FALCONER
CHESTER
HALL

PROPOSED DEVELOPMENT 1-15 QUEEN VICTORIA STREET & 145-148 FRIAR STREET, READING

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THACKERAY GROUP

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DISCHARGE OF CONDITION 3 - MATERIALS

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P22018-FCH-XX-XX-RG-A-0006 P01 SEPTEMBER 2024

FCH

Design intelligence, commercial flair.

FALCONER
CHESTER
HALL

PROPOSED HOTEL DEVELOPMENT AT
1-15 QUEEN VICTORIA STREET AND 145-148 FRIAR STREET, READING

DISCHARGE OF CONDITION 3 - MATERIALS

THACKERY ESTATE GROUP

SEPTEMBER 2024

FCH

1-15 QUEEN VICTORIA STREET & 145 -148 FRIAR STREET, READING

1.1 CONDITION 3 SUMMARY

Planning ref: 240422 - Variation of Condition
Condition 3

No development, shall commence until a schedule of all materials to be used in the construction of the external surfaces of the development have been submitted to and approved in writing by the Local Planning Authority.
Details shall include manufacturer's specification details of all external facing materials (to be submitted to the Local Planning Authority) and samples of those materials (to be provided on site -approved details to then be retained on site throughout the duration of the construction of the development). The development shall be carried out and thereafter maintained in accordance with the details approved.

Reason: These details are required due to insufficient information being contained within this submission and in the interests of visual amenity and ensuring the new development responds positively to the local context and character, including the setting of listed buildings, in accordance with Policies CC7, EN1, EN6 and CR2 of the Reading Borough Local Plan 2019.

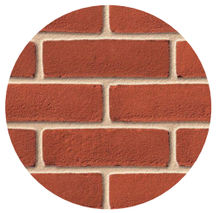
Consented scheme CGI

1-15 QUEEN VICTORIA STREET & 145 -148 FRIAR STREET, READING

1.2 PROPOSED MATERIALITY

FRIAR STREET MATERIALS KEY

01 Mansard Roof and Dormers
VM Zinc Quartz Zinc



02 Masonry Wall
Ibstock Parham Red Stock Brick

03 Rendered Banding
Limestone colour

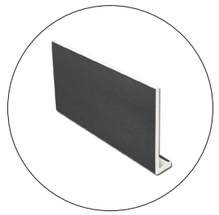
04 Masonry Wall
Render to Match existing rendered areas below-
RAL 9003

05 Aluminium windows and doors
RAL 7021
Black Grey

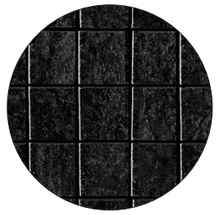
06 Stucco Window Surrounds - Terracotta colour to match existing surrounds above

FRIAR STREET ELEVATION

08 Reclaimed Yellow/White Gaunt Bricks to match existing facade above



09 Signage Board - Pressed aluminium panel, RAL 7021
Black Grey



10 Shopfront Plinth
Black/grey tiles
RAL 7021

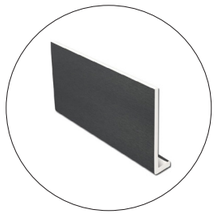
15 Timber Framed windows and doors
RAL 7021

