

Mrs Alison Bott
89 Christchurch Road
Reading
RG2 7BD

VIA EMAIL ONLY

Civic Offices,
Bridge Street
Reading,
RG1 2LU
☎ 0118 9373787

Our Ref: PL/25/1475
Your Ref:

Direct: ☎ 07855 125859
10/11/2025

Your contact is: Alison Amoah, Planning

Dear Mrs Bott,

TOWN AND COUNTRY PLANNING ACT 1990

Application Number: PL/25/1475

Application Type: Approval of details reserved by a condition

Location: 89 CHRISTCHURCH ROAD, READING, RG2 7BD

Proposal: Application for approval of details reserved by condition 3 of application PL/25/0542

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

Condition 3 states:

Prior to commencement of the relevant part of the works, details of the following shall be submitted to and approved in writing by the Council:

- a) *type and location of extractor fan(s);*
- b) *design and materials of the proposed bathroom door and architrave; and*
- c) *full schedule of internal finishes to floors, ceilings and walls of the proposed bathroom*

The following documents are approved:

Condition 3 – Materials

- a) *type and location of extractor fan(s)*
 - Floor Plans Proposed (showing fan and extractor positions) – Drawing no: CT2A, received 15th October 2025
 - Proposed Extractor Fan Specification Details, received 15th October 2025
 - Written Details of Proposed Works, received 15th October 2025
- b) *design and materials of the proposed bathroom door and architrave*
 - Proposed Internal Door Details, received 15th October 2025
 - Original and Proposed Architrave, Skirting and Door (photos and written description), received 15th October 2025
 - Written Details of Proposed Works, received 15th October 2025

- c) *full schedule of internal finishes to floors, ceilings and walls of the proposed bathroom*
- Email from applicant, received 29th September 2025 with detail as follows:
 - Dual power electric towel rail attached to the central heating.
 - 100 mm mineral wool or rock wool insulation.
 - Cement board for the floor
 - Replace the ceiling with Moisture Resistant Plasterboard with a Tapered Edge (2.4m x 1.2m)
 - Green waterproof wooden frame for the stud wall.
 - Walls in the bathroom will use Moisture Resistant plaster board with a Tapered Edge (2.4m x 1.2m)
 - 4x ip65 waterproof spotlights in the ceiling.
 - Cotton White Matt Ceramic Wall Tiles 600x300mm.
 - Floor tiles ceramic 600x300mm
 - All walls and the ceiling will be plastered.
 - After plastering we will paint the bathroom dulux white paint.
 - Written Details of Proposed Works, received 15th October 2025
 - Email from applicant, received 10th November 2025

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.

Yours sincerely

A. Amoah

Alison Amoah
Principal Planner