

Note for Members

Under the terms of the delegation agreement, Members are reminded that if that if they wish any applications to be referred to the Area Planning Committee they should obtain the agreement of the Chairman and complete the pro forma document which should be forwarded to the Head of Development and Planning or emailed to planapps@westberks.gov.uk, marked Committee Call In. Proposals which fall outside the categories appropriate for delegation will automatically be reported to Committee along with any applications where the relevant number of objections are received. Members are also reminded that applications suffixed PAD56, PASSHE, PACOU, DEMO, AGRIC, PIP, LDO, TPW, TPC, OOD or CERTP require any comments to be submitted to the Case Officer within 7 days and cannot be called to Committee either because there are statutory limits on the determination period or they are matters of fact and law only.

Parish	Application Number	Applicant	Location	Proposal	Case Officer and Contact	Target Date
Aldermaston Parish	24/02684/FUL	Sascron Ltd	The Smallholding Paices Hill Aldermaston Reading RG7 4PG	Construction of an industrial building for use in connection with the existing use of the land for the preparation and sale of cars, as an MOT testing facility.	Lewis Richards 01635 519916	14/02/2025
Aldworth Parish Council	24/02233/HOUSE	Mrs Candice Reford	Old Barn Aldworth Reading RG8 9SA	Erection of 3 bay timber frame oak garage with office above.	Donna Toms 01635 519439	13/02/2025
Boxford Parish Council	24/02722/HOUSE	Mr & Mrs Vokins	Shepherds Hill House School Lane Boxford Newbury RG20 8DX	Extension of domestic dwelling house to provide principal bedroom with ensuite bathroom and dressing room on first floor, dining room and family room on ground floor, and basement. Extension of domestic garage and installation of dormer window to provide home office on first floor, parking for extra car on ground floor.	Lauren Hill 07955264733	13/02/2025

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Brimpton Parish Council	24/02678/HOUSE	Mrs Kate Turner	Brimpton House Church Lane Brimpton Reading RG7 4TJ	Section 73: Vary condition 2 'Approved Plans' of approved application 24/01372/HOUSE: Section 73: Variation of Condition 2 (Approved Plans) of previously approved application 23/02675/HOUSE: Demolition of conservatory built in 1998 and other single storey outbuildings; construction of a single storey replacement rear extension, with associated hard landscaping; minor alterations to existing west and south elevations. Amendments: 1) Infill to the north and north-west corner of the approved single storey extension and associated adjustments to the approved landscaping. 2) Adjustments to the approved fenestration to the north and west.	Gemma Kirk 01635 519495	14/02/2025
Brimpton Parish Council	24/02677/LBC	Mrs Kate Turner	Brimpton House Church Lane Brimpton Reading RG7 4TJ	Section 19: Vary condition 2 'Approved Plans' of approved application 24/01371/LBC: Section 73: Variation of Condition 2 (Approved Plans) of previously approved application 23/02676/LBC: Demolition of conservatory built in 1998 and other single storey outbuildings; construction of a single storey replacement rear extension, with associated hard landscaping; minor alterations to existing west and south elevations. Amendments: 1) Infill to the north and north-west corner of the approved single storey extension, and associated adjustments to the approved landscaping. 2) Adjustments to approved fenestration to the north and west.	Gemma Kirk 01635 519495	14/02/2025

