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Emma Gee
Executive Director for
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Our Ref: PL/25/0891
Your Ref:
PP-14109989
Direct: ☎
19/08/2025

Your contact is: Sian Hickey, Planning

Dear Mr Velo

TOWN AND COUNTRY PLANNING ACT 1990

Application Number: PL/25/0891

Application Type: Approval of details reserved by a condition

Location: 144 SOUTHAMPTON STREET, READING, RG1 2RD

Proposal: Application for Approval of Details Reserved by Condition 4 (Construction Method Statement and site plan) of application PL/25/0313

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

Condition 4

As a reminder condition 4 states:

No development shall commence on site, including any works of demolition, until a site specific Construction Method Statement has been submitted to and been approved in writing by the Local Planning Authority. The Statement shall provide for:

- a) Space where vehicles of site operatives and visitors can be parked with details of how site operatives and visitors will be required to make use of the parking area provided;
- b) Location on site for storage of plant and materials used in constructing the development;
- c) The erection and maintenance (including removal of any graffiti or fly posters) of security hoarding around the site;
- d) Identification of any footpath closures or road closures needed during construction; The measures within the approved Statement shall be adhered to throughout the demolition and construction period unless otherwise agreed in writing by the Local Planning Authority.

REASON: These details are required due to insufficient information being contained within this submission and in the interests of protecting the amenity of local land uses or neighbouring

residents, the character of the area and highway safety in accordance with Policy CC8 and TR3 of the Reading Borough Local Plan 2019.

The following information was submitted:

- Drawing No.2449-S012 rev P1 – Construction site layout plan received 23rd June 2025
- Drawing No.2449-S001 rev P1 – Location Plan received 23rd June 2025
- KV Plumbing and Heating Services Construction Method Statement received 23rd June 2025

The details were reviewed by the Planning Officer and the Transport Officer. The information provided is sufficient to fulfil the requirements of Conditions 4 of planning permission PL/25/0313. As such, the above plans and documents are hereby **approved** pursuant to condition 4.

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 by email or the direct line as above.

Yours sincerely



Sian Hickey
Planning Officer