

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.

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|-------------------------|--------------------|----------------------|---------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------|-------------|
| Aldermaston Parish | 25/01193/FUL | Mr Matthew Pretorius | Corbyn Soke Road Silchester Reading RG7 2PD | Retrospective application for the part change of use of land of residential curtilage into commercial car parking with gravelled surface, gated access to adjacent business, new sliding vehicle gate, replacement timber fencing, additional planting and vegetation | Lewis Richards 01635 519916 | 05/09/2025 |
| Aldermaston Parish | 25/01480/CERTP | Mr Lee Hunt | 26 Maidas Way Aldermaston Reading RG7 4HZ | Proposed garden office/summer house. | Lewis Richards 01635 519916 | 05/09/2025 |
| Aldworth Parish Council | 25/01583/TPC | Dr Christopher Beton | Rose Cottage Aldworth Reading RG8 9RL | A stand of 7 C.x leylandii: The trees in question are the over-mature remains of what was once, some decades ago, a screening hedge but are now vast and with one elevation comprised of old brown wood. There were originally 8, but in the storms of last winter one was uprooted, falling into some other trees which, after consultation with the tree surgeon, has raised concerns about the viability of the remainder. The proposed works are the felling of the trees. | Jon Thomas 01635 519611 | 21/08/2025 |

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| Ashampstead Parish | 25/01578/LBC | Mr and Mrs Butcher | St Clements Pinfold Lane Ashampstead Reading RG8 8SH | New ensuite added to existing bedroom. Wood fibre insulation to internal flank wall. Replacement of existing fibre board ceiling with British gypsum vapour plasterboard. New external wall mounted Soil and Vent Pipe for waste water to connect to existing mains.;No changes to external elevations. No material changes to the existing fabric of the building. | Lesley Humphries 01635 503024 | 04/09/2025 |
| Beech Hill Parish Council | 25/01555/LBC | Mr and Mrs Fifth | Old Vicarage Beech Hill Road Beech Hill Reading RG7 2BB | Listed Building Consent for the blocking up of two existing internal doorways into the formal dining room, and the formation of a new centrally positioned internal double door. All new doors and associated ironmongery will be designed to be in keeping with the period and architectural significance of the building | Donna Toms 01635 519439 | 01/09/2025 |
| Beenham Parish Council | 25/01497/HOUSE | Mr Mike Cahill | 5 Back Lane Beenham Reading RG7 5NF | Single Storey Side and Rear Extensions plus Loft Conversion | Lesley Humphries 01635 503024 | 01/09/2025 |
| Bradfield Parish Council | 25/01327/FUL | Miss M Culling | Land West Of Herons Cottages Buckhold Pangbourne | Construction of a livestock building within existing farmyard and located between existing livestock buildings and storage barn. | Michael Butler 01635 519499 | 01/09/2025 |
| Bradfield Parish Council | 25/01491/HOUSE | Mr Michael Wood | Orchard Lodge Tutts Clump Reading RG7 6JX | Roof Light additions to existing property | Lesley Humphries 01635 503024 | 01/09/2025 |

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| Bradfield Parish Council | 25/01607/COND | - | Former Doctors Surgery Cock Lane Bradfield Southend | Approval of details reserved by Conditions (10) Drainage and (13) Ecology of planning permission 23/00494/FUL: Refurbishment and conversion of former doctor's surgery into a detached dwelling and erection of new detached dwelling, with associated parking spaces, landscaping and infrastructure | Catherine Ireland 01635 519391 | 08/09/2025 |
| Bradfield Parish Council | 25/01326/FUL | Miss M Culling | Land West Of Herons Cottages Buckhold Pangbourne | Construction of a livestock building within existing farmyard and located between existing livestock buildings and storage barn. | Michael Butler 01635 519499 | 01/09/2025 |
| Brimpton Parish Council | 25/01522/HOUSE | Mr and Miss M and N Brace and Franklin | 26 Brimpton Common Reading RG7 4RZ | Single-storey side and rear extension and a two-storey rear extension to the property to provide an extended kitchen/dining and living area and a utility/WC at ground floor level and an enlarged bedroom to the first floor. | Donna Toms 01635 519439 | 04/09/2025 |
| Chieveley Parish Council | 25/01563/HOUSE | Mr and Mrs Hornby | Old Radnalls Farm Green Lane Chieveley Newbury RG20 8XF | Proposed single storey front extension to form larger entrance hall and boot room | Helen Robertson 01635 519524 | 02/09/2025 |
| Cold Ash Parish Council | 25/01569/HOUSE | Mr C Stuttard | Stoneaves Stoney Lane Ashmore Green Thatcham RG18 9HQ | New Roof over existing extension, side carport, rear canopy and landscaping | Helen Robertson 01635 519524 | 03/09/2025 |
| Cold Ash Parish Council | 25/01614/HOUSE | Matthew and Robyn Hurn | The Farmhouse Westrop Farm The Ridge Cold Ash Thatcham | Proposed single storey extension, new front porch, amendments to external treatment and fenestration | Jake Brown 01635 519447 | 09/09/2025 |

