

Planning Commitments for Employment Uses at March 2009

Reading Borough

A survey by the Joint Strategic Planning Unit
and Reading Borough Council

Planning Commitments for Employment Uses at March 2009

Reading Borough

A survey by the Joint Strategic Planning Unit
and Reading Borough Council

September 2009

CONTENTS

	Page
Summary	1
Explanatory Notes	
1. Introduction	2
2. The Definition and nature of Commitments	3
3. Relevant Land Uses	3
4. Methodology	5
5. Summary of Contents	5
6. Format of individual Commitments	6
 PART A SUMMARY TABLES FOR SUB AREAS AND BOROUGH	
 Net Figures for Use Classes listed within Schedules of Individual Commitments	
Table 1: Planning Permissions (Hard Commitments) Not Started	11
Table 2: Planning Permissions (Hard Commitments) Under Construction	12
Table 3: Planning Permissions (Hard Commitments) Outstanding	13
Table 4: Proposals Without Planning Permission but Accepted in Principle (Soft Commitments)	14
Table 5: Completions during 2008-2009	15
Table 6: New Floorspace Permitted during 2008-2009	16
Table 7: Lapsed Floorspace during 2008-2009	17
 Gross Figures for Use Classes listed within Schedules of Individual Commitments	
Table 8: Planning Permissions (Hard Commitments) Not Started	18
Table 9: Planning Permissions (Hard Commitments) Under Construction	19
Table 10: Planning Permissions (Hard Commitments) Outstanding	20
Table 11: Proposals Without Planning Permission but Accepted in Principle (Soft Commitments)	21
Table 12: Completions during 2008-2009	22

Table 13:	New Floorspace Permitted during 2008-2009	23
Table 14:	Lapsed Floorspace during 2008-2009	24
Net Figures for Breakdown of 'Other' Uses		
Table 15:	Planning Permissions (Hard Commitments) Not Started	25
Table 16:	Planning Permissions (Hard Commitments) Under Construction	26
Table 17:	Planning Permissions (Hard Commitments) Outstanding	27
Table 18:	Proposals Without Planning Permission but Accepted in Principle (Soft Commitments)	28
Table 19:	Completions during 2008-2009	29
Table 20:	New Floorspace Permitted during 2008-2009	30
Table 21:	Lapsed Floorspace during 2008-2009	31

PART B DETAILED SCHEDULES OF INDIVIDUAL HARD & SOFT COMMITMENTS

Hard Commitments

Central Reading	35
Rest of Reading Borough	47

Soft Commitments

A	Developments for which approval has been indicated but remain subject to an outstanding Section 106 agreement	67
B	Developments which have been identified in an Adopted or Deposit Draft Local Plan but without a valid planning permission	67

PART C READING BOROUGH: DEVELOPMENT TRENDS

Existing Stock	70
Outstanding Commitments	71
New Permissions	73
Completions	74

PART D MAPS OF READING TOWN CENTRE & MAIN INDUSTRIAL AREAS

Map 1:	Ward Boundaries plus location of Reading Town Centre & main industrial areas in the Borough	77
Map 2a:	Reading Town Centre West	78
Map 2b:	Reading Town Centre East & Forbury Industrial Park	79
Map 3:	Basingstoke Road North Area + Rose Kiln Lane, Boulton Road, Elgar Road & Manor Farm	80
Map 4:	Basingstoke Road South Area + Acre Road, Bennet Road, & Worton Grange	81
Map 5:	Portman Road / Deacon Way	82
Map 6:	Green Park	83
Map 7:	Cardiff Road / Richfield Avenue	84

SUMMARY

This publication looks at commitments for employment uses in Reading Borough at 31 March 2009. It includes those sites that have been given planning permission (hard commitments) and those which have been identified in principle as being suitable for development (soft commitments).

The report shows that:

- There is an overall loss of **5,861 sq m** net^a of BIDS floorspace was completed between April 2008 and March 2009; and,
- **7,247 sq m** net of BIDS floorspace was newly permitted between April 2008 and March 2009.

As a result:

- **282,164 sq m** net of BIDS floorspace (plus **13,183 sq m** that was accepted in principle) was outstanding at March 2009.

The following table shows a breakdown of the net business, industrial, distribution and storage (BIDS) floorspace (in square metres) permitted on greenfield^b sites and on previously developed land^c (brownfield).

	Completions	New Permissions	Outstanding	
			Hard	Soft
Greenfield	4,430	12,480	87,694	0
Brownfield	-10,291	-5,233	194,470	13,183
Total	-5,861	7,247	282,164	13,183

^a Net floorspace is calculated by reference to the gains and losses of gross floorspace in development.

^b Greenfield (as defined in PPG3 Annex C) – includes land and buildings that are currently in use for agricultural or forestry purposes, and land in built-up areas which has not been developed previously (i.e. parks, recreation grounds and allotments). It also includes land where the remains of any structure or activity have blended into the landscape to the extent that it can be considered to have become part of the natural surroundings.

^c Previously developed land (as defined in PPG3 Annex C) – land which is or was occupied by a permanent structure (excluding agricultural or forestry buildings) and associated fixed surface infrastructure. It includes defence buildings and land used for minerals extraction and waste disposal where provision for restoration has not been made. Previously developed land can occur in both built-up and rural areas.

EXPLANATORY NOTES

1 INTRODUCTION

- 1.1 This Report is one of a series of reports produced for each local authority within the Berkshire area, except for the Royal Borough of Windsor and Maidenhead, which has produced its report independently. The above reports and additional copies of this report are available from the Joint Strategic Planning Unit. Please contact:

**Mr R Barter
Joint Strategic Planning Unit
St Mary's House
c/o Town Hall
St Ives Road
Maidenhead
Berkshire
SL6 1RF**

Tel: 01628 796526

- 1.2 Further copies of this report are also available from:

**Planning & Building Control
Environment Directorate
Reading Borough Council
Civic Centre
Reading RG1 7TD**

Tel: 0118 939 0650.

