

**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](mailto: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.

<b>Parish</b>	<b>Application Number</b>	<b>Applicant</b>	<b>Location</b>	<b>Proposal</b>	<b>Case Officer and Contact</b>	<b>Target Date</b>
Aldermaston Parish	24/02575/FUL	Young Estates & Land Ltd	Scaffold Yard at Compound A2 Youngs Industrial Estate Paices Hill Aldermaston	Use of a portion of land as Use Class B8 (storage and distribution)	Michael Butler 01635 519499	29/01/2025
Basildon Parish Council	24/02445/TPW	Brad Read	Tree Cottage Bethesda Street Upper Basildon Reading RG8 8NU	Tree 28, 33, 36 and 38 - Ash: (with Ash Die Back) Fell Tree 25 - Cherry: Fell dead tree Tree 29 and 30 - Oak: Remove lowest large branches and large branch protruding over and in front of the studio. Remove deadwood Tree 26 and 27 - Oak: Remove deadwood Tree 20 - Oak: Crown raise to approx 5 metres. Crown reduction, including a large branch protruding to the north, and shape the crown to reduce the height by approx 5 metres, leaving an approx finished height of 12.5 metres Tree 6 - Sycamore: Crown raise and reduction of approx 5 metres, leaving an approx finished height of 12.5 metres Trees 4-12 and 17-18 (Oak and Sycamore): Crown raise multiple trees by approx 5 metres	Jon Thomas 01635 519611	03/02/2025
Beenham Parish Council	24/02654/HOUSE	Mr and Mrs Taylor	The Old Dairy Webbs Lane Beenham Reading RG7 5LH	Single-storey extension	Catherine Ireland 01635 519391	31/01/2025

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Beenham Parish Council	24/02477/HOUSE	Mr and Mrs Porter	7 Back Lane Beenham Reading RG7 5NF	Single storey rear, single storey side extension together with associated works, replacement of existing roof tiles with new tiles to match existing.	Donna Toms  01635 519439	05/02/2025
Beenham Parish Council	24/02655/LBC	Mr and Mrs Taylor	The Old Dairy Webbs Lane Beenham Reading RG7 5LH	Single-storey extension	Catherine Ireland  01635 519391	31/01/2025
Boxford Parish Council	24/02683/TPC	Alan Smith	The Glebe Boxford Newbury RG20 8DP	Fir - Fell. Excessive shading and low amenity value. Ash - Fell. Tree has ash dieback.	Ed Jennings  07585882685	22/01/2025
Brimpton Parish Council	24/02114/LBC	Mrs Kate Turner	Brimpton House Church Lane Brimpton Reading RG7 4TJ	Minor internal alterations at first and second floor levels; replacement of existing window on west elevation at second floor level; and new window opening with new sash window on internal roof slope at second floor level.	Lewis Richards  01635 519916	29/01/2025
Brimpton Parish Council	24/02113/HOUSE	Mrs Kate Turner	Brimpton House Church Lane Brimpton Reading RG7 4TJ	Minor internal alterations at first and second floor levels; replacement of existing window on west elevation at second floor level; and new window opening with new sash window on internal roof slope at second floor level.	Lewis Richards  01635 519916	29/01/2025
Bucklebury Parish Council	24/02637/HOUSE	Mr and Mrs Wyatt	Kings Copse House Southend Reading RG7 6JR	Conversion of loggia to enlarge kitchen	Gemma Kirk  01635 519495	05/02/2025
Burghfield Parish Council	24/02581/HOUSE	Mr Murray Hughes and Mrs Nicole Hughes	17 Lamden Way Burghfield Common Reading RG7 3LZ	Single storey side and rear extension, garage conversion and enlarged hardstanding to form parking space to the front garden.	Lesley Humphries  01635 503024	24/01/2025