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Burghfield Parish Council	24/02733/HOUSE	Mr and Mrs Thandi	38 Valley Road Burghfield Common Reading RG7 3NF	Raise and extend existing front retaining wall and pave front garden to expand existing parking facilities. Extend existing front porch. Convert garage into a habitable space (home gym). Double storey side and rear extension to accommodate open-plan kitchen/dining/living room on the ground floor and re-configure the 1st floor and enlarge the existing bedrooms, additions include a dedicated home office, en-suite shower rooms, storage, wardrobes and balcony.	Donna Toms 01635 519439	17/02/2025
Burghfield Parish Council	24/02822/TPW	Daniel Daly	1 Barn Owl Way Burghfield Common Reading RG7 3XX	G1 - CONIFERS (4 NO.) TO BE FELLED TO GROUND LEVEL. REASON - TO ALLOW WIDER ACCESS TO REAR OF PROPERTY G2 - BEECH (7 NO.) TO BE REDUCED IN HEIGHT TO 6M ABOVE GROUND LEVEL AND FACE CUT BACK BY 2M. REASON - TO CREATE ORIGINALLY INTENDED HEDGE T1 - SILVER BIRCH (LEANING) TO BE FELLED TO GROUND LEVEL. REASON - POOR SPECIMEN. T2 - SILVER BIRCH (DEAD) TO BE FELLED TO GROUND LEVEL. REASON - HAZARD T3 - SILVER BIRCH (LEANING) TO BE FELLED TO GROUND LEVEL. REASON - POOR SPECIMEN. T4 - SILVER BIRCH (DEAD) TO BE FELLED TO GROUND LEVEL. REASON - HAZARD T5 - CONIFER TO BE REDUCED IN HEIGHT BY 2M. REASON - TO ALLOW MORE LIGHT. G4 - CONIFER HEDGE TO BE REDUCED IN HEIGHT BY 1.5M AND FACE CUT BACK BY 1M. REASON - TO CREATE ORIGINALLY INTENDED HEDGE	Jon Thomas 01635 519611	18/02/2025

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Chieveley Parish Council	24/02692/FUL	Quackers Day Nursery Ltd	Quackers Day Nursery High Street Chieveley Newbury RG20 8TE	Erection of a single storey detached classroom, and re-location of fence between the side of the day nursery and north side boundary of the site.	Lauren Hill 07955264733	07/02/2025
Cold Ash Parish Council	24/02689/CERTP	Mr Craig Hammond	16 Huntingdon Gardens Newbury RG14 2RG	Remove window and single garage door. replace with double garage door.	Elizabeth Moffat 01635 519336	12/02/2025
Enborne Parish Council	24/02783/OOD	K&B Fletcher Ltd	Out Of District Planning Consultation Basingstoke and Deane Borough Council Land Adjacent To Yew Tree	Out Of District Planning Consultation BDBC: Ref 24/02968/PIP - Application for permission in principle for the development of a minimum of 2no. dwellings and a maximum of 4no. dwellings.	Harriet Allen 01635 519496	14/01/2025

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Enborne Parish Council	24/02626/HOUSE	Thomas, Alexandra and Chloe Marriage	Glebe House Enborne Newbury RG20 0HD	Garden room	Lauren Hill 07955264733	12/02/2025
Great Shefford Parish	24/02724/HOUSE	Mr Alan and Mrs Chloe Beverly	3 The Old Railway Station Station Road Great Shefford Hungerford RG17 7DR	Demolition of existing porch and erection of a single storey porch, replacement of some windows/doors and alterations to window/door openings on North and West Elevations (garden sides).	Lauren Hill 07955264733	13/02/2025
Greenham Parish Council	24/02764/PIP	Rivar Ltd	Land South West Of New Road New Road Newbury	Application for Permission in Principle for residential development for a minimum of 4 dwellings and a maximum of upto 9 dwellings	Lauren Hill 07955264733	27/01/2025
Hungerford Town Council	24/02223/LBC	Mr William Dennis	4 Bridge Street Hungerford RG17 0EH	Partial change of use from retail (EI) to dwellinghouse (C3)	Lauren Hill 07955264733	18/02/2025
Hungerford Town Council	24/02685/FUL	Mr Burrell and Mrs Eisey	2 - 3 Lancaster House Mews High Street Hungerford	Convert two dwellings into one dwelling	Lauren Hill 07955264733	10/02/2025
Hungerford Town Council	24/02830/TPC	Jerry Woodham	2 The Forge Hungerford RG17 0GU	T1: Whit Beam: Reduce height and lateral spread by 1 meter to a finished height of 7 meters T2: Silver Birch: Reduce height and lateral spread by 2 meter to a finished height of 11 meters T3: Horse Chestnut : Prune back encroaching lateral limbs by approximately 2 meters on the south aspect.	Ed Jennings 07585882685	11/02/2025

