

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
Basildon Parish Council	26/00904/CERTP	Scott Dedman	22 Old Stocks Court Upper Basildon Reading RG8 8TD	The proposal is to add 10-12 solar panels to the front roof of our residential property. This is anticipated to be standard project but there is a potential issue with the restrictive covenant placed on our title deeds by the developers in 2006 which says: Not to make any alterations to the structure exterior of the Dwelling House including the windows or to change in any way the external appearance or colour scheme of the property. We are seeking a certificate of lawful development to show to the management company or our private estate and to our neighbours who may seek to enforce the covenant through legal means.	Helen Robertson 01635 519524	01/07/2026
Beenham Parish Council	26/00953/HOUSE	Hannah Goldsmith	Corner Cottage Beenham Reading RG7 5NA	Erection of a two-storey side extension - Ground floor extension to provide entrance hall, utility/boot room - First floor extension allows the addition of an extra bedroom a family bathroom, and for the existing bathroom to become an ensuite. Erection of oak-framed entrance canopy and log store. Roof alterations including extended gable and formation of 1no dormer Additional fenestration. Associated internal alterations.	Lesley Humphries 01635 503024	01/07/2026

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Bradfield Parish Council	26/00982/TPC	Mr Anthony Hough	Bradfield College Bradfield Reading RG7 6AU	T18 - Robinia pseudoacacia: Proposed Works - Fell. The tree exhibits a partially failed structure with a significant wound present on the main stem. There is evidence of scattered deadwood and canopy dieback, indicating declining vitality and compromised structural integrity. Robinia pseudoacacia is a species known to be relatively brittle, particularly where defects are present, increasing the likelihood of limb or stem failure. The tree overhangs the adjacent highway and footpath, presenting a heightened risk to vehicles and pedestrians. Given its condition, position, and limited long-term amenity value, retention is not considered appropriate. Removal is therefore proposed in the interests of public safety and sound arboricultural management.	Jon Thomas 01635 519611	17/06/2026
Brightwalton Parish	26/00942/FUL	C/O Agent	Brightwalton Stud Brightwalton Newbury RG20 7BZ	Section 73 application to vary condition 4 'occupation restriction' of Planning Permission 25/02105/FUL (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).	Isabel Oettinger 01635 519683	01/07/2026
Brimpton Parish Council	26/00324/FUL	Mr Jimmy Sater, Mr C Cooper, Mrs C Ball	Land at Brimpton Lane and Brimpton Footpath 20 and Blacknest Lane Brimpton Common Reading	Change of use of land to a residential caravan site consisting of 3 pitches, each pitch comprising 1 day room, 1 static caravan, storage space for 1 touring caravan, 2 parking spaces, cycle and bin stores, associated infrastructure to include 2 new highway access points (part retrospective)	Michael Butler 01635 519499	30/06/2026

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Brimpton Parish Council	26/00906/HOUSE	Mr Jeremy Hatt	Appletree House Brimpton Common Reading RG7 4RN	Erection of a detached oak-framed two bay garage with ancillary loft space above, within the curtilage of the existing dwelling	Donna Toms 01635 519439	30/06/2026
Chieveley Parish Council	26/00990/5DAY	EJM Tree Services Ltd	Foxford House Curridge Road Curridge Thatcham RG18 9EF	Remove a broken limb on an Oak	Ed Jennings 07585882685	13/05/2026
Chieveley Parish Council	26/00928/HOUSE	George Grillo	Holly Lodge East Lane Chieveley Newbury RG20 8UZ	Single storey extension to replace existing outbuilding. Alterations to glazing. Loft conversion. Replacement Sun Room. Alterations to driveway.	Lauren Hill 07955264733	01/07/2026
Cold Ash Parish Council	26/00935/HOUSE	Mrs Swiatek	Delmar Collaroy Road Cold Ash Thatcham RG18 9PB	Conversion and alterations to existing garage to add pitched roof and single storey extension to rear aspect with internal alterations. Addition of entrance porch and enhancing appearance of property.	Helen Robertson 01635 519524	25/06/2026
Cold Ash Parish Council	26/00835/NONMAT	Matthew and Robyn Hurn	The Farmhouse Westrop Farm The Ridge Cold Ash Thatcham	Application for a Non-Material Amendment Following a Grant of Planning Permission 25/01614/HOUSE. Amendments: Amendment from first floor external treatment from render and cladding, to render only	Helen Robertson 01635 519524	14/05/2026