FCH

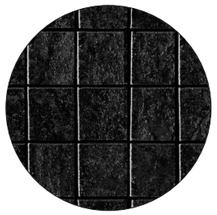
1-15 QUEEN VICTORIA STREET & 145 -148 FRIAR STREET, READING

1.3 PROPOSED MATERIALITY

QUEEN VICTORIA STREET MATERIALS



09 Signage Board - Pressed aluminium panel, RAL 7021 Black Grey



10 Shopfront Plinth Black/grey tiles RAL 7021

11 Metal gates to Courtyard RAL 7021 Black Grey

15 Timber Framed windows and doors RAL 7021

QUEEN VICTORIA STREET ELEVATION

FCH

1-15 QUEEN VICTORIA STREET & 145 -148 FRIAR STREET, READING

1.4 PROPOSED MATERIALITY

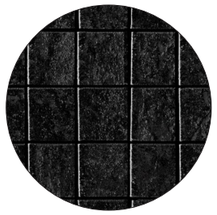
FIFE STREET MATERIALS KEY

01 Mansard Roof and Dormers
VM Zinc- Quartz Zinc

03 Rendered Banding
Limestone colour

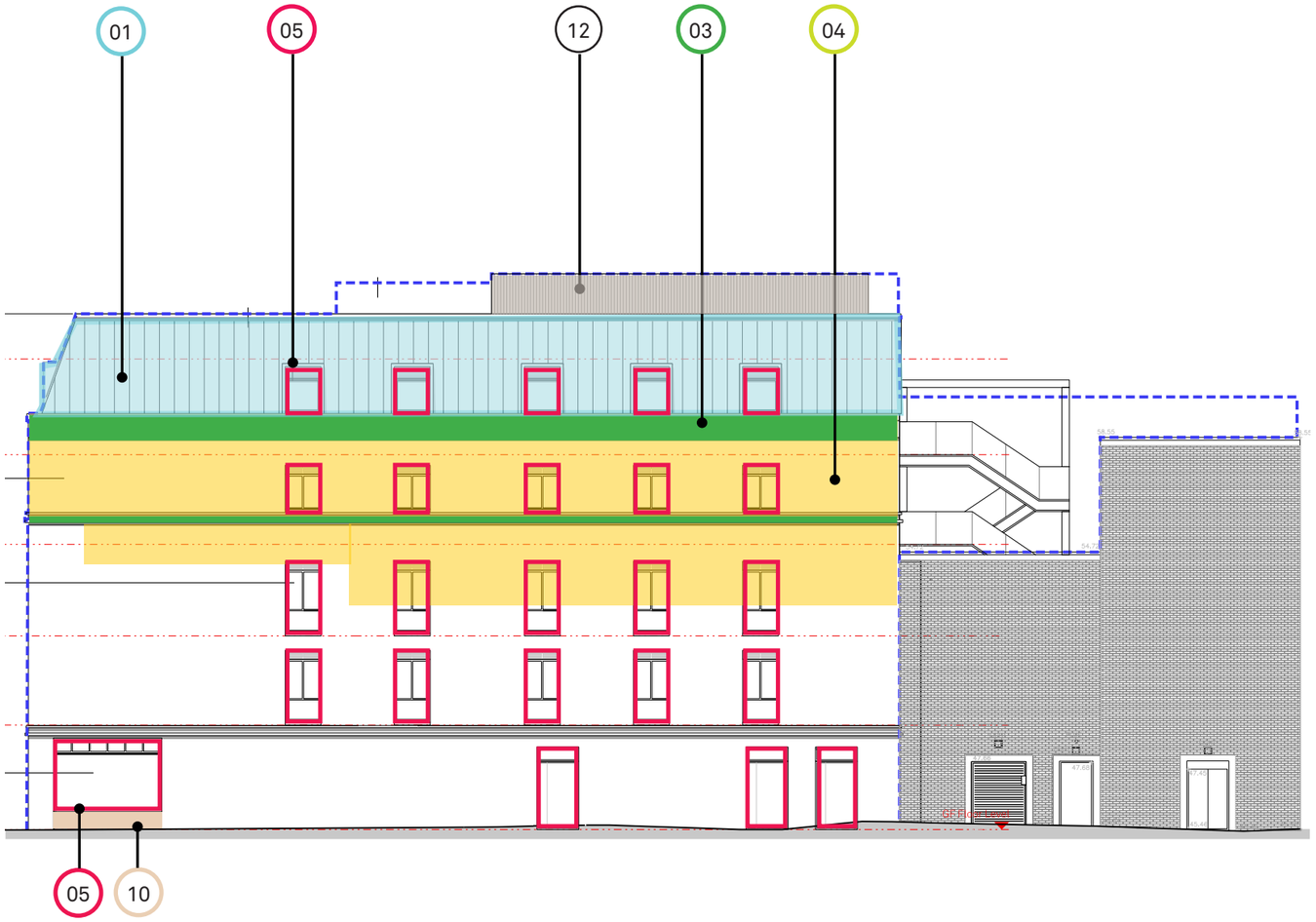
04 Masonry Wall
Render to Match
existing rendered
areas below-
RAL 9003

05 Aluminium windows
and doors
RAL 7021
Black Grey



10 Shoprfront Plinth
Black/grey tiles
RAL 7021

12 External Plant Screen
RAL 7021 Black Grey



FIFE STREET ELEVATION

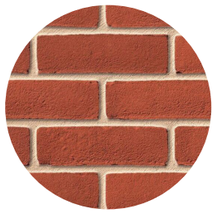
FCH

1-15 QUEEN VICTORIA STREET & 145 -148 FRIAR STREET, READING

1.5 PROPOSED MATERIALITY

EAST FACING COURTYARD ELEVATION MATERIALS KEY

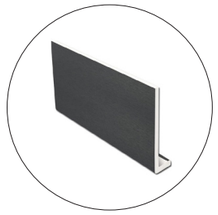
01 Mansard Roof and Dormers
VM Zinc- Quartz Zinc



