



**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: Corporate Property Services
Reading Borough Council
19 Bennet Road
Corporate Property Services
Reading
RG2 0QX

Application No: 170987
Application No: Listed Building Consent

Applicant: Reading Borough Council

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

Proposal: Internal alterations including, refurbishment of cafe and bar areas, replacement of bar area steps with new steps and wheelchair platform lift, replacement partition walls, refurbishment of toilets, replacement lighting and additional doors

At: Town Hall Blagrove Street Reading RG1 1QH

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: 25 September 2017

Head of Planning, Development
& Regulatory Services

LEB



Application At: Town Hall Blagrove Street Reading RG1 1QH

Application No: 170987

Application No: Listed Building Consent

CONDITIONS and REASONS

1. The works to which this consent relates shall be begun not later than the expiration of three years from the date of this consent.

Reason: in accordance with Section 18 of the Planning (Listed Building and Conservation Areas) Act 1990 as amended by the Planning and Compulsory Purchase Act 2004.

2. Unless such work is clearly and specifically referred to on drawings or other documents approved, no features of architectural or historic interest such as cornices, decorative plasterwork, doors, linings, shutters, panelling, floorboards, fireplaces, lath and plaster ceilings may be altered, replaced or removed without the prior written approval of the local planning authority. Any such features encountered during the work but not specifically referred to in the approved documents shall be drawn to the attention of the Local Planning Authority.

Reason: In order to safeguard the special architectural and historic interest of the Listed Building and in accordance with the requirements of Reading Borough Council planning policy CS33.

3. The following, shall be submitted to and approved in writing by the local planning authority before the relevant part of the work is begun:

- a) Manufacturer's details of the insulation materials and the method of fixing to the roof are to be provided;
- b) Plan and elevation, with materials annotated, of new secondary windows at a minimum scale of 1:10;
- c). Plan and section drawings, with materials annotated, of all new doors at a minimum scale of 1:10 with typical moulding and architrave details at a scale of 1:1.
- d) Manufacturer's details of the wheelchair platform lift for the proposed works are to be provided; and
- e) Typical details of handrails and balustrading at a scale of 1:10 including materials, finish and method of fixing.

Reason: In order to safeguard the special architectural and historic interest of the Listed Building and in accordance with the requirements of Reading Borough Council planning policy CS33.



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

Location Plan CSS/16/001/TH/01 1:1250 @ A3

Block Plan CSS/16/001/TH/02 1:500 @ A1

Existing Floor Plan - Ground CSS/16/001/TH/03 1:100 @ A1

Proposed Floor Plan - Ground CSS/16/001/TH/04 1:100 @ A1

Existing Floor Plan - First CSS/16/001/TH/05 1:100 @ A1

Proposed Floor Plan - First CSS/16/001/TH/06 1:100 @ A1

Existing Floor Plan - Second CSS/16/001/TH/07 1:100 @ A1

Proposed Floor Plan - Second CSS/16/001/TH/08 1:100 @ A1

Site Plan - The Reading Story 1614-01 NTS @ A3

General Layout Plan - The Reading Story 1614-03 1:33 @ A3

Planning Statement, Design & Access Statement incorporating a Historical Analysis

Received on 16th June 2017

Reason: This is 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. 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.

2. Adequate protection and support to the building(s) and adjacent structures shall be provided to the satisfaction of the local planning authority at all times during the work. Sufficient care shall be taken in the design and execution of all work, including any demolition and the preparation and the erection of any scaffolding, to ensure that no damage is incurred to the historic fabric of the listed building.

3. Officers have worked positively and proactively with the applicant to enable consent to be granted.



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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 using a form which you can get from the Planning Inspectorate at Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 6PN, tel. 0303 444 5000, or online at [www.planningportal.gov.uk/planning/appeals/online/make an appeal](http://www.planningportal.gov.uk/planning/appeals/online/make-an-appeal).