

Decisions Taken during week ending 12/09/2025

<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>
25/01624/HOUSE Parish: Aldworth Parish Council Ward: Basildon Applicant: Mr & Mrs Reford	10/09/2025	Lesley Humphries	The erection of ground floor single storey additions & related alterations including the provision of additional habitable accommodation within the roof space	Old Barn Aldworth Reading RG8 9SA	DEL	Approval
25/01743/HOUSE Parish: Aldworth Parish Council Ward: Basildon Applicant: Rebecca Parker	12/09/2025	Donna Toms	Proposed rear single-storey extension and associated external works.	Rookery Cottage Aldworth Reading RG8 9RT	DEL	Approval
25/01656/COND Parish: Ashampstead Parish Council Ward: Basildon Applicant: Mr and Mrs Coles	09/09/2025	Helen Robertson	Approval of details reserved by Condition (5) Tree Protection Scheme of planning permission 25/00045/HOUSE: Demolition of existing gym and replacement with new single-storey ancillary outbuilding to include gym, garden storage and living space.	Stockhold Meadow Burnt Hill Yattendon Thatcham RG18 0XF	DEL	Approval
25/02053/5DAY Parish: Basildon Parish Council Ward: Basildon Applicant: Leo Jennings	12/09/2025	Jon Thomas	Oak 00743 over Park Wall Drive, with Eiffel Tower fungus: Reduce major scaffold limbs in upper crown by 5m to reduce wind exposure following double limb failure. Dead Pine near Tower Lodge - fell.	Basildon Park Lower Basildon Reading RG8 9NR		No Objection Raised

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25/01954/NONMA Parish: Brightwalton Parish Council Ward: Downlands Applicant: C/O Agent	08/09/2025	Isabel Oettinger	Non material amendment to approved 24/01859/FUL - Amendment - Introducing a 2 metre gap between the approved dwellings, as described in the covering letter.	Brightwalton Stud Brightwalton Newbury RG20 7BZ	DEL	Refusal
25/01780/COND Parish: Brimpton Parish Council Ward: Aldermaston Applicant: Mr Richard Barter	09/09/2025	Michael Butler	Approval of details reserved by Condition (20) Hard Landscaping of planning permission 23/00402/FUL: Section 73: Variation of Condition 2 - Approved Plans of previously approved application 22/01895/FULD: S73 Variation of Condition 2 - Approved Plans of approved application 20/01825/FULD: Demolition of existing buildings and erection of four detached dwellings and associated access and turning.	Former Washoe Lodge and Washoe Cottage Brimpton Lane Brimpton Reading	DEL	Approval
25/01950/5DAY Parish: Burghfield Parish Council Ward: Burghfield & Mortimer Applicant: Burghfield Parish Council	09/09/2025	Jon Thomas	T1 - Dead Scots Pine: dismantle	Land North Of Reading Road Burghfield Common Reading		No Objection Raised
25/01259/LBC Parish: Burghfield Parish Council Ward: Burghfield & Mortimer Applicant: Ms Rosemary Sanders-Rose	10/09/2025	Lewis Richards	Subsidence repair work.	The Old Manor White House Green Sulhamstead Reading RG7 4EA	DEL	Approval

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25/01214/HOUSE Parish: Cold Ash Parish Council Ward: Thatcham North East Applicant: Andrew Downing	12/09/2025	Cheryl Willett	Erection of a rear roof dormer extension with the addition of two velux rooflights to the front roof slope along with alterations to the existing two-storey side extension roof.	13 Southend Cold Ash Thatcham RG18 3BW	DEL	Approval
25/01631/COND Parish: Great Shefford Parish Council Ward: Downlands Applicant: Mr & Mrs D Murning	09/09/2025	Helen Robertson	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.	Shefford House Newbury Road Great Shefford Hungerford RG17 7EF	DEL	Approval
25/01400/HOUSE Parish: Greenham Parish Council Ward: Newbury Greenham Applicant: Mr and Mrs B Gerrard	10/09/2025	Donna Toms	Proposed single storey rear extension	69 Westwood Road Newbury RG14 7TJ	DEL	Approval
25/01655/COND Parish: Greenham Parish Council Ward: Newbury Wash Common Applicant: .	12/09/2025	Matthew Shepherd	Application for approval of details reserved by conditions 5 (CEMP) 6 (Lighting) 8 (Habitat Management and Monitoring Plan) and 9 (Tree Protection) of approved 25/00432/FUL	David Lloyd Leisure Sports Centre Monks Lane Newbury RG14 7RW	DEL	Approval