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Burghfield Parish Council	24/02647/TPW	The Guide Dogs For The Blind Association	Hillfields Reading Road Burghfield Common Reading RG7 3YG	Guide Dogs have undertaken path improvement works at the property to improve safety and accessibility of site users. This includes work within RPAs of trees as per attached specification	Jon Thomas  01635 519611	04/02/2025
Cold Ash Parish Council	24/02471/OUT	Mrs Huntley	Land Adjacent Pine Lodge Bucklebury Alley Cold Ash Thatcham	Outline application for a proposed new single dwelling on a site within the settlement boundary. Matters to be considered: Access.	Donna Toms  01635 519439	27/01/2025
Cold Ash Parish Council	24/02617/HOUSE	Mr and Mrs I Crocker	9 Walters Close Cold Ash Thatcham RG18 9PU	Proposed single storey rear extension, part conversion of garage and raise garage roof, new roof to front porch and associated alterations	Lesley Humphries  01635 503024	27/01/2025
Cold Ash Parish Council	24/02529/FUL	Ashentree Ltd	Greenbanks The Ridge Cold Ash Thatcham RG18 9HZ	Erection of 4 dwellings and associated works.	Harriet Allen  01635 519496	29/01/2025
East Ilsley Parish Council	24/02550/TPW	Ian Osborne	4 Farriers Lane East Ilsley Newbury RG20 7JB	Sycamore - Repeat of a previous crown reduction, to remove new growth of approximately 4-5m back to the main branch knuckles, to a final finished height of 15-17m.	Ed Jennings  07585882685	23/01/2025
Enborne Parish Council	24/02657/HOUSE	Mr and Mrs Edwards	Enborne Street Farm Enborne Street Enborne Newbury RG20 0JP	Proposed two-bay oak framed tractor store	Isabel Oettinger  01635 519683	07/02/2025
Enborne Parish Council	24/02326/FULMAJ	Mr Daniel and Dr Brigitte Smith	Land South Of Church Close Church Lane Crockham Heath Newbury	Part retrospective planning permission for 3 mobile wooden field shelters and 1 non mobile, open sided, roof shelter within the 12.5 acre field.	Cheyenne Kirby  01635 519489	28/02/2025

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Greenham Parish Council	24/02522/FUL	Newbury Racecourse	Land South Of Lower Court Farm and North Of Holiday Park Hambridge Lane Newbury	Detailed planning application for the provision of a bridge for vehicular maintenance to irrigation pond and ancillary works.	Harriet Allen  01635 519496	27/01/2025
Hamstead Marshall	24/02653/HOUSE	Mr and Miss Hindle and Swayne	27 Hamstead Marshall Newbury RG20 0HP	Proposed single storey side extensions	Matthew Shepherd  01635 519583	31/01/2025
Hermitage Parish Council	24/02214/TPW	Alex Hutchinson	Buckwood Lodge Hampstead Norreys Road Hermitage Thatcham RG18 9RZ	T3 - Oak: Revised spec as agreed on site - 2m lateral crown reduction of Overwings side, with final cuts to good growth points. Deadwood as necessary.	Jon Thomas  01635 519611	28/01/2025
Holybrook Parish Council	24/02681/HOUSE	Mr Rohit Gautam	22 Sweet Briar Drive Calcot Reading RG31 7AD	Single storey rear and side extension	Sian Cutts  01635 519344	05/02/2025

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Hungerford Town Council	24/02674/TPC	Town and Manor Of Hungerford and Liberty Of Sanden Fee	Land at The Croft Hungerford RG17 0HY	T1 - Sweet Chestnut - Sever ivy at base & strip off ivy 1.5m up main trunk.T2 - Sweet Chestnut - Remove 2 central moribund limbs. T5 - Sweet Chestnut - Remove 4 dying limbs above point at which tree forks out (approx. 5m). Remove basal suckering.T12 - Norway Maple - Sever ivy at base & strip off ivy 1.5m up main trunk. T14 - Sweet Chestnut - Remove basal suckering. T37 - Sweet Chestnut - Remove dead limb at 6m on North side. T45 - Wild Cherry - Sever ivy at base & strip off ivy 1.5m up main trunk T46 - Wild Cherry - Sever ivy at base & strip off ivy 1.5m up main trunk T47 - Wild Cherry - Sever ivy at base & strip off ivy 1.5m up main trunk T48 - Norway Maple - Sever ivy at base & strip off ivy 1.5m up main trunk T50 - Norway Maple - Remove Deadwood T52 - Norway Maple - Remove deadwood	Ed Jennings 07585882685	21/01/2025
Hungerford Town Council	24/02542/LBC	Howard Hungerford Ltd and Fox Howard Ltd	26 Charnham Street Hungerford RG17 0EJ	Proposed 1 x new dwelling and conversion and extension of existing buildings into 3 x residential units including associated landscaping to the rear of 26 Charnham Street, Hungerford.	Harriet Allen 01635 519496	21/01/2025
Kintbury Parish Council	24/02516/HOUSE	Lemon Lumba	2 Pillarbox Cottages Winding Wood Kintbury Hungerford RG17 9RN	Two bay car port	Elizabeth Moffat 01635 519336	30/01/2025
Kintbury Parish Council	24/02613/FUL	James Matthews	Barton Court Farm Kintbury Hungerford RG17 9SA	Retrospective retention of existing groundworks and reinstatement of estate track.	Harriet Allen 01635 519496	24/01/2025

