

[PL/25/0574](#) - **1 GRAVEL HILL COTTAGES, BLAGRAVE LANE, CAVERSHAM, READING, RG4 7DY**

CADRA has concerns about the proposed side extension at No. 1 Gravel Hill Cottages that need addressing.

Historical maps show that Nos. 1 and 2 were constructed by 1913 and formed a matching pair, built in open countryside near the only other dwelling at the time—the now Grade II listed No. 3 Gravel Hill Cottages. Together, these buildings represent the original historic fabric of Blagrove Lane.

While we appreciate the homeowner's desire to extend the property, we believe modifications could better preserve the architectural integrity and symmetry of this early 20th-century cottage pair. The current proposal harms the rural character and setting of these cottages and no. 3 the listed building next to them, which have remained historically and visually linked for over a century.

To address our concerns while accommodating the homeowner's needs, we ask Council planners to require sensitive treatment and appropriate mitigation measures. Specifically, we suggest requiring:

- Brick that closely matches the original building materials
- Roof tiles consistent with the existing structure
- Window styles that complement the original design
- Additional hedge planting to reduce visibility of the extension from both the front and side of the property

These modifications would help maintain the historical context of this small but significant group of buildings, while aligning with the principles of heritage protection outlined in the National Planning Policy Framework and the Reading Local Plan.

Without such modifications the Caversham and District Residents' Association asks that the application be refused.

