

**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: Savills
33 Margaret Street
London
W1G 0JD

Application No: 240501
Application type: Non Material Amendment

Applicant: Tene Living (Reading) Ltd

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: Non-material amendment application to amend the wording of Condition 2 (noise mitigation) of Prior Approval consent ref. 210478 (Change of use of part ground floor, part basement, and upper floors from office use (Class B1a) to 144 studio apartments(Class C3))

At: Soane Point 3-10 Market Place 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: 3 June 2024



Assistant Director of Planning, Transport and
Public Protection Services
MJB

Application At: Soane Point 3-10 Market Place Reading

Application No: 240501

Application type: Non Material Amendment

CONDITIONS & REASONS

Condition 2 of prior approval consent ref. 210478 is amended as follows:

2. No dwelling hereby permitted with a façade affected by commercial noise (as identified in the Quantum Acoustics letter dated 11 April 2024 ref. QA22072 received by the Local Planning Authority on 19th April 2024) shall be occupied until the glazing, ventilation and any other noise mitigation specified within the approved Venta Acoustics Noise Impact Assessment Ref. VA3600.211001.NIA4.4, dated 1 October 2021, and approved BSG Soane Point Ventilation Strategy Report Ref. FINAL (Rev B / 144 Bed), dated 29 September 2021, have been installed in full in accordance with the approved details. Thereafter the development shall be maintained in accordance with the approved mitigation measures.

INFORMATIVES

1. This notice relates only to the changes to condition 2 of the substantive prior approval consent ref. 210478. It shall be read in the context of the substantive planning permission and is bound by all the conditions and obligations attached to that permission. 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.

Date: 3 June 2024



Assistant Director of Planning, Transport and
Public Protection Services
MJB