

Decisions Taken during week ending 16/01/2026

| <i>Application</i> | <i>Decision Issued</i> | <i>Case Officer</i> | <i>Proposal</i> | <i>Site Address</i> | <i>Decision Type</i> | <i>Decision</i> |
|--|------------------------|---------------------|---|--|----------------------|-----------------|
| 25/00357/FUL | 16/01/2026 | Sian Cutts | Retrospective Use of the land for storage and distribution (Use Class B8) with ancillary temporary office | Youngs Industrial Estate Paices Hill Aldermaston Reading RG7 4PW | COMM | Approval |
| Parish: Aldermaston Parish Council Ward: Aldermaston Applicant: Young Estates & Land Limited | | | | | | |
| 25/00395/FUL | 16/01/2026 | Sian Cutts | Retrospective use of the land for storage and distribution (Use Class B8) | Compound A and A1 and A4 Paices Hill Aldermaston Reading | COMM | Approval |
| Parish: Aldermaston Parish Council Ward: Aldermaston Applicant: Young Estates and Land Limited | | | | | | |
| 25/01733/FULMAJ | 13/01/2026 | Michael Butler | For the proposed hospitality use and change in opening hours of Lodge Building, extension of shooting area, retention of temporary facilities building, increased use of existing marquee . | Tomb Farm Ashampstead Reading RG8 8SD | DEL | Refusal |
| Parish: Basildon Parish Council Ward: Basildon Applicant: James Purdey & Sons Ltd | | | | | | |
| 25/02675/HOUSE | 15/01/2026 | Lesley Humphries | Detached garage building | Alda Kiln Corner Upper Basildon Reading RG8 8SP | DEL | Approval |
| Parish: Basildon Parish Council Ward: Basildon Applicant: Mr Ben & Mrs Kate Raggett | | | | | | |

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| 25/02889/NONMAT Parish: Bradfield Parish Council | 14/01/2026 | Gemma Kirk | Non-Material Amendment to approved application 24/01174/FUL (Demolition of existing College bungalow, garage and associated boundary enclosures, erection of College Health and Wellness Centre and associated ambulance/nurse parking, drainage works, air source heat pump, hard and soft landscaping, new pedestrian footways and associated works, and temporary change of use of College car park to site compound with associated cabins, storage and enclosures for the duration of the construction works). Amendment to Mark Welby Consulting Arboriculture AIA report ref: MW.2401.BCW.AIA referenced under Conditions 2 and 6. | Bradfield College Bradfield Reading RG7 6AU | DEL | Approval |
| Ward: Bradfield Applicant: Mrs Lucy Monaghan | | | | | | |
| 25/02105/FUL Parish: Brightwalton Parish Council | 16/01/2026 | Isabel Oettinger | Section 73 Application to vary Conditions 2 (Approved Plans) 7 (Vehicle Parking)/Turning and 19 (Visibility splays) Conditions(s) of approved Reference Number: 24/01859/FUL | Brightwalton Stud Brightwalton Newbury RG20 7BZ | DEL | Approval |
| Ward: Downlands Applicant: C/O Agent | | | | | | |
| 25/02708/HOUSE Parish: Brimpton Parish Council Ward: Aldermaston Applicant: Astrid Ground Are Ltd | 16/01/2026 | Michael Butler | Replacement of existing windows | Three Horseshoes Brimpton Lane Brimpton Reading RG7 4TL | DEL | Approval |

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| 25/02866/COND Parish: Bucklebury Parish Council | 14/01/2026 | Lewis Richards | Application for approval of details reserved by condition 8 'Habitat Management and Monitoring Plan' of approved application 25/01790/FUL: The repair and conversion of existing outbuildings to ancillary residential use. The repair and extension of an existing storage outbuilding following demolition of small existing store. Installation of replacement surface water and foul water drainage. Replacement entrance gates, form new parking area and path to Farmhouse. Definition of the residential curtilage associated with Picton Farmhouse which is listed at Grade 2. | Picton Farm The Slade Bucklebury Reading RG7 6TL | DEL | Approval |
| 25/02672/FUL Parish: Burghfield Parish Council Ward: Burghfield & Mortimer Applicant: Mr James Fisher | 15/01/2026 | Sian Cutts | (Part Retrospective) Change of use from garage (Sui Generis) to Use Class E, alterations and associated works | Forge Garage Forge Garage Reading Road Burghfield Common Reading RG7 3BL | DEL | Approval |
| 25/02523/LBC Parish: Chieveley Parish Council Ward: Chieveley & Cold Ash Applicant: Mr & Mrs Bibbey | 14/01/2026 | Rebecca Hawkes-Reynolds | Proposed repairs and maintenance works to Chieveley House Grade II* listed | Chieveley House High Street Chieveley Newbury RG20 8UR | DEL | Withdrawn |

