

Mr Alex Burrows  
Berkeley Homes (Oxford & Chiltern) Ltd  
Berkeley House  
Mill Lane  
Taplow  
Maidenhead  
SL6 0AG

Our Ref: PL/25/0043

Your Ref: PP-13682928

06/02/2025

Your contact is: Jonathan Markwell, Planning

Dear Mr Alex Burrows

## **TOWN AND COUNTRY PLANNING ACT 1990**

**Application Number:** PL/25/0043

**Application Type:** Approval of details reserved by a condition

**Location:** Former Toys R Us, Kenavon Drive, Reading, RG1 3DH

**Proposal:** Discharge of condition 27m) (contaminated land validation report for Phase 3 Block W3) of planning permission 170509, as granted 10/10/2018 (wording of condition since amended by 210239/NMA).

I refer to the above application to discharge planning permission condition 27 m) (contaminated land validation report for Phase 3 Block W3) and respond as follows:

### Condition 27 m) (contaminated land validation report for Phase 3 Block W3)

The validation report details, as shown on the following:

RE: Kenavon Drive, Reading - Validation of Clean Cover System within Area A03, A43-49  
By Omnia, Ref A11057-2/241211/L3, dated 17/12/2024, as received 06/02/2025

O446-AA5990C-SW -00-A-5030 Rev P 05 – Site Phasing Plan Preliminary - P, as  
received 09/01/2025

are approved pursuant to condition 27 m).

The above condition, where a submission is required and has been provided, shall have been considered to have been discharged, providing that the development is undertaken in accordance with the approved details.

Based on RBC records, it would appear that all sub-sections a) to n) of condition 27 have now been approved.

Please note that it is the responsibility of the developer to ensure that all relevant conditions are complied with during the construction and/or subsequent use of the development.

Should you wish to discuss this matter further, please contact me via email.

Yours sincerely

*Jonathan Markwell*

Jonathan Markwell  
Principal Planning Officer

*J.M.*