

Weekly List of Planning Applications - published: 02 February 2026 Members' End Date: 04 March 2026

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
Beedon Parish Council	26/00203/COND	Mr John Bucknall and Mrs Jacque Bucknall	Purton Beedon Newbury RG20 8SN	Application for approval of details reserved by condition 8 (Solar Panels) of approved 22/00098/LBC2. Addition of 12.8 square metre extension, Removal of bathroom extension, partitioning off and installation of upstairs bathrooms and general associated internal alterations. Replacement of dilapidated front Shed. Environmental enhancements and CO2 Reduction. Two new dormers in the rear roof slope and one in the front roof slope.	Elizabeth Moffat 01635 519336	26/03/2026
Boxford Parish Council	26/00190/TPC	Mrs Charlotte Vokins	Shepherds Hill House School Lane Boxford Newbury RG20 8DX	T1: Dismantle and fell sycamore tree to ground level. Tree is poisonous to horses. T2: Dismantle and fell sycamore tree to ground level. Tree is poisonous to horses. T3: Dismantle and fell sycamore tree to ground level. Tree is poisonous to horses. T4: Dismantle and fell sycamore tree to ground level. Tree is poisonous to horses. T5: Dismantle and fell sycamore tree to ground level. Tree is poisonous to horses. T6: Dismantle and fell sycamore tree to ground level. Tree is poisonous to horses.	Ed Jennings 07585882685	11/03/2026

Parish	Application Number	Applicant	Location	Proposal	Case Officer and Contact	Target Date
Brimpton Parish	26/00182/TPW	Newbury James Higgins	Hyde End House Hyde End Lane Brimpton Reading RG7 4RJ	Group of Portuguese Laurel - reduction of 50% from 6 metres to 3 metres from the top and from 7 metres to 4 metres in width, This is to keep this in a manageable state and all work will be carried out to suitable growth points. Group of Holly trees along the drive - remove entirely and replace with 3 x Horse Chestnut trees in the same place to continue the existing avenue along the driveway. There are two large dead hollies amongst this group and to make this safe and more manageable in the future a planting plan including three Horse Chestnuts planted in situ will make most sense.	Jon Thomas 01635 519611	25/03/2026
Bucklebury Parish	26/00089/HOUSE	Mr and Mrs Brooks	Kilcreggan Upper Bucklebury Reading RG7 6SU	Two Storey Side Extension and Single Storey Front Extension	Donna Toms 01635 519439	23/03/2026
Cold Ash Parish	26/00167/NONMAT	Lloyd and Hannah Lawrenson	Vista Cottage The Ridge Cold Ash Thatcham RG18 9HX	Non-Material Amendment to planning permission 25/02687/HOUSE: Demolition of existing garage. Proposed Single Storey Side Extension, Front Porch, Amendments to External Treatment and Fenestration. Amendment: Cementitious slate roof instead of dark grey painted tiles.	Elizabeth Moffat 01635 519336	24/02/2026
Compton Parish	26/00018/CERTP	Mr Chris Smirh	Red Lion House Downs Road Compton Newbury RG20 6RE	Solar Panels	Helen Robertson 01635 519524	26/03/2026