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| 26/00049/TELE28 | 12/01/2026 | Bob Dray | 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 Light Wooden Pole near Sewage Treatment Works, Newbury Road, Great Shefford, RG17 7EF. | Street Record 1 Newbury Road Great Shefford Hungerford | | Response Issued |
| Parish: East Garston Parish Council | | | | | | |
| Ward: Downlands Applicant: BT | | | | | | |
| 26/00050/TELE28 | 12/01/2026 | Bob Dray | 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 Light Wooden Pole near Sewage Treatment Works, Newbury Road, Great Shefford, RG17 7EF. | Street Record 2 Newbury Road Great Shefford Hungerford | | Response Issued |
| Parish: East Garston Parish Council | | | | | | |
| Ward: Downlands Applicant: BT | | | | | | |

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| 26/00051/TELE28 Parish: East Garston Parish Council | 12/01/2026 | Bob Dray | 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 Light Wooden Pole near Sewage Treatment Works, Newbury Road, Great Shefford, RG17 7EF. | Street Record 3 Newbury Road Great Shefford Hungerford | | Response Issued |
| Ward: Downlands Applicant: BT | | | | | | |
| 26/00052/TELE28 Parish: East Garston Parish Council | 12/01/2026 | Bob Dray | 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 Light Wooden Pole near Sewage Treatment Works, Newbury Road, Great Shefford, RG17 7EF. | Street Record 4 Newbury Road Great Shefford Hungerford | | Response Issued |
| Ward: Downlands Applicant: BT | | | | | | |
| 25/02651/FULMAJ Parish: East Garston Parish Council | 16/01/2026 | Michael Butler | Section 73 application to vary conditions 2 (Approved Plans) 3 (Materials) 4 (Soft and Hard Landscaping) and 5 (Lighting Assessment) of approved Application Reference Number: 25/01152/FULMAJ | Manor Farm Station Road East Garston Hungerford RG17 7HF | DEL | Approval |
| Ward: Downlands Applicant: Mr & Mrs Hack | | | | | | |

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| 25/02578/CERTE Parish: Enborne Parish Council Ward: Hungerford & Kintbury Applicant: Mr Mark Hopkin | 12/01/2026 | Cheyenne Kirby | Use of former paddock land as residential garden - please refer to submitted location plan and supporting information | 75 Fifth Road Newbury RG14 6DT | DEL | Refusal |
| 25/02078/LBC Parish: Frilsham Parish Council Ward: Ridgeway Applicant: Mr & Mrs Edward Dudgeon | 15/01/2026 | Rebecca Hawkes-Reynolds | Proposed repair to midstray gable and alteration to store area of cart barn to form a loggia, and demolition of adjoining workshop. | Magpie Farm Yattendon Thatcham RG18 0XX | DEL | Withdrawn |
| 25/02689/AGRIC Parish: Great Shefford Parish Council Ward: Downlands Applicant: Mr Andrew Liddiard | 13/01/2026 | Harriet Allen | Application to determine if prior approval is required for a proposed: Twin gabled agricultural storage barn | Land South Of Trindledown Farm Wantage Road Great Shefford Hungerford | DEL | Refusal |
| 25/02814/OOD Parish: Greenham Parish Council pedestrian and vehicle access (excluding Ward: Newbury Greenham Applicant: Catesby Strategic Land Limited | 16/01/2026 | Sian Cutts | Out Of District Planning Consultation BDBC: Ref 25/02815/OUT - Outline planning application with all matters reserved except for internal estates roads) from Ecchinswell Road, for the erection of up to 50 dwellings (Class C3); open space and service infrastructure and associated works | Out Of District Planning Consultation Basingstoke and Deane Borough Council Land East Of Ecchinswell Road Bishops Green Hampshire | DEL | Objections Raised |