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| East Ilsley Parish Council | 25/01595/HOUSE | Mr and Mrs A Jones | Myrtle Cottage Fidlers Lane East Ilsley Newbury RG20 7LG | Creation of opening to rear elevation to install metal bi fold doors. | Cheyanne Kirby 01635 519489 | 08/09/2025 |
| East Ilsley Parish Council | 25/01501/CERTE | Susan Walsh | 3 Sunrise Hill East Ilsley Newbury RG20 7LY | This LDC application is being made to confirm the lawfulness of the container only, not to any lawful use of the container. | Cheyanne Kirby 01635 519489 | 08/09/2025 |
| Enborne Parish Council | 25/01539/TPW | Mrs Emma Wallis | Old Lane Cottage Enborne Newbury RG20 0HB | T1 - Oak: Crown lift by removing lowest branches over garage and hedge on the south/east/west sides of the tree as shown in the pictures. Providing approximately 2/3m of clearance. | Ed Jennings 07585882685 | 04/09/2025 |
| Enborne Parish Council | 25/01587/HOUSE | Mr and Mrs M Bingham | Oakdene Andover Drove Wash Water Newbury RG20 0LZ | Proposed two-storey side and rear extension. Render to existing house. New detached garage. Proposed new access. | Jake Brown 01635 519447 | 05/09/2025 |
| Great Shefford Parish | 25/01602/LBC | Mrs Miranda Armstrong | Swan Inn Newbury Road Great Shefford Hungerford RG17 7DS | Alterations and renovations to the existing building. Demolition and single-storey replacement of part. Associated external works. | Cheyanne Kirby 01635 519489 | 12/09/2025 |
| Great Shefford Parish | 25/01642/AGRIC | Mr James Acworth | Newtown Lodge Farm Shefford Woodlands Hungerford RG17 7AR | Application to determine if prior approval is required for a proposed steel portal framed general purpose building. | Harriet Allen 01635 519496 | 07/08/2025 |
| Great Shefford Parish | 25/01631/COND | Mr & Mrs D Murning | Shefford House Newbury Road Great Shefford Hungerford RG17 7EF | Application for Approval of Details Reserved by Condition 5 'biodiversity', 9 'CEMP' and 10 'LEMP' of planning permission 24/02716/HOUSE: Relocation of swimming pool (following planning permission 23/00890/HOUSE). Installation of air source heat pump. | Helen Robertson 01635 519524 | 10/09/2025 |

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| Great Shefford Parish | 25/01601/FUL | Mrs Miranda Armstrong | Swan Inn Newbury Road Great Shefford Hungerford RG17 7DS | Alterations and renovations to the existing building. Demolition and single-storey replacement of part. Associated external works. | Cheyenne Kirby 01635 519489 | 12/09/2025 |
| Greenham Parish Council | 25/01606/PASOL | David Lloyd Leisure Ltd | David Lloyd Leisure Sports Centre Monks Lane Newbury RG14 7RW | Installation of Solar PV panels to the roof. | Cheyenne Kirby 01635 519489 | 10/09/2025 |
| Hamstead Marshall | 25/01584/AGRIC | Mr and Mrs D Oppenheim | Elm Farm Hamstead Marshall Newbury RG20 0HR | Application to determine if prior approval is required for a proposed: Four bay, timber clad agricultural barn (general storage, not livestock) under black profile steel sheeting roof - with two open bays on south west elevation. | Jake Brown 01635 519447 | 31/07/2025 |
| Hungerford Town Council | 25/01608/COND | Howard Hungerford Ltd & Fox Howard Ltd | 26 Charnham Street Hungerford RG17 0EJ | Approval of details reserved by Conditions (3) Materials, (5) Doors and Windows, (8) CMS, (11) Cycle Parking and Storage, (13) Noise Mitigation, (14) Landscaping, (16) Surface Water Drainage and (18) Habitat Management and Monitoring Plan of planning permission 24/01014/FUL: 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 | 08/09/2025 |
| Kintbury Parish Council | 25/01530/CERTP | Mr Leo Adcock | Kiln House Laylands Green Kintbury Hungerford RG17 9UD | Remove 4m of beech hedge, excavate a dropped kerb, replace the soil and hedge with a porous hard base to connect to an existing drive in the position as shown on the plan. | Helen Robertson 01635 519524 | 08/09/2025 |