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Hungerford Town Council	24/02222/FUL	Mr William Dennis	4 Bridge Street Hungerford RG17 0EH	Partial change of use from retail (Ei) to dwellinghouse (C3)	Lauren Hill 07955264733	18/02/2025
Kintbury Parish Council	24/02819/TPC	Mr S Haynes	Templeton House Templeton Road Kintbury Hungerford RG17 9TH	T2 Prunus sp: Fell. This tree has various areas of dead wood and is in significant decline. T1 Beech: Carry out a crown clean to remove rubbing limbs and remove all major deadwood. Remove apical dominant stem as indicated. To reduce the risk of failure of that limb. An approx. five meter reduction of that limb. Crown raise canopy over highway by up to five meters to allow vehicles to pass.	Ed Jennings 07585882685	04/02/2025
Lambourn Parish Council	24/02820/TPC	Peter West	The Orchard Eastbury Hungerford RG17 7JL	To re-pollard 3 Poplar trees at the entrance to the driveway, reducing back big top wood on couple of trees to make all trees a uniform height. "Tidy" shoots on Cherry tree, on the right when walking up the drive towards The Orchard	Ed Jennings 07585882685	04/02/2025
Lambourn Parish Council	24/02758/HOUSE	Mr and Mrs Mosvold	Windmill Farm Baydon Road Lambourn Hungerford RG17 7BN	2 new roof windows and 2 replacement roof windows with dormer windows	Helen Robertson 01635 519524	13/02/2025
Lambourn Parish Council	24/02731/HOUSE	Guy Hewitt	Setton House Greenways Lambourn Hungerford RG17 7LE	Replacement of failing septic tank with new small sewage treatment plant. The new unit to be installed in exactly the same place as the failing septic tank, with zero visual impact or change to the current situation	Helen Robertson 01635 519524	13/02/2025
Midgham Parish Council	24/02742/HOUSE	Mr and Mrs Gaynor	Copse House New Road Hill Midgham Reading RG7 5RY	Bedroom Extension	Lesley Humphries 01635 503024	17/02/2025

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Newbury Town Council	24/02687/HOUSE	Mr Aaron Kendall	8 Priory Road Newbury RG14 7QN	Part two storey rear extension with single storey side extension. Proposed first floor window in Bedroom 2	Lauren Hill 07955264733	13/02/2025
Newbury Town Council	24/02735/HOUSE	Mr and Mrs Lawson	40 Castle Grove Newbury RG14 1PR	Proposed two-storey side extension, part two-storey / part single-storey rear extension and new front porch.	Lauren Hill 07955264733	12/02/2025
Newbury Town Council	24/02691/FUL	Emarek Ltd	18 To 21 and 22 To 24 Berkshire House Bartholomew Street Newbury	Elevational alterations including changes to fenestration and shopfronts; Demolition of two storey structure in the alleyway, single storey timber link and single storey structure to the rear.	Lauren Hill 07955264733	12/02/2025
Newbury Town Council	24/02729/HOUSE	Mr Matthew Savory	4 Greenlands Road Newbury RG14 7JU	Two storey side extension and single storey rear extension and enlarged driveway	Lauren Hill 07955264733	13/02/2025
Newbury Town Council	24/02795/HOUSE	Mr and Mrs Lawrence	55 Middle Close Newbury RG14 6HB	Proposed single storey rear extension with associated alterations.	Elizabeth Moffat 01635 519336	14/02/2025
Newbury Town Council	24/02605/CERTP	Mrs Valerie Beckerlegge	25 Charmwood Close Newbury RG14 1XA	I would like to convert the rear of my garage into a downstairs bathroom, The front part of the garage will still have a garage door, so the property will look the same from outside. There will be the need for a frosted window in the side wall facing my neighbour.	Helen Robertson 01635 519524	13/02/2025