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| 25/02426/COND Parish: Hermitage Parish Council Ward: Chieveley & Cold Ash Applicant: Mrs Victoria Roe | 14/01/2026 | Emma Nutchey | Application for approval of details reserved by condition 10 'drainage measures' of approved application 20/00912/FULEXT: Erection of 16 dwellings and associated landscape and highway works. | Land at End Of Charlotte Close Hermitage Thatcham | DEL | Withdrawn |
| 26/00079/TELE28 Parish: Hungerford Town Council Ward: Hungerford & Kintbury Applicant: BT | 15/01/2026 | Bob Dray | 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 Light Wooden Pole at Everland Road, Eddington, Hungerford, RG17 0DX. | Street Record Everland Road Hungerford | | Response Issued |
| 25/02614/FUL Parish: Inkpen Parish Council Ward: Hungerford & Kintbury Applicant: Mrs Elaine Crewe-Terrell | 12/01/2026 | Harriet Allen | Replacement of existing stable block with new ancillary residential annex for carers | Brookfield Post Office Road Inkpen Hungerford RG17 9PU | DEL | Refusal |
| 25/02023/CERTP Parish: Kintbury Parish Council Ward: Hungerford & Kintbury Applicant: Ms Kathryn Duncan | 12/01/2026 | Elizabeth Moffat | Add flue for log burning stove on side of house, existing side wall and angled to go vertically above the roof line by legal measurement. | 37 Burtons Hill Kintbury Hungerford RG17 9XJ | DEL | Approval |

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| 25/02351/CERTP Parish: Kintbury Parish Council Ward: Hungerford & Kintbury Applicant: Miss Tamsin Irwin | 12/01/2026 | Elizabeth Moffat | 1. Replacement of Existing Door into the Garden, 2. Replacement of Rear Living Room Window and 3. Replacement of Rear Kitchen Window | 16 High Street Kintbury Hungerford RG17 9TW | DEL | Refusal |
| 25/02639/FUL Parish: Kintbury Parish Council Ward: Hungerford & Kintbury Applicant: St Mary's Kintbury PCC | 14/01/2026 | Elizabeth Moffat | Replacement of a section of lead roof with stainless steel roofing. | Church Of St Mary Church Street Kintbury Hungerford RG17 9TR | DEL | Approval |
| 25/02331/LBC Parish: Lambourn Parish Council Ward: Lambourn Applicant: Alison Munden | 13/01/2026 | Rebecca Hawkes-Reynolds | Urgent permission is sought to carry out essential repairs to replace rotten wooden windows which are unsightly and make heating the property very expensive. | Riverside Cottage Goose Green Lambourn Hungerford RG17 8YB | DEL | Approval |
| 25/02914/SCREEN Parish: Lambourn Parish Council Ward: Lambourn Applicant: Carter Jonas - Willow Marcer | 15/01/2026 | Matthew Shepherd | Request for Screening Opinion for Commercial Development (Use Classes B8) on Land South of Trinity Grain, Membury. | Containers On Land Adjacent To The Grain Store Lambourn Woodlands Hungerford RG17 7TJ | DEL | Response Issued |
| 25/02709/COND Parish: Newbury Town Council Ward: Newbury Central Applicant: Mr K Miah | 13/01/2026 | Catherine Ireland | Approval of details reserved by Conditions (4) CMS and (5) Cycle Storage of planning permission 24/00638/FUL: Change of use from offices back into dwelling. | 44 Bartholomew Street Newbury RG14 5QA | DEL | Approval |