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| Kintbury Parish Council | 25/01590/COND | Mr and Mrs Ed and Lucy Makin | Barn South Of The Lodge and Adjacent Kintbury Footpath 21 Wallingtons Road Kintbury Hungerford | Approval of details reserved by Condition (12) SuDS of planning permission 24/01662/FUL: Erection of Eco Centre building, with associated wildlife garden, car parking and solar array | Isabel Oettinger 01635 519683 | 05/09/2025 |
| Newbury Town Council | 25/01535/TPW | Mr Robert Lovejoy | Land at Heather Gardens Newbury | Remove dead lilac tree down to ground level, take away waste. Plant lilac replacement tree. | Ed Jennings 07585882685 | 03/09/2025 |
| Newbury Town Council | 25/01604/TPW | Tarrant | 6 Gaskell Mews Newbury RG14 7UP | G1 x 2 Semi mature Field Maples, abutting the property allowing rodent ingress and with time will damage fabric of the building. In decline with dieback at top of crown and split branches within crown- Fell - relatively small trees within a greater number of larger trees. The loss of these two trees will not have a negative impact to local environment. So close to the house they have no long term viability growing where they do. T2 - Cupressus - crown lift to 6m to open up space and light to garden so the space can be positively utilised by family. | Ed Jennings 07585882685 | 08/09/2025 |

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| Newbury Town Council | 25/01361/ADV | Newbury T Szebeni | 30 - 31 Northbrook Street Newbury RG14 1DJ | A new aluminium fascia board to be affixed across the shopfronts of 30 & 31 Northbrook St in Anthracite Grey 7016m. Lettering in Gold Pantone 871c or 872c over 31 Northbrook to read "LUSSO" over "LUSSOKITCHEN.CO.UK" with company logo "L" to the left. Lettering over 30 Northbrook to read "INDEPENDENT ITALIAN EATERY & BAR" over "PIZZA - PASTA - GELATO - COFFEE". A new double sided projecting sign to be installed over 31 Northbrook, aluminium panels powder coated Anthracite Grey 7016m, lettering in Gold Pantone 871c or 872c to read "LUSSO" over "ITALIAN EATERY & BAR" All as detailed on drawing Signage design Northbrook St. Digital advertising screen 475mm x 266mm in shopwindow of 30 Northbrook St to display restaurant menu, offers, products. | Jake Brown 01635 519447 | 05/09/2025 |
| Newbury Town Council | 25/01360/FUL | Mr Tamas Szebeni | 30 - 31 Northbrook Street Newbury RG14 1DJ | Restaurant fit out of 30 and 31 Northbrook Street. New signage, replacement of existing shopfront of 31 Northbrook Street with folding door. Aluminium frame finished Anthracite Grey 7016m, with 4 folding sections with clear DG 4mmmm Tuff Low E 1.1 CPV glazing. Installation of new extraction flu and fan along rear flat roof of 30 Northbrook Street. The addition of 3 A/C condensers on rear wall. | Jake Brown 01635 519447 | 05/09/2025 |
| Newbury Town Council | 25/01617/CERTP | Dominic & Catherine Self & Palmer | 34 Salcombe Road Newbury RG14 6ED | New single storey outbuilding in rear garden | Helen Robertson 01635 519524 | 09/09/2025 |

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| Newbury Town Council | 25/01550/HOUSE | MR PRIYENS PATEL | 91A Newtown Road Newbury RG14 7DD | PROPOSED SINGLE STOREY REAR EXTENSION FOLLOWING CONVERSION OF GARAGE INTO HABITABLE ROOM AND DEMOLITION OF AN EXISTING CONSERVATORY AND SIDE GARAGE/STORE | Helen Robertson 01635 519524 | 05/09/2025 |
| Pangbourne Parish | 25/01600/NONMAT | Mr & Mrs Trevor | Buckeridge Pangbourne Hill Pangbourne Reading RG8 7AS | Non-Material Amendment to planning permission 24/01827/HOUSE: Replacement of existing single storey volume to the south with new walls, roof, glazing and external canopy. Installation of two external canopies to the north elevation, alongside a small single storey extension to the existing entrance hall and replacement porch. Replacement windows, doors, soffits, fascias and rainwater goods throughout the property, with minor alterations to several existing openings. Installation of 4no. dormers to the north roof and 1no. rooflight to the south roof. Painted/limewash finish to the existing brickwork finish across the whole property. External landscaping including a plunge pool to the north-east of the house. Amendment: Alter the 4no. narrow dormers to the north roof to 2no. wider dormers to the north roof. | Sian Cutts 01635 519344 | 08/08/2025 |
| Pangbourne Parish | 25/01469/FUL | Pangbourne Property Ltd | Site Of 75 Reading Road Pangbourne Reading RG8 7JA | Erection of three new dwellings with associated parking. | Sian Cutts 01635 519344 | 02/09/2025 |

