

Note for Members

Under the Scheme of Delegation, Ward Members may call-in an application to the Area Planning Committee, subject to the approval of the Committee Chairman (or Vice Chairman) and submission of the call-in form to planapps@westberks.gov.uk, marked Committee Call-In, on or before the Members End Date given on this list. Members are also reminded that applications suffixed PAD56, PASSHE, PACOU, PDNOT, PASOL, DEMO, AGRIC, AGRIC2, NONMAT, PIP, TPW, TPC, OOD, CERTP, CERTE, CERTLB, COND, FORMB, SCOPE, SCREEN, TELE28 or TELE56 cannot be called to Committee by Ward Members.

Parish	Application Number	Applicant	Location	Proposal	Case Officer and Contact	Target Date
Aldworth Parish Council	26/00746/FUL	Mr Edward Walters	Bower Farm Bower Road Aldworth Reading RG8 9TR	The construction of lean-to to the sides of the existing cattle building	Donna Toms 01635 519439	02/06/2026
Basildon Parish Council	26/00654/FUL	Mr & Mrs Weber	Lower Basildon View Reading Road Lower Basildon Reading RG8 9ND	Change of Use of Land to Equestrian Use, Stabling and Outdoor Riding Arena 25m x 45m	Sian Cutts 01635 519344	03/06/2026
Beenham Parish	26/00710/HOUSE	Mrs Tina Featherstone	New Hope Picklepythe Lane Beenham Reading RG7 5NN	Create hard standing base and erect a wooden glazed greenhouse, footprint 1.8m x 1.2m, height at apex 2.4m.	Michael Butler 01635 519499	02/06/2026

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Boxford Parish Council	26/00755/TPC	Heather Luff	Mill House Boxford Newbury RG20 8DP	T1 - Ash: Fell to retain 200cm of trunk T2 - 4x Hawthorn/ Willow: Variously cut back for management. Fell and remove one - multi stem plants growth needs managing by limited cutting back and removal of some falling willow branches. Fell and remove the one growing out of/over the riverbank supporting wall and could damage the wall T3 - Willow: During 2026 cut back branches when they impede flow of the river or weight the tree risking it pulling into river T4 - Twisted Willow: Fell and remove T5 - Ash: Pollard or fell and remove. Tree is suffering significantly from Ash Die Back as well as rotten base. Plan is to undertake an extreme pollard and then if the tree is unsavable fell and remove T6 - Lime: Crown lift. During 2026 prune back growth trailing on the roof T7 - 2x Willow: Remove two small trees	Ed Jennings 07585882685	20/05/2026
Boxford Parish Council	26/00744/HOUSE	Mr Alexander	88 School Lane Boxford Newbury RG20 8DX	Demolition of the existing carport and the construction of a new extension	Harriet Allen 01635 519496	04/06/2026
Bradfield Parish	26/00747/HOUSE	MR AND MRS STEVE COOPER	Edenholme Hungerford Lane Bradfield Southend Reading RG7 6JJ	Single storey side garage extension plus new front fence and access gates	Donna Toms 01635 519439	02/06/2026
Bucklebury Parish	26/00604/CERTP	James Turford	Hilltop Cottage Hopgoods Green Bucklebury Reading RG7 6TA	Add 10 solar panels / PVs to the south facing roof of our free standing garage (the small building marked in the site plan which is north west of the main house)	Gemma Kirk 01635 519495	03/06/2026

Parish	Application Number	Applicant	Location	Proposal	Case Officer and Contact	Target Date
Chieveley Parish	26/00492/MINMAJ	Monika Gogol	Land East Of Chieveley Services Chieveley	Proposed extraction of soft sand with restoration to agriculture and ecological enhancement using imported inert infill material, inclusive of all associated site works.	Alistair Buckley 01635 519405	20/07/2026
Greenham Parish	26/00712/COND	David Wilson Homes (Southern)	History 2 Newbury Racecourse Racecourse Road Newbury	Application for approval of details reserved by condition 6 (surface water drainage scheme) of planning permission 14/03109/OUTMAJ	Jake Brown 01635 519447	27/05/2026
Hamstead Marshall	26/00700/AGRIC	Simon Moore	18 Hamstead Marshall Newbury RG20 0HR	Application to determine if prior approval is required for a proposed: A new building	Cheyenne Kirby 01635 519489	29/04/2026
Lambourn Parish	26/00728/TELE28	BT	Street Record 5 Lambourn Hungerford	Notification under Regulation 5 of the Electronic Communications Code (Conditions and Restrictions) Regulations 2003 (as amended) to utilise permitted development rights (Part 16 of Schedule 2 of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended)). The proposal consists of the placement of a 10M Medium Wooden Pole near Membury Airfield, Ramsbury Road, Lambourn Woodlands, Hungerford, RG17 7TJ.	Bob Dray 01635 519239	04/05/2026
Newbury Town Council	26/00740/HOUSE	Bee Design Ltd - David Lambert	3 Chesterfield Road Newbury RG14 7QB	Demolition of existing conservatory, erection of rear partial two story extension and vehicle gates.	Helen Robertson 01635 519524	03/06/2026

