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Planning Letter / Heritage Statement

Dear Sir/Madam,

Please accept our planning application for refurbishment and alterations to

The Faculty, 23-27 London Road, Reading, RG1 5BJ

The proposed works include;

- Internal alterations including the division of 3 No. 3 bed C1 apartments to create 6 No. 1 bed C1 apartments
- Reconfiguration of the ground floor reception area to create a new reception area and laundry room plus an additional studio C1 apartment
- General internal alterations including the addition of a lift

Please note that all apartments are to be retained and used as serviced apartments.

No additional parking is proposed as the building sits within the Reading Central Area, close to services, facilities and transport links.

The site is located within the Market Place/London Street Conservation Area. Except for a number of Listed Buildings and Buildings of Townscape Merit further to the west of London Road, no other such buildings are identified in the immediate area.

Following the above and considering that there will be no alterations to the elevation fronting London Road or the roof, the proposed alterations will have no impact or adverse affect on the conservation area.

As a part of the Planning Application package, we hereby enclose the following information:

- Location Plan
- Existing plans and elevations
- Proposed plans and elevations
- 3D visual of front entrance

Should you seek further clarification or require additional information please contact myself or, in my absence, Olly Bray.

With kind regards,

Dora Gemenetzi



Fig 1. The Faculty is highlighted in black and yellow