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Kintbury Parish Council	24/02526/FUL	Mr James Ingestre	Clapton Farm House Clapton Kintbury Hungerford RG17 9RP	The re-roofing of the existing agricultural barn.	Harriet Allen  01635 519496	29/01/2025
Leckhampstead Parish	24/02675/HOUSE	Mr and Mrs Stephens	7 Nuttingtons Leckhampstead Newbury RG20 8QL	Proposed extension and alterations to existing dwelling	Helen Robertson  01635 519524	07/02/2025
Newbury Town Council	24/02241/FUL	Stonewater South East	1 Bowdown Court Bartholomew Street Newbury RG14 5DL	Proposed Replacement windows	Helen Robertson  01635 519524	31/01/2025
Newbury Town Council	24/02330/HOUSE	Mr Paul Kettel	43 Shaw Road Newbury RG14 1HG	The installation of 9 solar panels to the rear of the property, 6 to the rear of the main roof and 3 to the roof of the extension. Installation of battery, control unit and associated wiring to the rear of the extension.	Harriet Allen  01635 519496	31/01/2025
Newbury Town Council	24/02643/TPW	Louise Clarkson	19 Heather Gardens Newbury RG14 7RG	T1,T2 - Lime - Reduce tops by approx 4m to a FFH of approx 15m; crown lift to approx 4m from ground level. T3 - Field Maple - Reduce top by approx 2m to a FFH of approx 15m; crown lift to approx 6m from ground level; reduce sides by approx 2m to make tighter crown.	Ed Jennings  07585882685	30/01/2025
Newbury Town Council	24/02639/TPW	Grange Court Residents Association (Newbury) Ltd	Grange Court Boundary Road Newbury RG14 7PH	T1-T19 - Lime x12 - Pollard to suitable points, to encourage healthy growth and to prevent obstruction to highways, footpaths and streetlights T2-T18 - Limes x7 - Crown lift to 3m to reduce canopy overhanging the gardens, pedestrian footpath and highway	Ed Jennings  07585882685	22/01/2025

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Newbury Town Council	24/02640/TPC	Rebecca McGregor	9 St Johns Road Newbury RG14 7PY	T1 - Willow - Pollard to previous points.	Ed Jennings  07585882685	16/01/2025
Newbury Town Council	24/02614/HOUSE	Ms Chloe Brind	57 Stoney Lane Newbury RG14 2NG	Side and Rear Extension	Elizabeth Moffat  01635 519336	02/02/2025
Newbury Town Council	24/02638/FULMAJ	Pegasus Homes Ltd	11 - 15 Bartholomew Street Newbury	Section 73 - Vary condition 9 'Age restriction' of approved application 20/02699/FULEXT: Erect a part three and part four storey building comprising 60 Extra Care apartments (Class C2) with communal facilities and two retail units (336m2) with undercroft and surface parking provisions. Section 73 variation of Condition 16 (Approved Plans) and 17 (Landscaping) of planning permission 18/01827/FULEXT.	Matthew Shepherd  01635 519583	05/03/2025
Newbury Town Council	24/02629/HOUSE	Mr and Mrs Hutcheson	34 Bunkers Hill Newbury RG14 6TF	First Floor Extension over Garage and Internal Amendments	Harriet Allen  01635 519496	28/01/2025
Newbury Town Council	24/02331/LBC	Mr Paul Kettel	43 Shaw Road Newbury RG14 1HG	The installation of 9 solar panels to the rear of the property, 6 to the rear of the main roof and 3 to the roof of the extension. Installation of battery, control unit and associated wiring to the rear of the extension.	Harriet Allen  01635 519496	31/01/2025
Newbury Town Council	24/02650/FUL	F and C Commercial Property Holdings Ltd	Unit 5 Newbury Retail Park Pinchington Lane Newbury RG14 7HU	Proposed works to rear and side elevations	Isabel Oettinger  01635 519683	06/02/2025