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| 25/02636/HOUSE Parish: Newbury Town Council Ward: Newbury Central Applicant: Mr Simeon Kempshall | 13/01/2026 | Elizabeth Moffat | Single storey rear extension and Loft conversion with 2no. front rooflights. | 6 Salcombe Road Newbury RG14 6ED | DEL | Approval |
| 25/02326/ADV Parish: Newbury Town Council Ward: Newbury Central Applicant: Mr Anthony Dobbie | 14/01/2026 | Elizabeth Moffat | Proposed signage: 4x external, W-3,7 m, H-1,7 m non-illuminated vinyl signage, 4x vinyl logos, W-0,8 m, 1x Linear internally illuminated Sports Direct sign and 1x Re-use bus sign with new vinyl SD stacked logo on both sides of glass. | New Look 66 - 67 Parkway Shopping Centre Newbury RG14 1AY | DEL | Approval |
| 25/02747/PASSHE Parish: Newbury Town Council Ward: Newbury Central Applicant: Mr and Mrs Kingston | 14/01/2026 | Lewis Richards | Application to determine if prior approval is required for a proposed: Single storey rear infill extension. Dimensions 3.920m beyond rear wall, 2.916m height, 2.695m eaves height | 22 Gloucester Road Newbury RG14 5JP | DEL | Not required |
| 25/02680/ADV Parish: Newbury Town Council Ward: Newbury Central Applicant: Mr Stewart | 15/01/2026 | Helen Robertson | Sign directing clients to car park. Signs showing designated car parking spaces. Signs with name of applicant (Horsey Lightly Solicitors). Signs offering directions to reception. Etching on glass door. | Georgian House 67 - 71 London Road Newbury RG14 1JN | DEL | Approval |
| 25/02612/HOUSE Parish: Newbury Town Council Ward: Newbury Clay Hill Applicant: Mr Walton and Miss Hollins | 14/01/2026 | Donna Toms | Single storey lean-to-side extension with internal alterations and removal of chimney stack. | 21 Fieldridge Newbury Berkshire RG14 2QD | DEL | Approval |

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| 25/02755/LBC Parish: Newbury Town Council Ward: Newbury Clay Hill Applicant: Mrs Celina Hands | 15/01/2026 | Rebecca Hawkes-Reynolds | Replacement of rear upper floor bedroom and bathroom windows with PVCU double glazed units. The current windows are not original to the building. | 43 Shaw Road Newbury RG14 1HG | DEL | Withdrawn |
| 25/02757/PACOU Parish: Newbury Town Council Ward: Newbury Clay Hill Applicant: Mr H Schneck | 15/01/2026 | Michael Butler | Application to determine if prior approval is required for a proposed: Change of use from Commercial, Business and Service (Use Class E) to form 35 apartments. | Measurement House Newbury Business Park London Road Newbury RG14 2PZ | DEL | Refusal |
| 25/01937/FUL Parish: Newbury Town Council Ward: Newbury Clay Hill Applicant: Berkshire Healthcare NHS Foundation Trust | 16/01/2026 | Harriet Allen | Proposal to construct a new ground level, external open air plant compound to house the installation of new Air Source Heat Pumps and the associated plant equipment to support them. Removal of existing gas-fired boilers and associated plant equipment from existing Energy Centre and installation of necessary equipment to for interface between existing and new systems. | West Berkshire Community Hospital Rookes Way Thatcham RG18 3AS | DEL | Approval |
| 26/00006/FUL Parish: Newbury Town Council Ward: Newbury Wash Common Applicant: KINSTON ROAD PARTNERS LTD | 16/01/2026 | Awaiting Allocation | Application Reference Number: 22/01784/FULD Date of Decision: 13/01/2023 Condition Number(s): 2. Approved plans Conditions(s) Removal: We want to alter the plans to change the position of the access way, parking, refuse and cycle store By allowing the development to be built in accordance with the new plans - See statement | 235 Andover Road Newbury RG14 6NG | | Duplicate Application |

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| 25/02346/COND Parish: Padworth Parish Council Ward: Aldermaston Applicant: Dutton Gregory LLP | 14/01/2026 | Catherine Ireland | Confirmation of compliance with planning conditions of planning application 04/00342/FULMAJ (Residential development comprising 99 dwellings (including 30 affordable dwellings) together with access roads and footways, the provision of public open space and landscaping and the demolition of one dwelling (Orchard Dene)). | Land at Station Road Aldermaston Reading | DEL | Refusal |
| 25/02551/FUL Parish: Pangbourne Parish Council Ward: Pangbourne Applicant: Broughtons Of Cheltenham | 13/01/2026 | Sian Cutts | Amalgamation of existing car showrooms together with 2 no. minor extensions, minor external alterations, reconfiguration of existing car parking, provision of associated landscaping, and other ancillary works | 8 - 10 Station Road Pangbourne Reading RG8 7AN | DEL | Approval |
| 25/02550/HOUSE Parish: Pangbourne Parish Council Ward: Pangbourne Applicant: Mr & Mrs White | 15/01/2026 | Lewis Richards | 2 storey side extension, minor changes to existing windows and porch roof and new gates to driveway | 8 Croft Drive Pangbourne Reading RG8 8AN | DEL | Approval |

