

Mr James Garside
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Our Ref: PL/25/0930
Your Ref:
PP-14141773
Direct: ☎
18/07/2025

Your contact is: Ethne Humphreys, Planning

Dear Mr Garside,

TOWN AND COUNTRY PLANNING ACT 1990

Application Number: PL/25/0930

Application Type: Approval of details reserved by a condition

Location: Dwyer Road, Reading, RG30 3LN

Proposal: Application for Approval of Details Reserved by Condition 22 - (Badger Sett Survey) of Application PL/23/0612

I refer to your Approval of Conditions application as described above.

Condition 22 (Badger Sett Survey)

The badger presence/absence survey report prepared by Ecological Surveys Ltd received 15th July 2025 details results from a badger survey undertaken in June 2025 supported by trail camera evidence and a follow- up walkover survey 14th July 2025.

No evidence of current badger activity was found, and the report concludes that the sett is not currently occupied by badgers. The report includes a brief mitigation plan to avoid harm to other mammals potentially using the sett during construction and these measures should be followed in full.

The above details are approved pursuant to condition 22 provided that works commence before the 11th August 2025 as per the 28 day requirements of the condition. You are advised that should works commence after this date, then an updated survey will be required to confirm the continued absence of badger activity at the sett.

The above conditions, 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.

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 address or the direct line as above.

Yours sincerely

SDV

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Ethne Humphreys
Principal Planner