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24/00764/OUTMA Parish: Hungerford Town Council	11/09/2025	Sian Cutts	Hybrid planning application comprising 1) Outline planning application for an Education and Information Centre (all matters reserved). 2) Full planning application for a change of use of land and associated works to facilitate the creation of a wetland environment; new access; and landscaping.	Meadow Land at and South Of River Kennet and North Of Charnham Park Hungerford	DEL	Approval
Ward: Hungerford & Kintbury Applicant: The Town and Manor Of Hungerford and Liberty Of Sanden Fee						
25/01616/LBC Parish: Lambourn Parish Council	09/09/2025	Harriet Allen	Ridge & Partners LLP have been instructed by the client to undertake works which comprise of repairs both externally and internally to the property in order to prevent further deterioration of the building fabric and finishes. This includes: front door / canopy repairs, re-rendering right elevation wall, window repairs, brickwork repairs and re-plastering / decoration works internally, externally. Further details of the works are included within the design and access statement.	4A High Street Lambourn Hungerford RG17 8XN	DEL	Approval
Ward: Lambourn Applicant: Mr Jonathan Lott						
25/00899/FULMAJ Parish: Lambourn Parish Council Ward: Lambourn Applicant: Junction 14 LLP	10/09/2025	Lauren Hill	Change of use of Plot 1 to open storage (Class B8).	Unit 1 Lambourn Business Park Lambourn Woodlands Hungerford RG17 7RX	DEL	Approval

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25/02035/HOUSE Parish: Leckhampstead Parish Council Ward: Downlands Applicant: Mr Toby Reid	09/09/2025	Awaiting Allocation	Adding a small dormer window to complement the existing dormer window to increase natural light and improve ventilation. The proposed works will be done in conjunction with re-thatching of the ridge and roof, maintaining the same roofline and materials.	Elm Tree Cottage Leckhampstead Newbury RG20 8QY		Duplicate Application
24/02638/FULMAJ Parish: Newbury Town Council Ward: Newbury Central Applicant: Pegasus Homes Ltd	12/09/2025	Matthew Shepherd	Section 73 - Vary condition 9 'Age restriction' of approved application 20/02699/FULEXT: Erect a part three and part four storey building comprising 60 Extra Care apartments (Class C2) with communal facilities and two retail units (336m2) with undercroft and surface parking provisions. Section 73 variation of Condition 16 (Approved Plans) and 17 (Landscaping) of planning permission 18/01827/FULEXT.	11 - 15 Bartholomew Street Newbury	DEL	Approval
24/02745/MDOPO Parish: Newbury Town Council Ward: Newbury Central Applicant: Pegasus Homes Ltd	12/09/2025	Matthew Shepherd	Request under section 106 to modify the planning obligations within the Legal Agreement dated 18/1/2019 in relation to planning permission 20/02699/FULEXT. Amending the care obligations and age requirements of the development.	11 - 15 Bartholomew Street Newbury	DEL	Approval
25/01567/FUL Parish: Newbury Town Council Ward: Newbury Central Applicant: Mr Chaudhry Abbas	12/09/2025	Harriet Allen	Change of Use from Beauty Salon to Pharmacy and Associated Works	61 Bartholomew Street Newbury RG14 5QH	DEL	Approval

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25/01568/LBC Parish: Newbury Town Council Ward: Newbury Central Applicant: Mr Chaudhry Abbas	12/09/2025	Harriet Allen	Change of Use from Beauty Salon to Pharmacy and Associated Works	61 Bartholomew Street Newbury RG14 5QH	DEL	Approval
25/01482/FUL Parish: Newbury Town Council Ward: Newbury Central Applicant: Grainger PLC	11/09/2025	Jake Brown	Retrospective Planning Application for the installation of external louvres to the Northern elevation of Block A, Weavers Yard, Market Street to facilitate ventilation into the integral plant room.	Unit A Bamboo House 11 Market Street Newbury RG14 5LX	DEL	Approval
25/01136/COND Parish: Newbury Town Council Ward: Newbury Wash Common Applicant: West Berkshire Council	12/09/2025	Lydia Mather	Application for approval of details reserved by conditions 4 (CMS) and 6 (CEMP) of approved 24/02354/REG3 Construction of a two-storey classroom block and single storey plant/storage building following demolition of existing modular classroom blocks, provision of a replacement netball court and associated hard and soft landscaping, including alterations to main car park and other associated works.	Falkland Primary School Andover Road Newbury RG14 6NU	DEL	Approval