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| 25/02625/TELE28 Parish: Shaw Cum Donnington PC | 15/01/2026 | Cheyenne Kirby | Notification under Regulation 5 of the Electronic Communications Code (Conditions and Restrictions) Regulations 2003 (as amended) - Regulation 7 and 7A (listed buildings and ancient monuments), 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 2640M of cabling and 10M of internal cabling at Donnington Priory, Oxford Road, Donnington, Newbury, RG14 2JE. | Donnington Priory Oxford Road Donnington Newbury RG14 2JE | DEL | Reply Not Required |
| Ward: Newbury Speen Applicant: BT | | | | | | |
| 25/02661/COND Parish: Stratfield Mortimer Parish Council | 13/01/2026 | Catherine Ireland | Approval of details reserved by Condition (10) Arboricultural Method Statement of planning permission 23/01859/FULMAJ: Demolition of Windmill Court and the erection of 24no. dwellings, car parking, landscaping and other associated works | Windmill Court Windmill Road Mortimer Common Reading RG7 3RL | DEL | Refusal |
| Ward: Burghfield & Mortimer Applicant: Miss Lucy Bird | | | | | | |
| 25/02285/HOUSE Parish: Sulhamstead Parish Council | 13/01/2026 | Gemma Kirk | Add single storey extension at the rear of the property to allow for an extended kitchen/dining area. Also remove existing timber 'lean to' at side elevation and rebuild to better insulated structure and allow for a downstairs toilet. | 62 Three Firs Way Burghfield Common Reading RG7 3QJ | DEL | Approval |
| Ward: Bradfield Applicant: Mr Mark Haste | | | | | | |

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| 25/02542/CERTP Parish: Theale Parish Council | 13/01/2026 | Michael Butler | Confirmation sought that the resumption of works pursuant to 22/01806/COMIND in the future would be lawful, on the basis that this development was lawfully implemented from the 24th October 2025 onwards and prior to the 4th November 2025, by virtue of the excavation of a trench to contain foundations supporting the approved extension. | 1210 Arlington Business Park Theale Reading RG7 4SA | DEL | Approval |
| Ward: Theale Applicant: Luxx Arlington Sarl | | | | | | |
| 25/02619/FUL Parish: Tidmarsh Parish Council Ward: Pangbourne Applicant: " | 15/01/2026 | Emma Nutchey | Full planning application for the upward extension of 3 existing dwellings (1-3 The Bungalows, Manor Lane, Tidmarsh). | The Bungalow Manor Farm Lane Tidmarsh Reading RG8 8EX | DEL | Refusal |
| 25/02245/HOUSE Parish: Tidmarsh Parish Council Ward: Pangbourne Applicant: Mr R Hood | 16/01/2026 | Donna Toms | Alterations including PV panels and raising of the roof to enlarge the existing first-floor accommodation. | Nightingales Mill Lane Tidmarsh Reading RG8 8EB | DEL | Refusal |
| 26/00053/5DAY Parish: Tilehurst Parish Council | 14/01/2026 | Jon Thomas | Curtis Wood - Fell all diseased Ash in Curtis Wood beyond the approved thinning licence (with mature resistant trees to be retained where possible). Restocking rates as per felling licence. Lightning struck veteran Oak overhanging New Lane Hill - approx. 1.5m tip reduction of the primary branch on the course (west) side following recently failed secondary 2 Dead Oaks near New Lane Hill (~50m south of lightning struck Oak) - fell and replace Hollow Ash in copse east of lake - retrospective fell and replace | Calcot Park Golf Club Calcot Park Calcot Reading RG31 7RN | | No Objection Raised |
| Ward: Tilehurst South & Holybrook Applicant: Tom Jennings | | | | | | |