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Enborne Parish Council	26/00069/FULMAJ	Ms. Jane Grindy	Land North Of Spring Gardens Andover Drove Wash Water Newbury	The installation and operation of a solar farm with ancillary equipment including inverter and substation house, security cameras, deer fence, new highway access and landscaping scheme. Section 73 application to vary conditions 2 'approved plans', 5 'landscaping', 6 'landscape maintenance', 12 'access and visibility splays', 16 'tree protection' and 17 'construction traffic management' of Planning Permission 23/01361/FULMAJ.	Jake Brown 01635 519447	28/04/2026
Farnborough Parish	26/00164/TPC	Mrs Caroline Todhunter	The Old Rectory Farnborough Wantage OX12 8NX	T1 (red dot) Sugar maple to be removed due to excessive lean and root heave	Ed Jennings 07585882685	09/03/2026
Greenham Parish	26/00174/PASOL	Imran Coowar	Tesco Extra Pinchington Lane Newbury RG14 7HU	Application to determine if prior approval is required for a proposed: Installation, Alteration or Replacement of other Solar Photovoltaics (PV) equipment on the Roofs of Non-domestic Buildings: Solar PV installation is to be conducted on the roof areas specified within the attached layouts. The system size will be 392 kWp with a total panel count of 784 x 500Wp. The planned system will use an appropriate roof mounting fixture mechanism. The panels will be fitted flush to the roof.	Lauren Hill 07955264733	25/03/2026
Hermitage Parish	26/00129/HOUSE	Mr B Carter and Ms B Richardson	22 Blake Road Hermitage Thatcham RG18 9WN	Single storey rear extension and single storey side utility extension	Elizabeth Moffat 01635 519336	20/03/2026
Hungerford Town	26/00194/TPC	Lawrence Lever	1 Charnham Court Charnham Street Hungerford RG17 0EW	Mature Ash Tree - Ash dieback present, remove as crown reduction/limb removal is likely to accelerate decline.	Ed Jennings 07585882685	11/03/2026

Parish	Application Number	Applicant	Location	Proposal	Case Officer and Contact	Target Date
Hungerford Town	26/00147/CERTP	Mr and Miss Banks and Bailey	97 Chilton Way Hungerford RG17 0JF	Proposed single storey rear extension	Elizabeth Moffat 01635 519336	23/03/2026
Inkpen Parish Council	26/00117/HOUSE	Mr Nigel Cemm	Rochford House The Firs Inkpen Hungerford RG17 9PT	Proposed replacement single storey front porch	Helen Robertson 01635 519524	16/03/2026
Kintbury Parish	26/00171/TELE28	BT	Street Record 2 Bath Road Kintbury 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 an 11M Light Wooden Pole near 1 Bath Road, Hungerford, RG17 0HF.	Bob Dray 01635 519239	23/02/2026
Kintbury Parish	26/00172/TELE28	BT	Street Record 1 Bath Road Kintbury 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 an 11M Light Wooden Pole near Barrs Yard, Bath Road, Hungerford, RG17 0HD.	Bob Dray 01635 519239	23/02/2026
Lambourn Parish	26/00144/COND	Mr & Mrs Mosvold	Windmill Farm Baydon Road Lambourn Hungerford RG17 7BN	Approval of details reserved by Conditions (4) CEMP, (5) HMMP and (6) SuDS of planning permission 25/01158/FUL: New 80x40m menage with post and rail fence and new toilet facilities.	Lauren Hill 07955264733	20/03/2026

Parish	Application Number	Applicant	Location	Proposal	Case Officer and Contact	Target Date
Leckhampstead Parish	26/00169/TPC	McGrath	Hill Green House Hill Green Leckhampstead Newbury RG20 8RB	<p>T1 - Horse Chestnut: Thin the canopy by 20% whilst removing crossing / rubbing branches. No pruning cuts will be greater than 5cm. T2 - Horse Chestnut: Thin the canopy by 20% whilst removing crossing / rubbing branches. Reduce the canopy by approximately 3m where necessary to create a good shape. The finished canopy will be approximately 9m high x 10m wide.</p> <p>T3 - Beech: Thin the canopy by 20% whilst removing crossing / rubbing branches. No pruning cuts will be greater than 5cm. G1 - Cherry Trees (x2): Treat the 2 x trees as one canopy and reduce the canopy by approximately 2m to create a good overall shape. The combined finished canopy will be 9m high x 10m wide</p>	Ed Jennings 07585882685	11/03/2026
Midgham Parish	26/00148/NONMAT	Jones & Cayoun	10 Midgham Green Midgham Reading RG7 5TT	<p>Non-Material Amendment to planning permission 23/02634/HOUSE: First floor extension. Amendment: 1. North Elevation - ground floor fenestration change from folding doors to french door set. 2. East Elevation as existing other than the flat roof lantern replacing the rooflight. 3. West Elevation - Larger first floor single dormer replacing the two smaller dormers; Larger first floor master bedroom window replacing the two smaller windows; flat roof lantern replacing rooflight; Ground floor living room window bricked in. 4. Diamond lead lights removed from all retained and new windows. 5. Internal layout changes.</p>	Michael Butler 01635 519499	23/02/2026
Newbury Town Council	26/00156/HOUSE	Mrs Debora Smith	5 Westlands Road Newbury RG14 7JY	A first storey extension to create a larger bedroom.	Elizabeth Moffat 01635 519336	27/03/2026