02 Masonry Wall
Ibstock Parham Red Stock Brick

03 Rendered Banding
Limestone colour

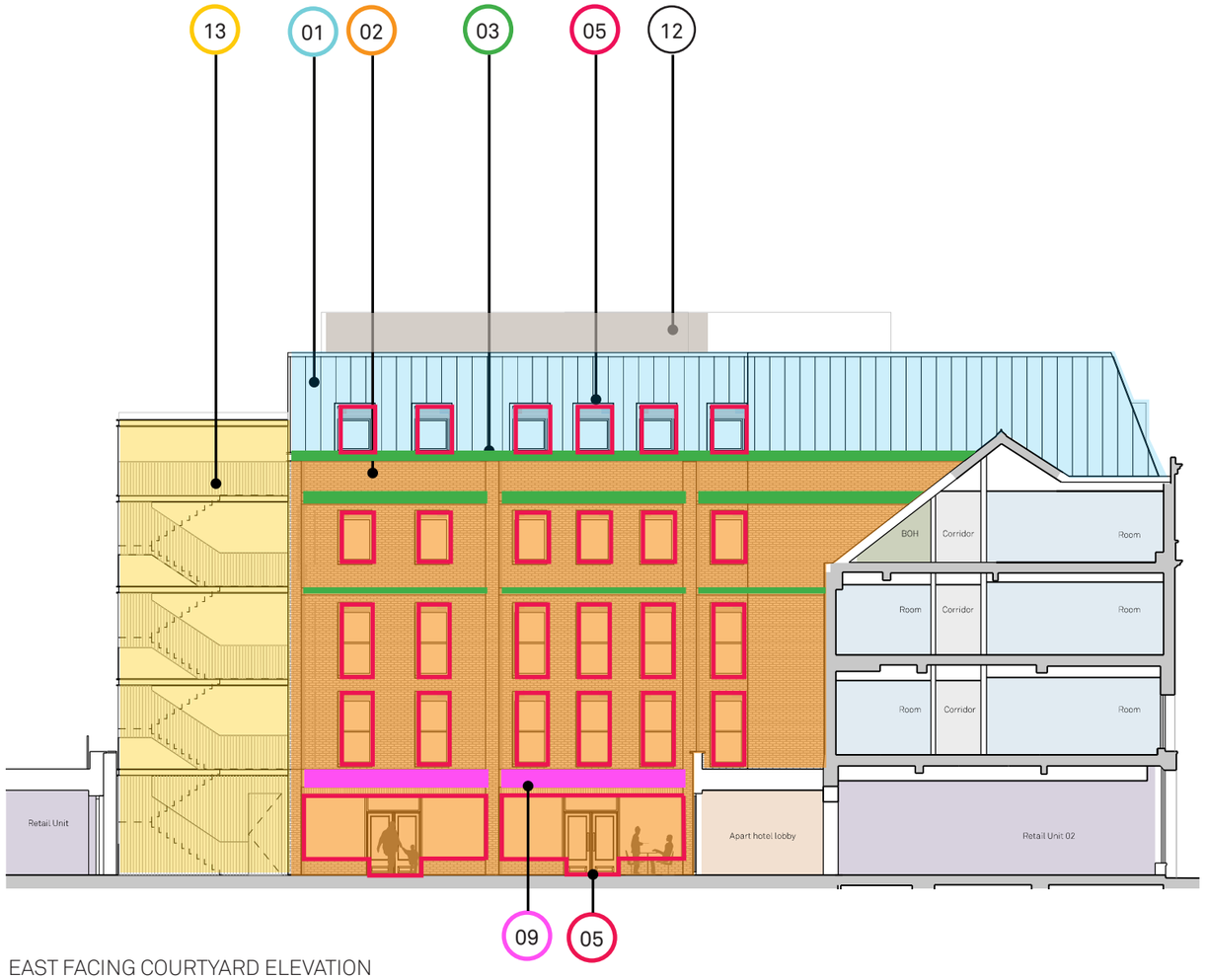
05 Aluminium windows and doors
RAL 7021
Black Grey