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Newbury Town Council	26/00714/FUL	Charles Lacey	Europcar Group UK Ltd 8 Fleming Road Newbury RG14 2DE	The proposed development comprises the dismantling and removal of the existing cement sheeting roof covering, including associated fixings, and the installation of new trapezoidal profiled insulated composite roof panels. The new roof system will incorporate thermal insulation to meet current building performance standards, providing enhanced weatherproofing, structural performance and energy efficiency, with no alteration to the buildings footprint, height or use.	Lauren Hill 07955264733	03/06/2026
Newbury Town Council	26/00781/TPW	Wright	Feltre Place Newbury	MT1 - Oriental Plane: Tip reduce lowest northern branch to no less than 5m radius from trunk to a suitable growth point (please see descriptive photos in report) This northern lateral branch has areas of dysfunction that appear to occur around historic pruning wounds; the historic reductions have produced a somewhat short branch with a limited target area.	Ed Jennings 07585882685	04/06/2026
Newbury Town Council	26/00701/HOUSE	Mrs Sally Henson	28 Clifton Road Newbury RG14 5JT	Two-storey rear extension, hip to gable loft conversion with dormer to rear of main dwelling, and replacement of existing outbuildings. Section 73 application to vary condition 3 (Materials) of planning permission 24/02175/HOUSE.	Harriet Allen 01635 519496	28/05/2026
Newbury Town Council	26/00660/REG3	West Berkshire Council	Northcroft Leisure Centre Northcroft Lane Newbury RG14 1RS	The installation of Air Source Heat Pumps with a Louvred Aluminium Compound and associated plantroom on the existing site, with the goal to reduce carbon emissions and can contribute to the Council's Net Zero objectives.	Harriet Allen 01635 519496	02/06/2026

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Padworth Parish	26/00550/PASOL	West Berkshire Council - Mr Kofi Adu-Gyamfi	Veolia Environmental Services Padworth IWMF Padworth Lane Lower Padworth	REG 3 - Application to determine if prior approval is required for a proposed: West Berkshire Council ("the Council") intends to install rooftop solar energy generation panels on selected buildings within the footprint of the Council's Padworth Integrated Waste Management Facility. The facility is currently run by Veolia Environment Services as part of a 25-year waste PFI contract, which commenced in 2008. The installation works will be completed by a suitably qualified and experienced contractor appointed following a competitive tender process. The rooftop installations are expected to generate c. 900kWp of renewable energy.	Michael Butler 01635 519499	04/06/2026
Pangbourne Parish	26/00766/TPW	Mr Fletcher	Lyndhurst Bere Court Road Pangbourne Reading RG8 8JT	(Numbering as per attached survey; please note the tree is sited at Lyndhurst and the proposed work has been discussed with the owner) T007 (Lime): Shorten the regrowth by approximately 2m to reduce forces on hazard beam (see attached survey report for justification); this only affects overhanging portion of tree. Remove major deadwood overhanging Trijonet. N.B: we intend to carry out the works recommended in the survey to T003, T004, T005, T006, T009 as well, but they do not appear to be included in the TPO as per the Council TPO map.	Jon Thomas 01635 519611	04/06/2026

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Pangbourne Parish	26/00705/COND	Richard McCarthy	Dental Care Clifton House 17 Reading Road Pangbourne Reading	Application for Approval of Details Reserved by Conditions 3 (Materials), 4 (Finished floor levels), 7 (CMS), 12 (LEMP) 13 (CEMP), 15 (WSI), 16 (Electric vehicle charging points), 22 (Source Protection Strategy), 23 (Arboricultural Watching Brief), 25 (Landscaping) and 26 (Boundary treatment) of planning permission 25/01368/FULMAJ	Emma Nutchey 01635 519344	04/06/2026
Speen Parish Council	26/00756/HOUSE	Mr James Dixon	36 Stockcross Newbury RG20 8JX	The demolition of a rear flat roof extension. New rear extension, new side extension and internal remodelling to create an open plan kitchen/ dining with utility, pantry and WC.	Lauren Hill 07955264733	03/06/2026
Stanford Dingley	26/00769/TPC	mr Joe Margerrison	Brook House Stanford Dingley Reading RG7 6LS	T1 - Catalpa: Reduce over extended branches by approx. 1m to leave a more balanced shape, leaving tree at a height of approx. 14 meters and spread of approx. 12 meters	Jon Thomas 01635 519611	21/05/2026
Stratfield Mortimer	26/00739/COND	Mrs Susan Armstrong	56 The Avenue Mortimer Common Reading RG7 3QX	Application for approval of details reserved by condition 3 (Tree protection) of approved 25/02533/HOUSE	Lewis Richards 01635 519916	02/06/2026
Streatley Parish	26/00664/AGRIC	Mr Lawrence Hamilton	High Holies Woodland Streatley Reading	Application to determine if prior approval is required for a proposed New Forestry Building - Timber Frame Construction.	Michael Butler 01635 519499	23/04/2026

