

Mr Paul Bottomley
Town Planning Bureau
124 City Road
London
EC1V 2NX

Our Ref: PL/26/0949

Your Ref: PP-15082573

04/08/2026

Your contact is: Jonathan Markwell, Planning

Dear Thackeray Estates Reading Investments Ltd,

TOWN AND COUNTRY PLANNING ACT 1990

Application Number: PL/26/0949

Application Type: Approval of details reserved by a condition

Location: 1-15 Queen Victoria Street and 145-148 Friar Street, Reading RG1 1SY

Proposal: Discharge of condition 23b (archaeological site investigation and post investigation assessment) of permission PL/24/0422, as granted on 25/07/2024.

I refer to the above application to discharge condition 23b (archaeological site investigation and post investigation assessment) and respond as follows:

Condition 23b (archaeological site investigation and post investigation assessment)

The archaeological site investigation and post investigation assessment details, as shown on the following:

- Archaeological Watching Brief Report: Queen Victoria Street and Friar Street, Reading, by Archaeology England, Ref 2467 Version 1 dated 31/03/2026, as received 16/07/2026

are approved pursuant to condition 23b.

More specifically, Berkshire Archaeology advises that while Berkshire Archaeology had not reviewed the work beforehand and were not aware the works were due to take place, the report can be considered satisfactory. The report demonstrates considerable disturbance in the area to be impacted and as such follow up work within that area is not required.

On the basis of details associated with condition 23a (archaeological work including a Written Scheme of Investigation) having previously been approved on 07/10/2024 (through application

PL/24/1175), it is therefore confirmed that sufficient details have now been submitted to and approved in writing by the Local Planning Authority in relation to condition 23 as a whole.

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.

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.