

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
Aldermaston Parish	26/01021/TELE28	BT	Street Record 1 Wasing Lane Aldermaston 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 placement of an 8 Metre Wooden Pole near East Lodge, Wasing Lane, Aldermaston, Reading, RG7 4LY.	Bob Dray 01635 519239	09/06/2026
Aldermaston Parish	26/01027/TPC	Elizabeth Morgan	The Stables The Street Aldermaston Reading RG7 4LN	T1 - Weeping Willow: Pollard. Reduce entire crown to previous reduction points.	Jon Thomas 01635 519611	24/06/2026
Beedon Parish Council	26/01011/CERTP	Mr H Dale	Coppers Worlds End Beedon Newbury RG20 8SB	Installation of an air source heat pump in a residential property.	Lewis Richards 01635 519916	07/07/2026
Bradfield Parish	26/00994/HOUSE	Mr and Mrs Calvin/Dora Hutt	Hollybank Cock Lane Bradfield Southend Reading RG7 6HN	Side and Rear Ground Floor Extensions plus New 1st Floor	Lesley Humphries 01635 503024	03/07/2026

Parish	Application Number	Applicant	Location	Proposal	Case Officer and Contact	Target Date
Brightwalton Parish	26/01000/CERTP	Mr Richard Broomhead	Northwood Brightwalton Newbury RG20 7BP	Placing caravan in the rear garden, replacing the existing treehouse. Caravan will be used as occasional home office and studio by family members only and main house will be used for eating/cooking/washing/sleeping activities. No change of use of the land.	Harriet Allen 01635 519496	03/07/2026
Cold Ash Parish	26/00984/HOUSE	Mr & Mrs Pilbrow	The Retreat Gladstone Lane Cold Ash Thatcham RG18 9PR	Replacement single storey rear extension	Elizabeth Moffat 01635 519336	08/07/2026
Cold Ash Parish	26/00814/HOUSE	Mr & Mrs Tim Calver	Ashmore Green House Ashmore Green Thatcham RG18 9EY	Two storey rear extension, single storey lean-to side extension and alterations to existing dwelling, including re-cladding existing house	Elizabeth Moffat 01635 519336	08/07/2026
Englefield Parish	26/01041/TPC	Mr Richard Edwards	Elmfields The Street Englefield Reading RG7 5ES	T2 - Douglas Fir: Fell to ground level	Jon Thomas 01635 519611	25/06/2026

Parish	Application Number	Applicant	Location	Proposal	Case Officer and Contact	Target Date
Greenham Parish	26/00998/NONMAT	Bloor Homes and The Sandlesford Farm Partnership	Sandlesford Park East Newtown Road Newtown Newbury	Application for a Non-Material Amendment following the grant of Outline Planning Permission 20/01238/OUTMAJ allowed on Appeal on the 6th of May 2022. Amendments to Description of Development, to approved parameter plans and to the wording of Conditions 2, 5, and 48 in order to remove reference to Park House School Expansion Land; and removal of conditions 9,10, and 28 which relate to Park House School Expansion Land. The amended description of the development shall read: (20/01238/OUTMAJ) Outline planning permission (with all matters reserved except for access) for up to 1,000 new homes; an 80 extra care housing units (Use Class C3) as part of the affordable housing provision; a new 2 form entry primary school (D1); a local centre to comprise flexible commercial floorspace (A1-A5 up to 2,150 sq m, B1a up to 200 sq m) and D1 use (up to 500sq m); the formation of new means of access onto Monks Lane; new open space including the laying out of a new country park; drainage infrastructure; walking and cycling infrastructure and other associated infrastructure works.	Niko Grigoropoulos 01635 519111	04/06/2026
Holybrook Parish	26/00738/CERTP	Dr Abigail Turner	22 Hawkesbury Drive Calcot Reading RG31 7ZP	We will brick in our current sliding patio doors and replace it with an exterior rated single swing door. Against that single swing door, we plan to build a small extension (mud room) onto the back of our property with dimensions of 2m by 2.4m. It will have a pitched roof, a window, a skylight and a single swing door. It will be single skin and will match the current style of the property. We will also remove one interior wall to open our kitchen into a kitchen-diner.	Lesley Humphries 01635 503024	30/06/2026