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Newbury Town Council	24/02663/FUL	Four Acre	The Old Farmhouse 3 Kennet Road Newbury RG14 5JA	S73 Variation of conditions 2-Plans and 11-Parking, of previous application 24/00398/FUL: Erection of a replacement dwelling (consented under planning reference: 23/00870/FUL for the change of use of outbuilding to one dwelling at The Old Farmhouse 3 Kennet Road Newbury RG14 5JA) together with associated cycle, refuse, EV charging, and landscape works	Cheyenne Kirby  01635 519489	31/01/2025
Purley On Thames Parish	24/02606/HOUSE	Ms C McCarron and Mr A Strong	Windy Nook Westbury Lane Purley On Thames Reading RG8 8DL	Single story rear extension	Lesley Humphries  01635 503024	30/01/2025
Purley On Thames Parish	24/02676/TPW	Phillip Chapman	Land To Rear Of 5 and 6 Theobald Drive Tilehurst Reading	Building a garden building in/near the RPAs of protected trees	Jon Thomas  01635 519611	06/02/2025
Purley On Thames Parish	24/02627/HOUSE	Mr and Mrs Chris Barrett	19 Beech Road Purley On Thames Reading RG8 8DR	Section 73A - Vary condition 2 'Approved Plans' of approved application 23/01213/HOUSE: Single Storey Side and First Floor Extensions	Donna Toms  01635 519439	04/02/2025
Purley On Thames Parish	24/02633/HOUSE	Ms. N Anderson, Mrs. S Anderson & Brigadier J Anderson OBE	Purley Hall Purley Rise Purley On Thames Reading RG8 8DH	Removal of existing workshop, lean-to log store, plant room, steps and garden walls. Erection of 1 1/2 storey extension to existing annexe building.	Alice Attwood  01635 503602	28/01/2025
Purley On Thames Parish	24/02635/LBC	Ms. N Anderson, Mrs. S Anderson & Brigadier J Anderson OBE	Purley Hall Purley Rise Purley On Thames Reading RG8 8DH	Removal of existing workshop, lean-to log store, plant room, steps and garden walls. Erection of 1 1/2 storey extension to existing annexe building.	Alice Attwood  01635 503602	28/01/2025



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Shaw Cum Donnington	24/02563/HOUSE	Mr and Mrs Taylor	White Cottage Well Meadow Shaw Newbury RG14 2DS	Re-building of existing rear conservatory in brickwork with new flat roof, conversion of existing garage to habitable space, replacement front porch, replacement of windows, and minor amendments to fenestration	Elizabeth Moffat  01635 519336	04/02/2025
Shaw Cum Donnington	24/02586/HOUSE	Mr Chris Fitch and Mrs Abby Llewellyn	The Old Rectory and The Old Vicarage Church Road Shaw Newbury	Proposed replacement outbuilding	Elizabeth Moffat  01635 519336	24/01/2025
Speen Parish Council	24/02631/PDNOT	Ofwat	Covered Reservoir Bath Road Speen Newbury	Variation to previous application: Increase of number households from 104 to 118.	Cheyenne Kirby  01635 519489	30/01/2025
Speen Parish Council	24/02641/FULMAJ	Sir Richard Sutton Ltd	Bradfords Farm Borehole Halfway Newbury	Erection of an agricultural building for free range egg production removal of existing free range egg units.	Matthew Shepherd  01635 519583	13/03/2025
Stratfield Mortimer Parish	24/02579/FULMAJ	The Englefield Estate Trust	Perrins Farm Beech Hill Road Mortimer Reading RG7 2AL	Subdivision of existing farmhouse from one to two C3 dwellinghouses, change of use of agricultural building to three C3 dwellinghouses, change of use of one agricultural building to a garage/store, demolition of four agricultural buildings, widening existing access from Park Lane and associated internal access arrangements, parking and landscaping	Emma Nutchey  01635 519344	26/02/2025
Stratfield Mortimer Parish	24/02644/FUL	Mr Steven Eastwood	49 Stephens Close Mortimer Common Reading RG7 3TY	Section 73 application to vary condition 2 (Approved plans) of approved 24/01308/FUL - Erection of detached dwelling with associated parking and garden area	Donna Toms  01635 519439	06/02/2025

