

Your ref: 141944

Our ref: 36382

23 March 2018

Planning, Development & Regulatory Services
Reading Borough Council
Civic Offices
Bridge Street
Reading
RG1 2LU



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Attn: Alison Amoah

Dear Alison,

RE: DISCHARGE OF CONDITIONS RELATING TO PLANNING PERMISSION 141944 AT LAND WEST OF LONGWATER AVENUE, READING, RG2 6GP

On behalf of our client, Reading Borough Council, we write to submit details relating to conditions attached to planning permission 141944 in respect of land at west of Longwater Avenue, Reading, RG2 6GP.

Context

As you are aware, the site was granted full planning permission (141944) by Reading Borough Council on 8th May 2015, subject to conditions, for: *“Construction of a new Railway Station, bus interchange, multi-storey car park (park and rise facility), short stay car park, taxi drop off disable parking facility, station access road from Longwater Avenue, landscaping and associated works.”* The overall development lies across land within the jurisdiction of Reading Borough Council and West Berkshire Council, however the approved interchange is situated entirely within Reading Borough Council’s jurisdiction.

The planning permission was granted subject to a number of conditions, including Condition 19 which states:

“19. No development on any phase or part of the development shall commence until details of site security cameras and other security and anti- terrorism measures for that phase or part of the development have been submitted to and approved in writing by the Local Planning Authority following confirmation by the Thames Valley Police Crime Prevention Design Adviser of compliance with Safer Parking Award status (or equivalent). The respective security cameras and measures shall be provided and implemented in accordance with the approved details prior to the first use of the station and monitored and maintained as such thereafter unless otherwise agreed in writing by the Local Planning Authority.

Reason: To ensure the provision of a sustainable and secure station facility in accordance with Core Strategy Policy CS7: Design and the Public Realm”

This submission seeks to address the requirements detailed in Condition 19 of planning permission 141944 in respect of the interchange area and thereby discharge this condition.

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Planning Application Submission

This submission seeks to address the requirements detailed in Condition 19 of planning permission 141944 in relation to the interchange area of the approved development.

Accordingly, this application, submitted electronically via the Planning Portal (reference PP-06846058) is supported by the following documentation:

- Completed planning application form;
- 36382/2011/100/02 C1 – Proposed Interchange: General Arrangement
- 36382/2011/1200/02 C1 – Proposed Interchange: Traffic Signs
- 36382/2011/1200/03 C1 – Proposed Interchange: Traffic Signs Schedule
- 36382/2011/1300/03 C1 – Proposed Interchange: CCTV Design
- 36382/2002/3000 01 M – Proposed Interchange: Planting Plan
- 36382/2002/3000/04 C – Proposed Interchange: Landscape Details
- Technical Note: Park Mark Statement of Conformity

Payment for the appropriate fee of £116.00 will also be made to accompany the application submission.

As required by Condition 19, the proposed site security measures for the interchange were previously issued to and discussed with Thames Valley Police in late 2017. The layout of the interchange area has subsequently been amended and therefore revised plans (comprising the details submitted with this application) have recently been issued to Thames Valley Police for review.

Anti-terrorism measures along the northern boundary of the interchange will be agreed and implemented by St Edwards Homes Ltd as part of the adjacent development of Green Park Village Phase 6 (RBC Refs. 171017 and 171019), as discussed previously.

We trust the above information and the submitted documents are sufficient to allow for the discharge of Condition 19 of planning permission 141944. In the meantime, please do not hesitate to contact us if you wish to discuss the application.

Yours sincerely

Jonathan Sebbage
Principal Planner

For and on behalf of
PETER BRETT ASSOCIATES LLP