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Streatley Parish	26/00780/TPW	Mr Arthur Cullen	Streatley C.E. Voluntary Controlled School The Coombe Streatley Reading	Tree No: 1001, 1002, 1004 - Tree Species: Field Maple - Tree Works: Cut back epicormic growth to main stem Tree No: 1015, 1022, 1033, 1039, 1040, 1044, 1045, 1046 - Tree Species: Sycamore, Horse Chestnut, Wild Cherry - Tree Works: Remove major deadwood Tree No: 1026 - Tree Species: Sycamore - Tree Works: Reduce to 2m stump Tree No: 1031 - Tree Species: Sycamore - Tree Works: Sever ivy on stems Tree Group No: 1043 - Tree Species: Sycamore & Ash - Tree Works: Remove major deadwood from Sycamore and hanger in Ash Tree Group No: 1034 - Tree Species: Common Beech - Tree Works: Crown lift to 2.5 m above ground level (AGL) Tree Group No: 1052 - Tree Species: Turkish Hazel - Tree Works: Crown lift to 3 m and cut back to clear kitchen by 2 m Tree Group No: 1030 - Tree Species: Ash - Tree Works: Fell to ground level All tree works are proposed on the basis of sound Arboricultural management, following a tree survey of the site in November 2025. The Ash Tree 1030, is in a very poor condition due to Ash dieback.	Jon Thomas 01635 519611	04/06/2026
Thatcham Town	26/00533/FUL	Adobe Properties Ltd	The Plough Inn 81 Chapel Street Thatcham RG18 4JS	The retention of the listed building and a single storey rear extension, with living accommodation in the loft to provide 5 residential units, restoration and enhancement to the listed building, car parking, cycle storage, bin storage, ASHPs, amenity space, hard and soft landscaping, and other ancillary works.	Donna Toms 01635 519439	22/05/2026

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Thatcham Town	26/00741/COND	Mr Jonathan Pain	The Grange School 18 - 21 Church Gate Thatcham RG19 3PN	Application for approval of details reserved by condition 4 'cycle and vehicular parking' of planning permission 21/01086/COMIND: Change of use from Class E(g) (i), E(f) and E(e) to F1(a) for a special educational needs school and associated works	Emma Nutchey 01635 519344	02/06/2026
Thatcham Town	26/00737/HOUSE	Matthew & Fay Shailes & Morris	74 Westfield Road Thatcham RG18 3BT	Single storey first floor side extension, new front porch	Michael Butler 01635 519499	03/06/2026
Thatcham Town	26/00534/LBC	Adobe Properties Ltd	The Plough Inn 81 Chapel Street Thatcham RG18 4JS	The retention of the listed building and a single storey rear extension, with living accommodation in the loft to provide 5 residential units, restoration and enhancement to the listed building, car parking, cycle storage, bin storage, ASHPs, amenity space, hard and soft landscaping, and other ancillary works.	Donna Toms 01635 519439	22/05/2026
Theale Parish Council	26/00768/TPC	Mr Chapman	The Flat 2 Crown Lane Theale Reading RG7 5BG	Trees are located in the rear garden of 2 Crown Lane and overhang the car park of Theale Court. Row of Cypresses and a sycamore: Trim back all branches overhanging the carpark back to the boundary	Jon Thomas 01635 519611	21/05/2026
Tidmarsh Parish	26/00679/FUL	MANOR FARM TIDMARSH LTD	Manor Farm Tidmarsh Reading	Demolition of existing structures and buildings and the removal of a builder's yard and replacement with a B2 industrial unit, utilising the existing access from the A340, with associated external works including fencing, hardstanding and landscape planting.	Gemma Kirk 01635 519495	28/05/2026

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West Ilsley Parish	26/00687/CERTP	Mr Henry Farris	The Annexe At Downs House Main Street West Ilsley Newbury	Convert loft space into a third bedroom in existing annex.	Harriet Allen 01635 519496	02/06/2026
Winterbourne Parish	26/00680/FUL	Thames Water - Mr Chris Colloff	Land Adjacent Winterbourne 13 Footpath and West Of B4494 Snelsmore Common Newbury	The proposed development is for the construction of a 0.44Ml capacity reservoir, water booster station and associated development.	Matthew Shepherd 01635 519583	28/05/2026