

**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: Ridge and Partners LLP
Beaumont House
59 High Street
Theale
Reading
RG7 5AL

Application No: 171210
Application No: Listed Building Consent

Applicant: University of Reading

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

Proposal: External envelope repairs, roof replacement and thermal insulation upgrade works to improve the energy efficiency of the building.

At: The Acacias 44 London Road Reading

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: 27 September 2017



AA

Head of Planning, Development
& Regulatory Services

Application At: The Acacias 44 London Road Reading

Application No: 171210

Application No: Listed Building Consent

CONDITIONS and REASONS

1. The works hereby permitted shall begin no later than 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 section 51 of the Planning and Compulsory Purchase Act 2004.

2. The works hereby consented shall be carried out in accordance with the following approved plans and details:

5002746/RDG/XX/02/PL/B/0002 - Proposed Roof Level Repair Works dated 23 May 2017.

5002746/RDG/XX/XX/EL/B/0105 - Proposed Repairs North Elevation dated 17 May 2017

5002746/RDG/XX/XX/EL/B/0106 - Proposed Repairs South Elevation dated 17 May 2017

5002746/RDG/XX/XX/EL/B/0107 - Proposed Repairs East Elevation dated 17 May 2017

5002746/RDG/XX/XX/EL/B/0108 - Proposed Repairs West Elevation dated 17 May 2017

5002746/RDG/XX/XX/DT/B/0101 - Proposed Internal Works dated 7 July 2017

Rainwater goods method statement by Ridge, received 5 September 2017

Re-use Existing Roof Slates method statement by Ridge, received 5 September 2017.

Design and Access Statement by Ridge, 5002746 version 1.0 dated 12 July 2017.

Unreferenced materials details received 19 July 2017

Reason. To preserve the special historic and architectural importance of the listed building in accordance with Policy CS33.

3. [Pre-commencement]

No works the subject of this consent shall take place until details and samples of the materials to be used in the construction of the works have been submitted to and been approved in writing by the local planning authority. The works shall be carried out using only the approved materials.

Reason: In the interests of the character of the listed building in accordance with Policy CS33.

Date: 27 September 2017



AA

Head of Planning, Development
& Regulatory Services



Reading
Borough Council
Working better with you

INFORMATIVES

1. The local planning authority has worked positively and proactively with the applicant to resolve relevant matters to allow permission to be granted within the prescribed target or agreed extended timescale for the decision to be issued.

Date: 27 September 2017

Head of Planning, Development
& Regulatory Services

AA

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).