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25/01599/CERTP Parish: Pangbourne Parish Council Ward: Pangbourne Applicant: Mr Killian Coyne	08/09/2025	Donna Toms	Replace the wooden fencing to the sides, and rear of the property at a height of less than 2m, and replace the gates at the front and rear of the property, again with similar new wooden versions. Paint the exterior walls of the main property white, and repair and paint the woodwork of the fascia boards black. Re-lay the rear patio, and re-gravel the front driveway, all within the boundaries of the property	32 Meadowside Road Pangbourne Reading RG8 7NH	DEL	Approval
24/02740/HOUSE Parish: Pangbourne Parish Council Ward: Pangbourne Applicant: Mr and Mrs Jay	11/09/2025	Lydia Mather	Replacement single storey rear extension, new 2nd storey rear extension, and internal alterations.	55 Shooters Hill Pangbourne Reading RG8 7EA	DEL	Approval
24/02741/LBC Parish: Pangbourne Parish Council Ward: Pangbourne Applicant: Mr and Mrs Jay	11/09/2025	Lydia Mather	Replacement single storey rear extension, new 2nd storey rear extension, and internal alterations.	55 Shooters Hill Pangbourne Reading RG8 7EA	DEL	Approval

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25/01440/OUT Parish: Speen Parish Council	12/09/2025	Cheyenne Kirby	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.	11 Majendie Close Speen Newbury RG14 1QH	DEL	Refusal
Ward: Newbury Speen Applicant: Mr Steve Fidler						
25/01581/HOUSE Parish: Stratfield Mortimer Parish Council	10/09/2025	Lesley Humphries	Construction of a two storey extension to create a 3 bedroom property with space to work from home in a barn style building clad in black timber.	Hazeley House Cottage Nightingale Lane Mortimer Reading RG7 3PS	DEL	Approval
Ward: Burghfield & Mortimer Applicant: Mr and Mrs Stuart and Jayne Todd						
25/01757/COND Parish: Stratfield Mortimer Parish Council	11/09/2025	Donna Toms	Application for approval of details reserved by condition 3 'schedule of materials', 4 'electric vehicle charging point', 6 'cycle and storage space' and 7 'surfacing arrangement for access' of approved application 24/02644/FUL: Section 73 application to vary condition 2 (Approved plans) of approved 24/01308/FUL - Erection of detached dwelling with associated parking and garden area	49 Stephens Close Mortimer Common Reading RG7 3TY	DEL	Approval
Ward: Burghfield & Mortimer Applicant: Mr Steven Eastwood						

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25/01831/COND Parish: Thatcham Town Council Ward: Thatcham Central Applicant: Mr Ken Miles	10/09/2025	Donna Toms	Application for approval of details reserved by condition 2 'materials' of approved under appeal application 25/00470/HOUSE (APP/W0340/D/25/3367485): Part Retrospective - Alterations to rear elevation	10 Alexander Road Thatcham RG19 4QU	DEL	Approval
25/02054/TELE28 Parish: Thatcham Town Council Ward: Thatcham North East Applicant: Openreach	09/09/2025	Bob Dray	The Electronic Communications Code (Conditions and restrictions) (Amendment) Regulations 2017 -BT intends to install fixed line broadband electronic communications apparatus at 78a Chapel Street, Thatcham RG18 4QN. To install CBT on the wall.	78A Chapel Street Thatcham RG18 4QN		Response Issued
25/01626/HOUSE Parish: Thatcham Town Council Ward: Thatcham North East Applicant: Mr and Mrs Krainis	12/09/2025	Sian Cutts	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.	11 The Alders Thatcham RG18 4HB	DEL	Approval
25/01619/HOUSE Parish: Thatcham Town Council Ward: Thatcham North East Applicant: Karen Reeve	10/09/2025	Sian Cutts	Proposed single storey rear extension.	4 Hawthorne Close Thatcham RG18 4EP	DEL	Approval

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25/01627/HOUSE Parish: Theale Parish Council Ward: Theale Applicant: Mr S Bicknell	11/09/2025	Sian Cutts	Single Storey Rear/side extension along with part conversion of existing garage.	6 Swallowfield Gardens Theale Reading RG7 5AD	DEL	Approval
25/02048/5DAY Parish: Tilehurst Parish Council Ward: Tilehurst Birch Copse Applicant: Susan Smyth	09/09/2025	Jon Thomas	Dead Oak: to be left as a monolith at approx. 2m high	44 Starlings Drive Tilehurst Reading RG31 4SU		No Objection Raised
25/01629/COND Parish: West Ilsley Parish Council Ward: Ridgeway Applicant: Mr. & Mrs. S Hartwright	08/09/2025	Jake Brown	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	Hodcott Buildings West Ilsley Stables West Ilsley Newbury	DEL	Approval
25/01588/HOUSE Parish: Winterbourne Parish Meeting Ward: Chieveley & Cold Ash Applicant: Dr Robert Pongratz	09/09/2025	Jake Brown	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.	Maple Ash Cottage Winterbourne Newbury RG20 8AS	DEL	Refusal

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25/01605/CERTP Parish: Yattendon Parish Council Ward: Ridgeway Applicant: Mr Paul Barnett	11/09/2025	Sian Cutts	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.	Sylvan Chase North Gardens Burnt Hill Yattendon Thatcham RG18 0NG	DEL	Approval