Parish	Application Number	Applicant	Location	Proposal	Case Officer and Contact	Target Date
Newbury Town Council	26/00108/HOUSE	Mr Ian Davis	12 Russell Road Newbury RG14 5LA	Replacement of existing dormer with standing seam metal clad dormer including aluminium replacement window. Removal of 1 no. non-original window to first floor bedroom and reinstatement of brickwork. Installation of 1 no. Conservation style roof light.	Elizabeth Moffat 01635 519336	25/03/2026
Newbury Town Council	26/00178/HOUSE	Mr and Mrs Cherowbrier	48 Salcombe Road Newbury RG14 6ED	Proposed rear single storey extension to replace conservatory	Elizabeth Moffat 01635 519336	26/03/2026
Newbury Town Council	26/00126/ADV	Will Forrester	42 Northbrook Street Newbury RG14 1DT	Installation of externally illuminated heritage style fascia signage and projecting sign.	Elizabeth Moffat 01635 519336	27/03/2026
Newbury Town Council	26/00207/COND	Mr Curtis Gosney-Morries	20 - 28A Pound Street Newbury	Application for Approval of Details Reserved by Condition 8 'Water Main' of planning permission 23/02782/FULMAJ: Demolition of existing buildings (including former Jewson's site); existing dwellings 26 and 28 Pound Street; and, 28a Pound Street, former Newbury Bathroom Store) and erection of 79no. residential dwellings alongside access works, landscaping, open space, drainage and other associated works.	Jake Brown 01635 519447	27/03/2026
Newbury Town Council	26/00193/TPW	Keeble	9 Gorselands Newbury RG14 6PU	G1 - Horse Chestnut Trees (x2): Crown Raise to 3.5m from ground level over the pavement.	Ed Jennings 07585882685	26/03/2026
Newbury Town Council	25/02579/FUL	Mansion house newbury LTD	4A Mansion House Street Newbury RG14 5ES	Application for conversion of the existing building to Class E at ground floor and basement, and 6 self-contained flats (Use Class C3)	Lauren Hill 07955264733	25/03/2026

Parish	Application Number	Applicant	Location	Proposal	Case Officer and Contact	Target Date
Pangbourne Parish	26/00103/FUL	Mr and Mrs Walker	Land North Of Tysoe Farm Pangbourne Reading	Conversion of three existing buildings including minor extensions to create one single dwelling and associated works. Existing building retained to form garage/ storage	Donna Toms 01635 519439	20/03/2026
Shaw Cum Donnington	26/00145/PASSHE	Mr and Mrs Mernagh	The Greenway Donnington Newbury RG14 2LG	Application to determine if prior approval is required for a proposed pitched single-storey brick extension with bi-fold and sliding doors with 2no rooflights. 5.60m beyond rear wall x 3.82m maximum height x 2.99m at eaves.	Elizabeth Moffat 01635 519336	06/03/2026
Stratfield Mortimer	26/00163/HOUSE	Ms Victoria Glanville	The Kestrel Ravensworth Road Mortimer West End Reading RG7 3UD	Rear extension and internal alterations	Donna Toms 01635 519439	27/03/2026
Thatcham Town	26/00138/HOUSE	Mr and Mrs Chalk	7 Druce Way Thatcham RG19 3PF	Erection of a single storey side extension.	Donna Toms 01635 519439	20/03/2026
Thatcham Town	26/00085/NONMAT	West Berkshire Council	Thatcham Park Primary School Park Avenue Thatcham RG18 4NP	Non-Material Amendment to planning permission 24/02582/REG4: Partial demolition and refurbishment of single storey education building to provide Early Years teaching accommodation including 2no. classrooms, hard anft landscaping and external ASHP. Amendment: Change of location of the proposed attenuation tank, relocated further away from the building footings.	Catherine Ireland 01635 519391	25/02/2026