09 Signage Board - Pressed aluminium panel, RAL 7021
Black Grey

12 External Plant Screen
RAL 7021 Black Grey

13 Metal Balustrade
Painted
RAL 7021 Black Grey



EAST FACING COURTYARD ELEVATION

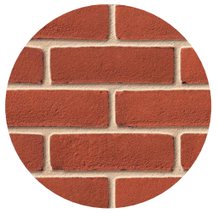
FCH

1-15 QUEEN VICTORIA STREET & 145 -148 FRIAR STREET, READING

1.5 PROPOSED MATERIALITY

WEST FACING COURTYARD ELEVATION MATERIALS KEY

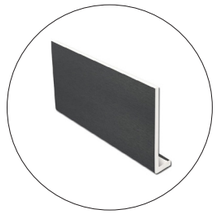
01 Mansard Roof and Dormers
VM Zinc- Quartz Zinc



02 Masonry Wall
Ibstock Parham Red Stock Brick

03 Rendered Banding
Limestone colour

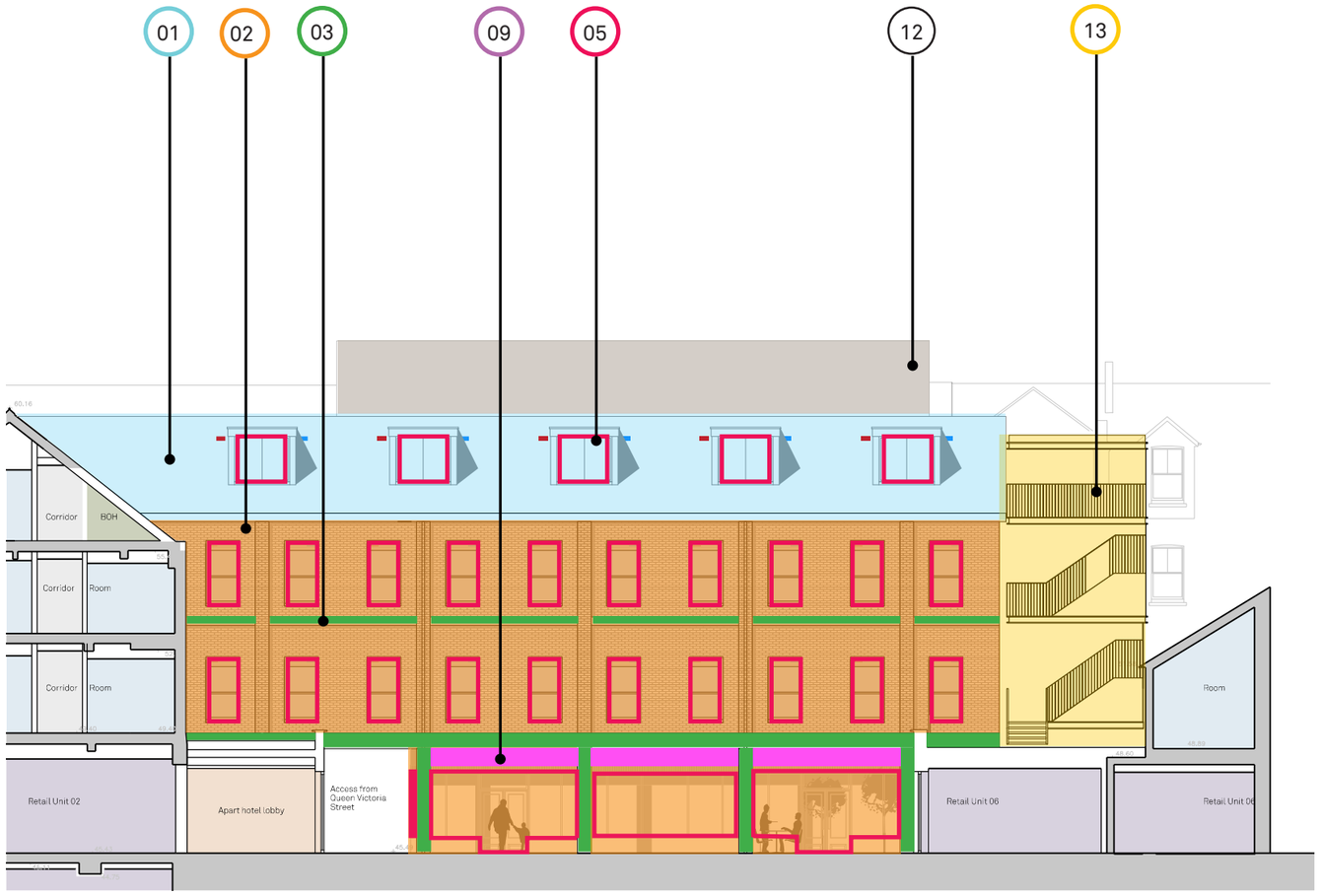
05 Aluminium windows and doors
RAL 7021
Black Grey



