

Mr James Garside
Via email only:
james.garside@shrimplin.co.uk

Emma Gee
Executive Director for
Economic Growth and
Neighbourhood Services

Civic Offices,
Bridge Street
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Our Ref: PL/24/1267
Your Ref:
PP-13440023
Direct: ☎
01/08/2025

Your contact is: Ethne Humphreys, Planning

Dear Mr Garside,

TOWN AND COUNTRY PLANNING ACT 1990

Application Number: PL/24/1267

Application Type: Approval of details reserved by a condition

Location: Dwyer Road, Reading, RG30 3LN

Proposal: Application for Approval of Details Reserved by Conditions 15 (Hard and soft landscaping) and 16 (Landscape Management Plan) of application 230612

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

Condition 15 (Hard and soft landscaping)

The details, as shown on the following:

Planting List

Evagreen Green Roof Brochure prepared by ICB Projects

Details Sheet 02 - 28178-WD402-B (29.11.2024)

Electrical Services Site Wide External Lighting Layout - 26888-HYD-XX-00-DR-E-9000-P01 (13.09.2024)

External Details - 26888-HYD-00-ZZ-DR-C-7300-P05 (02.10.2024)

Planting details - Trees in hard landscape (Indicative) - 2530-TFC-00-00-DR-L-4002-P01 (24.09.2024)

Planting details - 2530-TFC-00-00-DR-L-4001-P03 (28.04.2025)

Landscape GA - 2530-TFC-00-00-DR-L-1001-P09 (24.03.2025)

Received 7th May 2025

Planting Plan (front gardens) - 2530-TFC-00-00-DR-L-3003-P01 (27.01.2025)

Received 22nd May 2025

External Wall Details Sheet 1, DWY-HYD-XX-ZZ-DR-S-1303-P03 (22.11.2024)

Proposed Roof Plan - HTA-A_DR_0110 - Rev C (21.11.2023)

Hard Landscape - Surface Treatments and furniture - 2530-TFC-00-00-DR-L-2001-P08 (30.06.2025)

Hard Landscape - Enclosures and edges - 2530-TFC-00-00-DR-L-2002-P08 (30.06.2025)

Planting Plan (structural planting) - 2530-TFC-00-00-DR-L-3001-P10 (30.06.2025)

Planting Plan (ornamental beds) - 2530-TFC-00-00-DR-L-3002-P07 (30.06.2025)

Connection Plan - UKP13364-01 (27.08.2024)

Site Layout and Cable Routes - IDNO - UKP13364 - DWG301-Rev 1 (06.02.2025)

Received 1st July 2025

Email from James Garside confirming the following:

- Green roof to be in accordance with approved roof plan ((RBC-DRR_HTA-A_DR_0110 - Proposed Roof Plan-REV C) of planning permission 23/0612.
- No gas
- Fibre broadband layout will be in the same location as the water route (as shown on the Connection Plan)
- Connection Plan is superseded in relation to HV and LV routes
- Lighting column routes will be installed to avoid root protection areas where possible and where not, will be done in accordance with the AMS and under the supervision of the project arboriculturalist

Received 15.57 pm 1st July 2025

Are **approved** pursuant to condition 15.

Condition 16 (Landscape Management Plan)

The details, as shown on the following:

Landscape Management Plan (5-25 years) ref.2530-TFC-00-ZZ-RE-L-8001 Rev 04 dated 06.05.2025

Received 7th May 2025

Are **approved** pursuant to condition 16.

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

Ethne Humphreys

Ethne Humphreys
Principal Planner