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| Speen Parish Council | 25/01440/OUT | Mr Steve Fidler | 11 Majendie Close Speen Newbury RG14 1QH | Outline planning permission with all matters reserved is sought for the subdivision of the substantial garden associated with an existing two-bedroom end-of-terrace dwelling, to create a new residential plot. The proposal allows for the future development of a new three to four-bedroom dwelling, with provision for on-site access, parking, and private amenity space. The existing dwelling will be retained, with the garden appropriately reconfigured. All detailed matters relating to design, layout, and biodiversity net gain are reserved for future consideration. | Cheyenne Kirby 01635 519489 | 08/09/2025 |
| Streatley Parish Council | 25/01586/COND | Dr Mark Davis | White Hart House 4 White Hart Yard High Street Streatley Reading | Approval of details reserved by Condition (4) Arboricultural Method Statement of planning permission 24/02380/HOUSE: Proposed Cart Shed | Catherine Ireland 01635 519391 | 08/09/2025 |
| Sulhamstead Parish | 25/01622/COND | Tyle Mill LLC | Tyle Mill Sulhamstead Reading RG7 4BS | Application for Approval of Details Reserved by Condition 4 'CEMP' of planning permission 24/02378/HOUSE: Extensions to the Main House, Attic Conversion and Internal Alterations. | Gemma Kirk 01635 519495 | 09/09/2025 |
| Thatcham Town Council | 25/01623/SCREEN | Southern Electric Power Distribution | Brushwood Gully Thornford Road Greenham Thatcham | Request for Screening Opinion for the Electricity Works (Environmental Impact Assessment) (England and Wales) Regulations 2017. Proposed works: Replacement of poles P73, P74, P76 and P80. | Gemma Kirk 01635 519495 | 01/08/2025 |

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| Thatcham Town Council | 25/01565/LBC | Horsburgh | Four Winds Floral Way Thatcham RG18 3LG | The like-for-like re-tiling of the existing pitched roof, which is showing signs of age and deterioration. The replacement tiles will exactly match the existing in material, size, colour, and profile, maintaining the buildings historic character. A single heritage-style conservation roof window is proposed on the east-facing roof slope. The rooflight will be installed between existing rafters to avoid any structural alteration, and will be flush-fitting and low-profile to ensure minimal visual impact. Addition of a ground floor WC, with plumbing to be pumped to the existing manhole, requiring no changes to the buildings external appearance or drainage layout. | Lewis Richards 01635 519916 | 10/09/2025 |
| Thatcham Town Council | 25/01621/FORMB | Southern Electric Power Distribution | Brushwood Gully Thornford Road Greenham Thatcham | Section 37 of the Electricity Act 1989. Replacement of 33kV overhead line (OHL). The Site is located to the south of Thatcham, (nearest postcode: RG19 8EL; NGR: SU 51276 64153)). These works include the replacement of 4 poles P73, P74, P76 and P80 which are located within the Greenham and Crookham Commons Site of Scientific Interest (SSSI). | Gemma Kirk 01635 519495 | 11/09/2025 |
| Thatcham Town Council | 25/01471/CERTP | Mr Arvi Kokallaj | 23 Elmhurst Road Thatcham RG18 3DQ | Creating a single story rear extension to the rear of 23 Elmhurst Road | Lesley Humphries 01635 503024 | 08/09/2025 |
| Thatcham Town Council | 25/01503/HOUSE | Mr Roberts | 48 Heather Drive Thatcham RG18 4BU | Erection of single storey conservatory | Lesley Humphries 01635 503024 | 02/09/2025 |