Parish	Application Number	Applicant	Location	Proposal	Case Officer and Contact	Target Date
Theale Parish Council	26/00165/TELE28	Cornerstone	Telecommunications Mast High Street Theale Reading	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 installation of electronic communications apparatus/development ancillary to radio equipment near Burghfield Mill, High Street, Theale, Reading, RG7 5AG	Bob Dray 01635 519239	22/02/2026
Tidmarsh Parish	26/00154/COND	Mr James Meade	Riverbanks at River Pang at Tidmarsh and Englefield Tidmarsh Reading	Approval of details reserved by Condition (5) Borrow Pits of planning permission 25/00843/FULMAJ: The proposed project focuses on restoring a riparian section of the River Pang and creating wetland within the low-lying, redundant water meadows of the Englefield Estate. These works aim to enhance nutrient and sediment capture, support climate mitigation, improve natural flood management, increase biodiversity, and elevate water quality. The works will include in-channel habitat enhancements, such as installing woody debris berms and gravel, as well as natural floodplain restoration through river channel realignment, riverbank lowering, and floodplain reconnection. To ensure long-term maintenance, the project also incorporates improved access via a new bridge and designated river fording locations.	Michael Butler 01635 519499	23/03/2026
Tilehurst Parish	26/00192/COND	Barchester Healthcare	Stoneham Grove Care Home Long Lane Tilehurst Reading	Application for approval of details reserved by condition 16 (BREEAM) of approved 24/00389/FULMAJ	Michael Butler 01635 519499	26/03/2026

Parish	Application Number	Applicant	Location	Proposal	Case Officer and Contact	Target Date
Ufton Nervet Parish	26/00027/OUT	MR BARRY CLIFFORD	Ufton Equestrian Ufton Lane Ufton Nervet Reading RG7 4HG	Outline application for proposed new development of a single storey 5 bedroom bungalow with detached garage with appropriate driveway and access. matters to be considered Access, Appearance, Layout, and Scale	Catherine Ireland 01635 519391	27/03/2026
Ufton Nervet Parish	26/00135/HOUSE	DD Contract Services	Bath Road Farm Bath Road Padworth Reading RG7 5HR	Retrospective erection of a garage.	Catherine Ireland 01635 519391	25/03/2026
West Ilsley Parish	26/00149/HOUSE	Mr and Mrs Andrew and Sonya Green	Downlands Main Street West Ilsley Newbury RG20 7AJ	Conversion of garage to residential accommodation. Demolition and replacement of lean-to conservatory. Landscaping improvements and cottage garden creation. Comprehensive whole-house energy efficiency retrofit. Associated works and access improvements.	Helen Robertson 01635 519524	25/03/2026

Parish	Application Number	Applicant	Location	Proposal	Case Officer and Contact	Target Date
West Ilsley Parish	26/00046/TPC	Mr James Davies	High Trees Main Street West Ilsley Newbury RG20 7AA	Sycamore: Restructure the tree back down to the historic cut points at approximately 12-14m above ground level. This equates to a 50% linear reduction leaving a framework for future regeneration. The spread would be reduced from approximately 20m to 10-12m. Cedar: Prune out top to encourage low growth and limit size of tree given its constrained root zone. The proposed reduction will be of the order of 1.25-1.8m, whereupon the final finished height of the tree will be approximately 5.7m to 6.25m. Bay: Remove and treat stump to inhibit regeneration Beech: Remove Apple: Restructure back to previous pruning points at approximately 2-2.5m above ground level which would be the ultimate approximate height of the tree and would constitute a reduction of approximately 2.5m to 3m.	Ed Jennings 07585882685	09/03/2026