met. You are reminded that the ongoing permission is bound to the approved mitigation measures of the licence.

Please note that it is the responsibility of the developer to ensure that all relevant conditions are complied with during the construction and/or subsequent use of the development.

Should you wish to discuss this matter further, please contact me by email or the direct line as above.

Yours sincerely,

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

Pp Tom Hughes
Planning Officer