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Hungerford Town	26/00975/HOUSE	Peter and Celia Houghton	2 Leverton Hungerford RG17 0TA	New detached garden outbuilding in the rear garden ancillary to the purpose of the main house.	Elizabeth Moffat 01635 519336	02/07/2026
Inkpen Parish Council	26/01005/HOUSE	Mr and Mrs J L Hutchinson	Fleuremile Upper Green Inkpen Hungerford RG17 9QJ	Single storey rear extension for study and conversion of garage to gym use	Helen Robertson 01635 519524	06/07/2026
Kintbury Parish	26/00983/COND	Mr James Matthews	Barton Court Kintbury Hungerford RG17 9SA	Application for Approval of Details Reserved by Conditions 4 (Schedule of materials), 5 (Surfacing materials), 8 (Plastering), 9 (Welsh slate for replacement roof), 10 (Scaled drawings) and 11 (Details of joinery) of planning permission 25/01983/LBC	Harriet Allen 01635 519496	02/07/2026
Kintbury Parish	26/01026/TPC	Mr Rupert Reeves	Croft House The Croft Church Street Kintbury Hungerford	T1-T2: Fell cypress trees beside drive and grind stumps T3: Reduce height and spread of robinia tree. Leaving cuts no greater than 40mm and finishing height left at 10m	Ed Jennings 07585882685	26/06/2026
Lambourn Parish	26/01024/COND	Mr. & Mrs. W Blackwell	Pigeon House Eastbury Hungerford RG17 7JQ	Application for Approval of Details Reserved by Condition 7 (Sustainable drainage) of planning permission 25/02536/HOUSE	Harriet Allen 01635 519496	08/07/2026
Lambourn Parish	26/00239/FUL	Mark Woodley	Maddle Farm Maddle Road Upper Lambourn Hungerford RG17 8RA	Change of use from agricultural land to sui generis, to allow horse grazing and paddocks	Lauren Hill 07955264733	02/07/2026
Lambourn Parish	26/00911/FULMAJ	Mr Mehmet Kurt	Land To The South Of Rookery Cottages Kingwood Lambourn Woodlands Hungerford	The provision of a covered horse training track. Section 73 application to vary condition 4 of previously approved application 12/00376/COMIND	Lauren Hill 07955264733	30/07/2026

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Lambourn Parish	26/00971/FUL	Mr Mikael Magnusson	The Old Manor Stables Upper Lambourn Hungerford RG17 8RG	Construction of two American barns of 20 boxes each	Lauren Hill 07955264733	09/07/2026
Newbury Town Council	26/00999/HOUSE	Mr & Mrs Coutinho	11 Bartlemy Close Newbury RG14 6LE	Rear wrap-around extension and new porch. Section 73 application to vary condition 2 (Approved Plans) of Planning Permission 25/02180/HOUSE.	Elizabeth Moffat 01635 519336	06/07/2026
Newbury Town Council	26/01016/HOUSE	Mr M Locke	94 Enborne Road Newbury RG14 6AN	Proposed two-storey side extension, new raised roof and conversion of roof space, single storey rear extension and associated alterations. Render to existing walls. New access and off-road parking. Demolish garage and provide additional parking at rear.	Elizabeth Moffat 01635 519336	07/07/2026

Parish	Application Number	Applicant	Location	Proposal	Case Officer and Contact	Target Date
Newbury Town Council	26/01019/TPW	Mr Josh Pritchard	16 Sidestrand Road Newbury RG14 6HP	T1 - Oak: 1. Crown Raising. Raise crown over adjacent highway and footpath to achieve statutory clearance: Highway: minimum 5.2 m. Footpath: minimum 2.5 m. Works to focus on secondary and tertiary branches only. 2. Deadwood Removal. Remove all significant deadwood (>50 mm diameter). Smaller diameter deadwood to be retained where safe to do so for habitat value. 3. Lateral Reduction (Property Clearance). Selectively reduce limbs extending towards 14 Sidestrand Road. Achieve up to 2m clearance between canopy and building. T2 - Oak: 1. Crown Raising. Raise crown over adjacent highway and footpath to achieve statutory clearance: Highway: minimum 5.2 m. Footpath: minimum 2.5 m. Works to focus on secondary and tertiary branches only. 2. Deadwood Removal. Remove all significant deadwood (>50 mm diameter). Smaller diameter deadwood to be retained where safe to do so for habitat value. 3. Lateral Reduction (Property Clearance). Selectively reduce limbs extending towards 14 Sidestrand Road. Achieve up to 2m clearance between canopy and building.	Ed Jennings 07585882685	07/07/2026
Newbury Town Council	26/01030/TPW	Mr STEPHEN LEONARD	Highbank House Branch End Newbury RG14 2NY	T1-T4 - Large Sycamores: Fell to ground level. Trees are over-mature in close proximity to house and the retaining wall and are causing cracks and movement in wall. Please see photos	Ed Jennings 07585882685	09/07/2026