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Frilsham Parish Council	26/00981/COND	c/o agent	Frilsham Lime Quarry Frilsham Thatcham RG18 9UY	Application for approval of details reserved by condition 21 'construction and operations management' of planning permission 25/00453/FULMAJ: S73 Application to vary condition 2 (Approved Plans) of approved 22/03123/FULMAJ - Two new residential dwellings (Use Class C3) of exceptional quality and design, garaging, access, hard and soft landscape enhancements, biodiversity improvements and associated works.	Catherine Ireland 01635 519391	01/07/2026
Greenham Parish Council	26/00968/TPW	Bowden	West Wood New Road Newbury	T1 - Ash: To remove 1 large stem back to source and reduce a few low overhanging branches back to the boundary line T2 - Ash : To reduce the overhanging branches back to the boundary line G3 - Sycamore: To reduce the overhanging branches back to the boundary line	Ed Jennings 07585882685	01/07/2026
Hamstead Marshall	26/00880/COND	Mr Richard White	Fishery Cottage Hamstead Marshall Newbury RG20 0JD	Approval of details reserved by Condition (4) Tree Protection of planning permission 25/00812/FULMAJ: Demolition of existing fish hut and fish pools and construction of a new fish hut and fish pools to match existing in a new location.	Cheyenne Kirby 01635 519489	26/06/2026
Hamstead Marshall	26/00881/COND	Mr Richard White	Fishery Cottage Hamstead Marshall Newbury RG20 0JD	Approval of details reserved by Condition (6) LEMP of planning permission 25/00812/FULMAJ: Demolition of existing fish hut and fish pools and construction of a new fish hut and fish pools to match existing in a new location.	Harriet Allen 01635 519496	30/06/2026

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Kintbury Parish Council	26/00980/COND	Mr E Hamilton	28 Newbury Street Kintbury Hungerford RG17 9UU	Application for Approval of Details Reserved by Conditions 3 (EV charging point), 5 (Vehicle parking and turning) and 6 (Cycle parking / storage) of planning permission 25/00039/FUL	Harriet Allen 01635 519496	01/07/2026
Kintbury Parish Council	26/00969/COND	Mr James Matthews	Barton Court Kintbury Hungerford RG17 9SA	Application for Approval of Details Reserved by Conditions 6 (Building recording) and 7 (programme of archaeological works) of planning permission 25/01982/HOUSE	Lauren Hill 07955264733	01/07/2026
Lambourn Parish Council	26/00348/CERTP	Sian PRIORITY - Carr	Horseshoe Cottage Eastbury Hungerford RG17 7JG	The stationing of a mobile home in the garden of my property.	Matthew Shepherd 01635 519583	04/05/2026
Midgham Parish Council	26/00931/HOUSE	Mr and Mrs Owen / Marshall	Field Mouse Cottage 11 Midgham Green Midgham Reading RG7 5TT	Front extension to bring the principle elevation inline with the left hand side, using exact matching materials. Rear extension including vaulted ceiling with southern facing top windows.	Lesley Humphries 01635 503024	01/07/2026
Newbury Town Council	26/00684/SCREEN	West Berkshire Council	Park Way Bridge Park Way Newbury	Install new sheet piles to bolster the existing sheet piling of the Newbury Wharf Canal walls with associated remedial works to the bank structure, as well as relaying of blockwork to restore a level surface to the towpath.	Jake Brown 01635 519447	26/05/2026
Newbury Town Council	26/00854/PIP	Mr J Clarke	Land To The Rear Of 13 Woodside Newbury	Erection of a minimum of 1 single storey dwelling and a maximum 1 single storey dwelling.	Jake Brown 01635 519447	09/06/2026
Newbury Town Council	26/00888/HOUSE	Mr F Koci	23 Croft Road Newbury RG14 7AL	Demolition of existing car port and garage - addition of two storey side and single storey rear extensions.	Elizabeth Moffat 01635 519336	19/06/2026