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Newbury Town Council	24/02510/FUL	Newbury Town Council	The Kiosk Victoria Park Park Way Newbury	Repurposing of existing kiosk café building to provide indoor/outdoor seating areas, catering facilities, public toilets, changing facilities and storage with alterations and additions to existing elevations and recladding and reroofing existing storage building.	Harriet Allen 01635 519496	12/02/2025
Newbury Town Council	24/02824/TPC	Morgan	60 Park Lane Newbury RG14 1EN	T01 - Monkey Puzzle tree - I propose to fell the tree as it is growing to close to the house and could disturb the foundations to the house. Also, it has out grown the area it was planted. T02 - Prunus - I propose to fell the tree as it is growing to close to the house and could disturb the foundations to the house. Also, it has out grown the area it was planted.	Ed Jennings 07585882685	10/02/2025
Newbury Town Council	24/02769/TPC	SNG	Land at Derby Road Newbury	T1 Birch - Fell as in severe decline. Multi stemmed specimen of which one stem is dead and others have differing degrees of dieback	Ed Jennings 07585882685	03/02/2025
Newbury Town Council	24/02770/TPW	SNG	Carnarvon Place Newbury RG14 6LP	T1 - False Acacia - Tip reduce branches encroaching onto street lighting and traffic lights by up to 2m to give 1 m clearance from infrastructure and prevent obstruction	Ed Jennings 07585882685	17/02/2025
Newbury Town Council	24/02771/TPW	SNG	Joan Berwick House Ireland Drive Newbury RG14 6EG	T1 Robinia - Fell as encroaching onto Electrical substation G2 Leylandii - cut back branches by c1m that are encroaching onto fabric of building. T3 Hazel - Coppice as encroaching onto storage building and is good tree management of this species	Ed Jennings 07585882685	17/02/2025

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Padworth Parish Council	24/02775/CERTP	Mr and Mrs Zoe Rolton	Old Rectory Farm Rectory Road Padworth Common Reading RG7 4JD	Demolition of an existing conservatory and concrete base and replacement with an extension with a footprint 1.5m longer than the existing conservatory.	Lesley Humphries 01635 503024	13/02/2025
Pangbourne Parish	24/02781/LBC	Mr P McHugh De Clare	Bere Court Bere Court Pangbourne Reading RG8 8HT	Removal of resin applied detailing to Stairwell (RG06-RF11) and Inner Entrance Hallway (RG12) to allow repair and stabilisation of the plaster	Catherine Ireland 01635 519391	13/02/2025
Shaw Cum Donnington	24/02713/CERTP	Dr Clare Robinson	2 Whitefields Cottages Oxford Road Donnington Newbury RG14 3AE	We propose a change of use from a garage into habitable space. The current garage door will be removed and replaced with a brick wall with instalation of a window. It may require improvements to the foundations to support the new wall. Inside the floors, ceilings and walls will be updated with appropriate insulation. Light fittings, heating and sockets will be installed.	Elizabeth Moffat 01635 519336	10/02/2025
Stratfield Mortimer Parish	24/02732/CERTP	Matt Nelson	15 King Street Mortimer Common Reading RG7 3RS	Single storey side extension, first floor infill extension at rear and dormer to roof	Alice Attwood 01635 503602	11/02/2025

