

**TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
THE TOWN & COUNTRY PLANNING
(DEVELOPMENT MANAGEMENT PROCEDURE) (ENGLAND) ORDER 2015**

**APPLICATION FOR A NON-MATERIAL CHANGE FOLLOWING A GRANT OF
PLANNING PERMISSION**

To: LAP Architects & Interior Designers
123 New London Road
Chelmsford
CM2 0QT

Application No: 170294
Application type: Non Material Amendment

Applicant: Bewley Homes PLC

READING BOROUGH COUNCIL as Local Planning Authority **AGREE** to a non-material amendment to the planning permission referred to below in accordance with the plans and supporting information submitted in connection with this application.

Proposal: Application for a non-material amendment following a grant of planning permission (161496).

At: Worton Grange Imperial Way Reading

Subject to such new conditions, altered conditions, or removed conditions, and for such reasons as may be attached.

OTHER STATUTORY CONSENTS MAY BE REQUIRED

Date: 5 April 2017



Head of Planning, Development
& Regulatory Services

Application At: Worton Grange Imperial Way Reading

Application No: 170294

Application type: Non Material Amendment

CONDITIONS & REASONS

Amended condition 1 for application 161496

Reading Borough Council, as local planning authority, APPROVES the details of the following reserved matters:

Appearance,
Landscaping,
Layout and
Scale

as shown on the following drawings:

Landscape Masterplan JBA 16_091_E

Pergola Construction to Parking Bay Areas JBA 16_091_DT01 A

Detail Section AA (Fencing) JBA 16_091_DT02 A

Detail Section BB (Trellis) JBA 16_091_DT03 A

Detail Section CC (Tree Pit in Hard Landscaping) JBA 16_091_DT04 C

Detailed Section DD (Tree Pit in Soft Landscaping with Root Barrier) JBA 16_091_DT05-

Detailed Section EE (Tree Pit in Soft Landscaping adjacent to Highways) JBA 16_091_DT06-

Detailed Hardworks Landscaping Proposals JBA 16_091_01 C

Detailed Hardworks Landscaping Proposals JBA 16_091_02 C

Detailed Hardworks Landscaping Proposals JBA 16_091_03 C

Detailed Soft Landscape Proposals for Plots and POS JBA 16_091_04 E

Detailed Soft Landscape Proposals for Plots and POS JBA 16_091_05 E

Detailed Soft Landscape Proposals for Plots and POS JBA 16_091_06 D

Location Plan A-LP-02-001 P4

Layout Plan A-SL-02-002 P3

Block Plan A-BL-02-003 P5

Site Layout Plan - Parking Allocation A-PK-02-004 P4

Affordable Location Plan A-PK-02-005 P4

Phasing Plan A-Ph-02-006 P3

Materials Plan 8471/1007 Rev A

Block 1 - Plans and Elevations A-03-010 P4



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Block 2 - Plans and Elevations A-03-020 P3
Block 3 - Plans and Elevations A-03-030 P3
Block 4 - Plans and Elevations A-03-040 P3
Block 5 - Plans A-03-050 P3
Block 5 - Elevations A-03-051 P3
Block 6 - Plans and Elevations A-03-060 P3
Block 7 - Plans and Elevations A-03-070 P3
Block 8 - Plans and Elevations A-03-080 P3
Block 9 - Plans and Elevations A-03-090 P3
Block 10 - Plans and Elevations A-03-100 P3
Block 11 - Plans and Elevations A-03-110 P3
Block 12 - Plans and Elevations A-03-120 P3
Block 13 - Plans and Elevations A-03-130 P3
Block 14 - Plans and Elevations A-03-140 P3
Block 15 - Plans and Elevations A-03-150 P3
Block 16 - Plans and Elevations A-03-160 P3
Block 17 - Plans and Elevations A-03-170 P3
Block 18 - Plans and Elevations A-03-180 P3
Block 19 - Plans and Elevations A-03-190 P3
Block 20 - Plans and Elevations A-03-200 P3
Block 21 - Plans and Elevations A-03-210 P3
Block 22 - Plans and Elevations A-03-220 P3
Flat Block A - Plans Sheet 1 A-03-300 P3
Flat Block A - Plans Sheet 2 A-03-301 P3
Flat Block A - Elevations A-05-300 P3
Flat Block C - Plans Sheet 1 A-03-400 P3
Flat Block C - Elevations A-05-400 P3
Flat Block D - Plans A-03-500 P3
Flat Block D - Elevations A-05-500 P3
Flat Block E - Plans A-03-600 P3
Flat Block E - Elevations A-05-600 P3
Street Elevations Sheet 1A-05-700 P4
Street Elevations Sheet 2A-05-701 P4
Street Elevations Sheet 3 A-05-702 P4
Engineering Layout Sh1 5406:01 E
Engineering Layout Sh2 5406:02 E
Proposed Levels Sh1 5406:03 D
Proposed Levels Sh2 5406:04 D
Street Lighting Plan 5406:05 G
Service Corridor Plan 5406:06 B
Longitudinal Sections 5406:10 A

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Highway Construction Details 5406:20 -
Fence Setting Out 5406:35 B
Refuse Tracking 5406:90 D
Fire Tender Tracking 5406:91 D
Adoption Plan 5406:500 E

as were submitted pursuant to conditions 2, 5, 6, 7 and 38 imposed on Outline Element of Hybrid Planning Permission, Application No:151944 (granted permission on 4 April 2016).
Reason: to clarify which plans have been approved in the interests of proper planning.

INFORMATIVES

1. This permission relates only to the changes highlighted on the Materials Plan 8471/1007 Rev A and is bound by all the conditions and obligations attached to that permission 161496 and outline permission 151944. That permission still stands and this notice (and any other notices issued under section 96a for this development) should be read together.
2. In reaching this decision, the local planning authority is satisfied that the changes proposed by this application do not constitute material changes to the approved planning permission.
3. The Local Planning Authority has worked positively and proactively with the applicant to determine under the non-material amendment procedure within the recommended timeframes.

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