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| Thatcham Town Council | 25/01545/HOUSE | Mr Phillips | 8 Grassington Place Thatcham RG19 3XD | Erection of a new conservatory on the rear elevation | Donna Toms 01635 519439 | 05/09/2025 |
| Thatcham Town Council | 25/01626/HOUSE | Mr and Mrs Krainis | 11 The Alders Thatcham RG18 4HB | Section 73: Application to Vary condition 2 (Approved Plans) of approved 25/00660/HOUSE - Extensions to front and side, increasing first floor bedroom accommodation, ground floor home office, utility room with internal alterations. | Sian Cutts 01635 519344 | 12/09/2025 |
| Thatcham Town Council | 25/01564/HOUSE | Horsburgh | Four Winds Floral Way Thatcham RG18 3LG | The like-for-like re-tiling of the existing pitched roof, which is showing signs of age and deterioration. The replacement tiles will exactly match the existing in material, size, colour, and profile, maintaining the buildings historic character. A single heritage-style conservation roof window is proposed on the east-facing roof slope. The rooflight will be installed between existing rafters to avoid any structural alteration, and will be flush-fitting and low-profile to ensure minimal visual impact. Addition of a ground floor WC, with plumbing to be pumped to the existing manhole, requiring no changes to the buildings external appearance or drainage layout. | Lewis Richards 01635 519916 | 10/09/2025 |
| Tilehurst Parish Council | 25/01492/HOUSE | Mr Hayden Cooper | 4 Skilton Road Tilehurst Reading RG31 6SA | Proposed front porch, single storey rear infill extension, first floor side over and rear extension with internal alterations the fenestration | Lesley Humphries 01635 503024 | 02/09/2025 |
| Tilehurst Parish Council | 25/01426/HOUSE | Mr Andrew Ward | 50 Lamorna Crescent Tilehurst Reading RG31 5WF | Retrospective: application for part conversion of exiting garage to provide office accommodation ancillary to existing dwelling | Lesley Humphries 01635 503024 | 02/09/2025 |

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| Tilehurst Parish Council | 25/01473/HOUSE | MR & MRS Foster | 61 Hildens Drive Tilehurst Reading RG31 5HY | single storey rear extension | Lesley Humphries 01635 503024 | 01/09/2025 |
| Tilehurst Parish Council | 25/01613/HOUSE | MR T HOPES | 122 Fairford Road Tilehurst Reading RG31 6QP | Front porch | Gemma Kirk 01635 519495 | 09/09/2025 |
| Tilehurst Parish Council | 25/01557/HOUSE | MR & MRS S CORDEROY | 25 Compton Avenue Tilehurst Reading RG31 5LH | Proposed games room | Donna Toms 01635 519439 | 02/09/2025 |
| Ufton Nervet Parish | 25/01579/TPW | Catherine Knight | Wild Woods Island Farm Road Ufton Nervet Reading RG7 4ER | G2 - 4x Beech Trees from next door ('Wild Woods'): tip reduce lower canopy back to boundary and middle upper canopy to give 3m clearance to house | Jon Thomas 01635 519611 | 09/09/2025 |
| West Ilsley Parish Council | 25/01629/COND | Mr. & Mrs. S Hartwright | Hodcott Buildings West Ilsley Stables West Ilsley Newbury | Application for Approval of Details Reserved by Condition 7 'Hard Landscaping' and 8 'Soft Landscaping' of planning permission 23/02483/LBC: Redevelopment of Hodcott Buildings to allow the repair, restoration, extension to, and change of use of the Grade II listed threshing barn to residential use; the re-building of the former cottages to provide ancillary accommodation; associated building operations and landscaping | Jake Brown 01635 519447 | 10/09/2025 |
| Winterbourne Parish | 25/01588/HOUSE | Dr Robert Pongratz | Maple Ash Cottage Winterbourne Newbury RG20 8AS | First floor extension, building over existing garage and car port, to create master bedroom suite. Internal reconfiguration of first floor to connect new bedroom to existing dwelling. | Jake Brown 01635 519447 | 10/09/2025 |

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| Woolhampton Parish | 25/01612/TELE28 | Cornerstone | Telecommunications Mast Station Road Woolhampton 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 replacement of 3no. antennas at 24.05m and the removal of 3no. antennas with the replacement of 6no. remote radio units on the existing 22.5m high lattice tower, and internal cabin works at ground level. Work to take place at Woolhampton Sewage Works, Woolhampton, Reading, RG7 5SH. | Bob Dray 01635 519239 | 10/08/2025 |
| Yattendon Parish Council | 25/01605/CERTP | Mr Paul Barnett | Sylvan Chase North Gardens Burnt Hill Yattendon Thatcham | Erection of a wooden summer house in the north west corner of the plot. It will be a hexagonal design, manufactured by Malvern Gardens Buildings, with a shingle roof. It will be painted a pale green colour with cream interior and have Georgian windows. The dimensions are 2.57m x 1.83m with a ridge height of 2.71m. It will be situated on a hardcore and slab base, no closer than 2m to the two corner boundaries. It will be clear of an existing drain cover to allow access. | Sian Cutts 01635 519344 | 12/09/2025 |