09 Signage Board - Pressed aluminium panel, RAL 7021 Black Grey

12 External Plant Screen
RAL 7021 Black Grey

13 Metal Balustrade
Painted
RAL 7021 Black Grey



WEST FACING COURTYARD ELEVATION

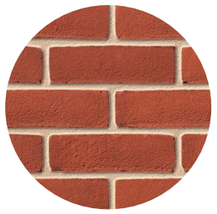
FCH

1-15 QUEEN VICTORIA STREET & 145 -148 FRIAR STREET, READING

1.5 PROPOSED MATERIALITY

NORTH AND SOUTH FACING COURTYARD ELEVATION
MATERIALS KEY

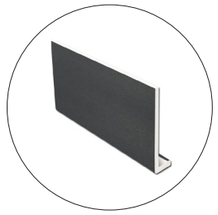
01 Mansard Roof and Dormers
VM Zinc- Quartz Zinc



02 Masonry Wall
Ibstock Parham Red Stock Brick

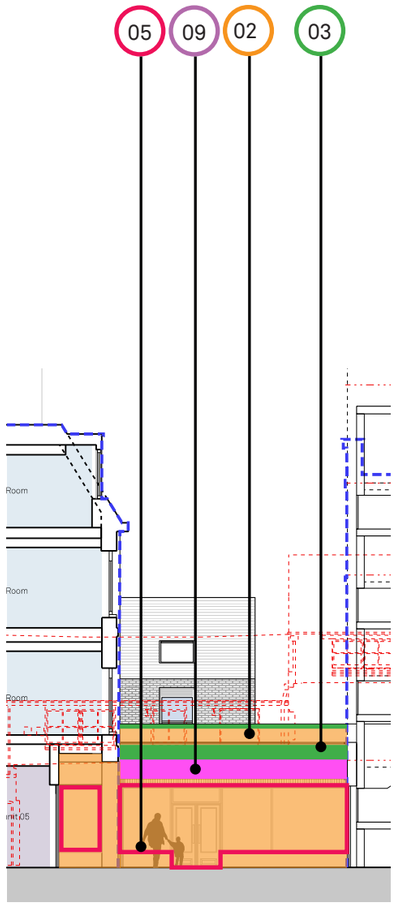
03 Rendered Banding
Limestone colour

05 Aluminium windows and doors
RAL 7021
Black Grey

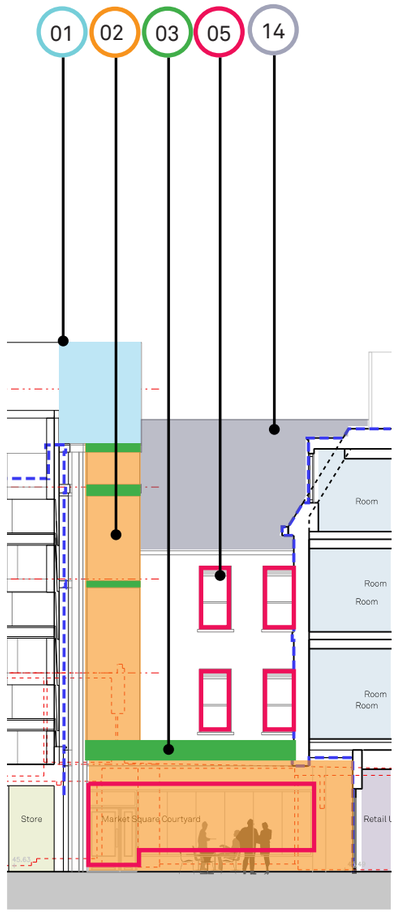


09 Signage Board - Pressed aluminium panel, RAL 7021 Anthracite Grey

14 Natural Slate Roof Slates reinstated to colour and size of original



NORTH FACING COURTYARD ELEVATION



SOUTH FACING COURTYARD ELEVATION

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5th Floor London WC1V 6DX

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Design intelligence, commercial flair.