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Newbury Town Council	26/00808/HOUSE	Mr and Mrs Burbridge	26 Oxford Road Newbury RG14 1PA	New Outbuilding, Single Storey Rear Extension and Replacement windows	Helen Robertson 01635 519524	09/06/2026
Newbury Town Council	26/00965/TPW	Mark Wilson	2 Ormonde Gardens Newbury RG14 1TG	T1- Cherry: Reduce the canopy of the tree by roughly 30%, leaving the tree at a final height of no lower than 5 metres. Leaving the canopy spread at a final radius of no lower than 3 metres.	Ed Jennings 07585882685	30/06/2026
Newbury Town Council	26/00947/FUL	Mr Afrim	22 Riverpark Industrial Estate Ampere Road Newbury RG14 2DQ	Using the Industrial Unit as MOT and Motor Services.	Lauren Hill 07955264733	26/06/2026
Purley On Thames Parish	26/00960/TELE28	BT	Street Record Reading Road Purley On Thames 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 a 10M Light Wooden Pole adjacent to Bowling Green Farmhouse, Reading Road, Purley, RG8 8EZ	Bob Dray 01635 519239	31/05/2026

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Speen Parish Council	26/00992/TPC	Mrs Meg John	Sextons Cottage Church Lane Speen Newbury RG14 1SA	We need to remove a small hawthorn tree, which is part of a hawthorn hedge, in order to provide access for small plant equipment from the road onto our property to replace our non-compliant septic tank with a sewage treatment plant ahead of selling the property. We will also need to remove a small section of the hawthorn hedge, but that will be replaced once the work is completed. The diameter of the tree stem is 67 cm. We are hoping to start the work early June 2026.	Ed Jennings 07585882685	18/06/2026
Streatley Parish Council	26/00961/COND	Catherine Dunleavy	Land at Golden Hill Reading Road Streatley Reading	Application for approval of details reserved by condition 5 'bng' of approved application 25/02071/FUL: Formation of a new access onto a classified road.	Sian Cutts 01635 519344	01/07/2026
Streatley Parish Council	26/00993/TPC	Dr Mark Davis	White Hart House 4 White Hart Yard High Street Streatley Reading	Yew: Fell	Jon Thomas 01635 519611	18/06/2026
Streatley Parish Council	26/01004/5DAY	The Swan at Streatley	The Swan at Streatley High Street Streatley Reading RG8 9HR	Removal of an Ash tree	Jon Thomas 01635 519611	15/05/2026

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Sulhamstead Parish	26/00958/TPW	Ms Emslie	17 Bluebell Drive Burghfield Common Reading RG7 3EF	T1 - Oak: Crown raise to approximately 4m above ground level by removing the lowest limbs back to source in order to give clearance and access, and improve aesthetics and light. Reduce crown by removing approximately 1-2m of branch length back to appropriate growth points to maintain size (see photo), mostly shortening significantly extended limbs back in line with crown average. Prune lower limbs on South side of the crown to appropriate growth points to ensure 2-3m clearance to the neighbour's roof. We would also like to give notice of the removal of the extensive major deadwood	Jon Thomas 01635 519611	30/06/2026
Sulhamstead Parish	26/00978/TPW	Jason Plank	Valley View Sulhamstead Hill Sulhamstead Reading RG7 4DE	Removal of 1x Holly, 3x Elm, Gathering of small trees by the road, 2x Laurel and 6x Fir	Jon Thomas 01635 519611	01/07/2026
Thatcham Town Council	26/01002/TPW	Mrs Ann Clarke	14 Church Gate Thatcham RG19 3PN	T1 - Lime - Crown thin to new growth from the pollard points retaining 60-70% of the current re-growth	Jon Thomas 01635 519611	02/07/2026
Thatcham Town Council	26/00920/TPW	Mr Matt Fenton	CBL House Colthrop Lane Thatcham RG19 4NT	T1 - Horse Chestnut: To crown lift to approx. 5m to give greater clearance for machinery and high sided vehicles, removing secondary limbs only. Due to the size, age, location and condition of this tree, with visible decay pockets I would suggest a crown reduction of approx. 2m all around to form smaller compact crown to help prevent the risk of future major limb collapse. The approx finished height will be 14 metres.	Jon Thomas 01635 519611	02/07/2026

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Tidmarsh Parish Council	26/00876/FUL	Mr McCarthy	The Rancher Manor Farm Lane Tidmarsh Reading RG8 8EX	Demolition of The Rancher and the construction of 4no 2 bedroom dwellings. Section 73 application to vary Condition 2 (Approved Plans) of Planning Permission 25/00378/FUL.	Michael Butler 01635 519499	30/06/2026