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Thatcham Town Council	24/02587/TPW	Kingsland Centre	Car Park Kingsland Centre The Broadway Thatcham	TG3 - Noway Maple x1, London Plane x1 and Cherry x1: Lift crowns in group to 3m from ground level. T5 - Lime: Prune away from streetlight and pay machine 2m clearance. T4 - London Plane: Lift crown to 5m over entrance roadway. Lift crown to 3m rest of crown. T6 - Cherry: Lift crown to 3m. T7 - Whitebeam: Lift crown to 2.5m over parking.	Jon Thomas  01635 519611	23/01/2025
Thatcham Town Council	24/02582/REG4	West Berkshire District Council	Thatcham Park Primary School Park Avenue Thatcham RG18 4NP	Partial demolition and refurbishment of single storey education building to provide Early Years teaching accommodation including 2no. classrooms, hard and soft landscaping and external ASHP	Catherine Ireland  01635 519391	07/02/2025
Thatcham Town Council	24/02549/CERTP	SSEN	Electricity Sub Station On The North Side Of Pipers Lane Thatcham	The substation is being upgraded in line with network requirements. To enable these works, a new access point needs to be created from Pipers Lane into the substation.	Alice Attwood  01635 503602	04/02/2025
Thatcham Town Council	24/02491/HOUSE	Arvi Kokallaj	23 Elmhurst Road Thatcham RG18 3DQ	Formation of first floor extension to existing dwelling including replacement roof.	Lesley Humphries  01635 503024	07/02/2025

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Thatcham Town Council	24/02658/FULMAJ	West Berkshire Council	Thatcham Memorial Playing Fields Brownsfield Road Thatcham	Section 73 - Application for Variation of Conditions 2 (Drawings), 9 (LEMP), 10 (Soft Landscaping) and 20 (Footpath) following Grant of Planning Permission 23/02187/FULMAJ - The proposed scheme will have a capacity of 3200m <sup>3</sup> and will comprise the construction of a detention basin with an area of 0.78 hectares in the western field. A 3m wide swale is proposed in the eastern field and will be 120m in length and c. 0.5m deep. A bund 280m in length will run along the southern perimeter of the basin and swale and will vary in height from a maximum of 0.3m high to an average of 0.2m high along its length. The crest of the bund will be set at 79.20m AOD and will accommodate a 15m wide spillway at a level of 79.05m AOD. The detention basin will comprise two areas, a higher level set at 78.50m AOD and a lower area set at 78.30m AOD. The basin will also comprise a stilling basin set at a level of 78.10m AOD. A 450mm diameter pipe will convey flows from the basin to the existing Thames Water 750mm surface water sewer via a control structure to the east of the basin. A 3.0m wide access track is proposed around the northern boundary of the basin to facilitate access for maintenance and a 2m track along the bund at the southern edge of the basin. The bund to the south of the swale will comprise a 1.0m wide crest which will facilitate maintenance. The provision of a 2m wide foot bridge is also proposed over the swale to ensure access is maintained from the north to the south of the fields. To mitigate the loss of cricket facilities a new three lane non turf cricket practice net and new non turf pitch are to be installed within Brown's Sports Field.	Gemma Kirk  01635 519495	07/03/2025

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Thatcham Town Council	24/02585/HOUSE	Mr Dominic Wiggins	15 Pound Lane Thatcham RG19 3TG	Hipped to gable loft conversion with new roof tiles, single storey rear extension and internal alterations	Lewis Richards  01635 519916	06/02/2025
Theale Parish Council	24/02634/HOUSE	Mr Darren Lye	70 Meadow Way Theale Reading RG7 5DQ	Existing front porch and side conservatory to be removed. Rear garage to be demolished. New single storey porch side extension and rear to be constructed	Gemma Kirk  01635 519495	06/02/2025
Tilehurst Parish Council	24/02616/HOUSE	Mr and Mrs S Corderoy	25 Compton Avenue Tilehurst Reading RG31 5LH	Garden Room	Lesley Humphries  01635 503024	27/01/2025
Tilehurst Parish Council	24/02612/HOUSE	Mr and Mrs Pheby	13 Foxcombe Drive Tilehurst Reading RG31 5HT	Two storey side extension	Lewis Richards  01635 519916	03/02/2025