

**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: Weston & Co Architects Ltd
51 Blenheim Road
Reading
RG1 5NG

Application No: 151630
Application No: Listed Building Consent

Applicant: Launchpad Reading

READING BOROUGH COUNCIL as local planning authority **GRANT** Listed Building Consent for the following works:

Proposal: Internal alterations and refurbishment to include the removal of 2 partitions and the provision of 4 en-suites and replacement ceiling to Rooms 1 and 3.

At: 76 Southampton Street Reading RG1 2QR

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: 21 December 2015



Head of Planning, Development
& Regulatory Services

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Application At: 76 Southampton Street Reading RG1 2QR

Application No: 151630

Application No: Listed Building Consent

CONDITIONS and REASONS

1. The works to which this consent relate 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. The permission relates only to the following plans and drawings as received by the local planning authority on 22nd November 2015: Drawing No: 15027-PL-3 - Proposed Floor Plans.

Reason: for the avoidance of doubt and in the interests of proper planning.

3. Details of the proposed internal partition walls including details of the method of construction as well as all new internal doors are to be submitted to, and approved in writing by, the local planning authority prior to commencement of related work. The new internal partition walls for the en-suite facilities shall be constructed of timber studwork and shall be fully reversible.

Reason: To protect the historic character of the Listed Building in accordance with Policy CS33 of the Core Strategy.

4. All works shall be sensitively undertaken and any repairs or making good shall be carried out to match the existing details and materials as in the existing property.

Reason: To protect the historic character of the Listed Building in accordance with Policy CS33 of the Core Strategy.

INFORMATIVES

1. The applicant is advised that there are pre-commencement conditions or conditions "precedent" relating to this permission which require the terms of the conditions to be satisfied before development commences. If development commences in contravention

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of these conditions, the development taking place will be made unauthorised in planning terms. This may result in the Council taking enforcement action against the unauthorised development. If you are in any doubt please contact the Council.

2. This consent only extends to permit works to the listed building which form part of this consent. Any additional works, both internal and external, which in the opinion of the Local Planning Authority affect the character and/or appearance of the listed building would require a further application for listed building consent.

3. The decision to grant planning permission follows the positive and proactive consideration of the issues raised by this planning application in seeking additional information and issuing the decision within a reasonable time period.

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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).