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Sulham Parish Council	24/02610/LBC	Mr Henry Scutt	Sulham Estate Sulham Farm Nunhide Lane Sulham Reading	Replacement of roof coverings on the front (eastern) range, northern cross-wing and single-storey southern range with plain tiles and removal of chimney stack at rear; Like-for-like replacement of single three-over-three sash at first-floor level on side elevation, 1 x Air Source Heat Pumps and fenced enclosure, formation of small openings in infill brickwork to cellar for ASHP ducting (retrospective in part). Various internal works including removal of wall finishes to first-floor corridor wall (Bedroom 4) Removal of modern partitions within first-floor office (middle room in main range) and sealing of modern doorway to corridor. Formation of wood-burning stove in rear ground-floor room, with flue Formation of a wood-burning stove within the northern, ground-floor room, with new flue liner; Replacement of modern tile slips to fireplace in northern, ground-floor room, internal wall installation to selected first-floor walls, Rewiring and upgrading of radiators and pipework. Vapour permeable insulation to be installed to underside of ground-floor floor structure and between joists, and formation of secondary glazed units to historic windows (retrospective in part)	Donna Toms 01635 519439	07/02/2025

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Sulham Parish Council	24/02609/HOUSE	Mr Henry Scutt	Sulham Estate Sulham Farm Nunhide Lane Sulham Reading	Replacement of roof coverings on the front (eastern) range, northern cross-wing and single-storey southern range with plain tiles and removal of chimney stack at rear; Like-for-like replacement of single three-over-three sash at first-floor level on side elevation, 1 x Air Source Heat Pumps and fenced enclosure, formation of small openings in infill brickwork to cellar for ASHP ducting (retrospective in part)	Donna Toms 01635 519439	07/02/2025
Thatcham Town Council	24/02694/FUL	Hire Co. (T L) Ltd	Hire Co Ltd Colthrop Lane Thatcham RG19 4NT	Section 73A - Application for Variation of Condition 2 following Grant of Planning Permission16/02919/FUL - Demolition of the existing porta cabins, construction of a 3 bay workshop to include a vehicle testing lane and a body shop lane. The proposed building will include offices, meeting rooms and facilities associated with the existing rental and service site. It is also proposed to construct a concrete vehicle check area adjacent to the proposed building.	Michael Butler 01635 519499	14/02/2025
Thatcham Town Council	24/02707/HOUSE	Mr Dominic Wiggins	15 Pound Lane Thatcham RG19 3TG	Retrospective application for 1.8m timber fence	Lesley Humphries 01635 503024	10/02/2025
Theale Parish Council	24/02818/PACOU	Edco Ventures Ltd	Forum 1 Station Road Theale Reading RG7 4RA	Application to determine if prior approval is required for a proposed: Prior Notification requirement under Part MA of the GPDO for the change of use of Class E space to form 72 apartments	Emma Nutchey 01635 519344	24/02/2025

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Tidmarsh Parish Council	24/02688/HOUSE		Tidmarsh House Tidmarsh Lane Tidmarsh Reading RG8 8HA	Removal of existing sheds, and the erection of a detached single storey pool house	Lesley Humphries 01635 503024	13/02/2025
Tilehurst Parish Council	24/02791/HOUSE	Robert Friar	32 Fairway Avenue Tilehurst Reading RG30 4QA	Double storey side and rear extension, and porch addition.	Lesley Humphries 01635 503024	14/02/2026
Tilehurst Parish Council	24/02756/FUL	Christ's Hospital	Unit 1 Pincents Kiln Industrial Park Pincents Kiln Calcot Reading	Replacement of existing external condenser units, installation of new VRV unit and other associated works.	Donna Toms 01635 519439	12/02/2025
Tilehurst Parish Council	24/02665/FUL	MediVet Ltd	2 The Colonnade Overdown Road Tilehurst Reading RG31 6PR	Change of use from veterinary surgery (Use Class E) to nail and beauty salon (Sui Generis).	Lewis Richards 01635 519916	10/02/2025
Wokefield Parish Council	24/02686/LBC	De Vere Wokefield Estate Ltd	De Vere Hotel Wokefield Park Mortimer Reading RG7 3AE	The repair and repointing of the existing garden wall.	Catherine Ireland 01635 519391	18/02/2025