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Newbury Town Council	26/01010/TPW	Mrs Caroline Bangham	56 Valley Road Newbury RG14 6ER	Oak (T1) - Reduce oak tree crown by 3-4m leaving final height approx 12-13m to allow more light to surrounding shrubs and plants and to clear building. Crown raise by up to 6m to create more light for surrounding plants and to clear building.	Ed Jennings 07585882685	06/07/2026
Newbury Town Council	26/00972/CERTE	Mr Bob Rae	Flat At University House 5 - 7 Oxford Street Newbury RG14 1JG	The certificate of lawful development is required for a second floor, 3 bedroom apartment located in University House. Work was completed in 2013 and the apartment has been continuously occupied for over 10 years.	Harriet Allen 01635 519496	07/07/2026
Newbury Town Council	26/00787/FUL	.	63 Northbrook Street Newbury RG14 1AE	Reconfiguration and replacement HVAC equipment on the roof and associated ductwork.	Harriet Allen 01635 519496	03/07/2026
Newbury Town Council	26/00973/HOUSE	Mr M Nicholls	10 Abbey Close Newbury RG14 7QX	Proposed detached garage and workshop with garden storage, plus new access with dropped kerb and pedestrian gate	Helen Robertson 01635 519524	06/07/2026
Newbury Town Council	26/01009/HOUSE	MR UMUT CALKAM	5 Bruan Road Newbury RG14 7AU	Single storey rear and side extension, loft conversion and widening of access	Isabel Oettinger 01635 519683	06/07/2026
Newbury Town Council	26/00987/HOUSE	Mr and Mrs Hawkins	37 Wendan Road Newbury RG14 7AJ	Two Storey Side Extension and Single Storey Rear Extension	Elizabeth Moffat 01635 519336	02/07/2026
Purley On Thames	26/00921/CERTP	Mr Richard Dines	12 Elyham Purley On Thames Reading RG8 8EN	Kitchen and utility internal layout alterations and first floor extension over existing kitchen/garage.	Lesley Humphries 01635 503024	30/06/2026

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Stratfield Mortimer	26/01060/TELE28	EE	Street Record West End Road Mortimer Common 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 an upgrade to the existing base station comprising the installation of 3no. antennas, removal of 3no. MHAs and installation of 6no. MHAs and 6no. active routers. Existing 6no. feedings to be reused and 12no. feeders to be installed. Works to include internal upgrade to existing equipment cabinet at ground level, and all ancillary works thereto, taking place at Welshmans Road, Mortimer, Reading, RG7 3SE.	Bob Dray 01635 519239	11/06/2026
Streatley Parish	26/00855/HOUSE	Mr Colin and Mrs Vinita Lenaghan	Streatley House Gardens Vicarage Lane Streatley Reading RG8 9HX	Alterations and single storey extension to dwelling including car port and ancillary works	Donna Toms 01635 519439	06/07/2026
Streatley Parish	26/01013/COND	Mr + Mrs David and Debra Anderson	Carramar Wantage Road Streatley Reading RG8 9LB	Application for approval of details reserved by condition 5 'Lighting Design Strategy' and 8 'Tree Protection Scheme' of approved 25/02582/HOUSE: Alterations, front and side extensions to existing dwelling house.	Catherine Ireland 01635 519391	07/07/2026

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Thatcham Town	26/01006/NONMAT	Mr Jeremy Sharland	Thatcham Business Village Colthrop Way Thatcham RG19 4LW	Application for a Non-Material Amendment Following a Grant of Planning Permission 23/01241/FULMAJ: Demolition of office building and construction of a storage and distribution warehouse for use within Class B2 and/or B8 with ancillary office space, together with access, parking and landscaping. Amendment: This application seeks to amend the wording of Condition 6 (relating to BREEAM) to replace the currently specified score of 77.3% with a requirement to achieve BREEAM 'Excellent' (or above).	Emma Nutchey 01635 519344	05/06/2026
Thatcham Town	26/01007/HOUSE	Mrs Sarah Cox	19 Fromont Drive Thatcham RG19 3PE	Single storey rear extension, and first floor side extension over existing garage	Lesley Humphries 01635 503024	07/07/2026
Thatcham Town	26/00908/CERTP	Mr Nigel Langford	31 Northway Thatcham RG18 3FG	Proposed extension to create dining room.	Lewis Richards 01635 519916	08/07/2026
Thatcham Town	26/01015/HOUSE	Mrs Naomi Gaffney	20 Roman Way Thatcham RG18 3BP	2 storey side extension, single-storey rear extension, front porch addition, Velux addition. General remodel. Section 73 variation of Condition (2) Approved Plans of planning permission 26/00002/HOUSE.	Lewis Richards 01635 519916	08/07/2026
Theale Parish Council	26/01003/CERTP	Mr & Mrs Glenn Beard	6 Fletcher Court Theale Reading RG7 5FH	Loft conversion to form habitable rooms including skylights to pitched roof, maximum 150mm projection.	Donna Toms 01635 519439	07/07/2026

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Tilehurst Parish	26/00957/HOUSE	G Whitehead	26 Blewbury Drive Tilehurst Reading RG31 5HL	Two storey side, single storey rear extension and alterations to parking to include dropped kerb	Lesley Humphries 01635 503024	06/07/2026
Tilehurst Parish	26/00979/COND	Mr and Mrs Norton	49 Warborough Avenue Tilehurst Reading RG31 5LB	Application for Approval of Details Reserved by Condition 5 (Drainage) of planning permission 25/02953/HOUSE	Lesley Humphries 01635 503024	03/07/2026
Tilehurst Parish	26/01039/FUL	Miss Deborah Williams	16 Somerset Walk Tilehurst Reading RG31 5NG	Would like to create hard landscape parking.	Lewis Richards 01635 519916	09/07/2026