- 1.3 This report provides information at the nominal base date of 31 March 2009 about current planning permissions, and commitments in principle, for industrial, commercial and retail development in the administrative area of Reading Borough Council. Details of development progress are given, so that schemes not yet started, those under construction, and those completed (vacant or occupied) at March 2009 can be identified.
- 1.4 This survey of commitments was undertaken by staff from the Joint Strategic Planning Unit, in conjunction with staff from Reading Borough Council.

2 THE DEFINITION AND NATURE OF COMMITMENTS

2.1 A commitment is defined as an amount of development, which has been approved for a particular use. Each commitment is expressed both in terms of the gross^d and net^e floorspace involved in a particular scheme. Where floorspace figures are not provided in a planning application, the area of the site is given in hectares. Floorspace figures are expressed in square metres. There are two types of commitment:

- 1 Hard commitment – a site with the benefit of a valid planning permission;
- 2 Soft commitment – a site regardless of size without a valid planning permission but which has been identified in local plans or is subject to an outstanding Section 106 agreement. These are allocated to the following categories:
 - A a development for which approval has been indicated but remains subject to an outstanding Section 106 agreement;
 - B a development which has been identified in a local plan but which has no formal planning permission.

2.2 A soft commitment does not represent a legal commitment to development comparable with an outstanding planning permission (i.e. a hard commitment). The continuing acceptability of a particular soft commitment, together with the details of the development, are considered by the local planning authority when determining a planning application.

3 RELEVANT LAND USES

3.1 The land use categories in the survey are based on the uses contained in the Town and Country Planning (Use Classes) Order 1990, as amended the Use Classes (Amendment) Order 2005^f and General Permitted Development (Amendment) Order 2005. An outline specification for each use is given below:

- A1 Shops and premises for selling goods. Retail warehouses, post offices, travel agents and internet cafes are included in this category, but not amusement arcades, garages, restaurants or shops selling hot food for consumption off the premises.
- A2 Independent office premises in use for financial and professional services where the majority of services are provided to visiting members of the public. Banks, estate agents, employment agencies and solicitors are included in this category but not taxi businesses.
- A3 Restaurants and cafes where the primary purpose is the sale and consumption of food and light refreshment on the premises.
- A4 Drinking establishments i.e. Public Houses, Wine Bars or other drinking establishments.
- A5 Hot Food Take-aways where the primary purpose is the sale of hot food to take away.
- B1 Independent office uses (other than for A2 above), research and development of products or processes and light industrial uses.

^d Gross floorspace is calculated as the total internal area (up to and including the walls) of the proposed development. It includes the floorspace devoted to corridors, toilets, storage, etc. It does not include any area external to an existing or proposed building.

^e Net floorspace is calculated by reference to the gains and losses of gross floorspace in development.

^f The Use Classes Amendment Orders 2005 brought in two new use classes; these were for the introduction of A4 and A5 uses details of which are included above.

- B2⁹ General industrial uses.
- B8 Buildings used independently of other uses for storage and/or wholesale distribution. Open storage is excluded for the purposes of this exercise.
- C1 Hotels and guest houses but not hostels.
- C2 Residential institutions. This category includes hospitals, nursing homes, residential schools or training centres and premises used for the provision of residential accommodation for those in need of a significant amount of care.
- D1 Non-residential institutions. This category includes premises used for medical or health services, day nurseries, schools, public libraries and museums.
- D2 Assembly and leisure, including cinemas, concert halls, Bingo halls, dance halls, gymnasiums and swimming pools but excluding theatres and nightclubs.
- SG Sui Generis. This comprises uses that do not fall within the specified use classes.

- 3.2 Developments are only recorded in the schedules if the net change in floorspace is 100 sq m or more in any use class, or if the gross floorspace is greater than 500 sq m. They are classified into one or a combination of the site uses explained above, by using the definition of development given on the planning application forms and decision notices.
- 3.3 Commitments are assigned to the various land use categories in the report on the basis of the type of use that forms the main or principal component, except where there is an obvious joint main use on the site. Commitments that are for a range of business (B1), industrial (B2) and/or warehousing (B8) are attributed to the business use class (B1), since that is considered to be the use with the potential to generate the greatest amount of employment per unit area. It is, however, recognised that the floorspace could be used for industrial (B2) or warehousing (B8) purposes. Ancillary floorspace is included within the main use, e.g. a development of 1,000 sq m of B8 (warehousing) floorspace plus 200 sq m of ancillary B1 (office) floorspace is recorded as 1,200 sq m under the main site use which in this instance would be B8 (warehousing).
- 3.4 A change of use from one main site use to another is recorded as a gain for one use and a loss of another, e.g. A1 (retail) -200 sq m; B1 (office) +200 sq m.
- 3.5 The net change in floorspace disregards unauthorised uses and takes into account permitted uses only. For instance, a permission for the redevelopment of premises being occupied for B1 uses without consent, will result in an addition of the gross floorspace of the new B1 building to the commitment total.

⁹ Following the amendment of the Town and Country Planning (Use Classes) Order in February 1995, industrial processes previously falling within classes B3-B7 (special industrial) now fall within class B2.

4 METHODOLOGY

4.1 The 2008 Survey has been updated to 2009 in four stages:

- (1) Outstanding commitments at March 2008 were identified from the previous survey^h.
- (2) Relevant planning permissions granted between 1 April 2008 and 31 March 2009 was identified. The initial source of information on new permissions is generally the computerised Planning Applications and Commitments System (PACS), which relies on data supplied by the Council. Individual planning application forms and decision notices were examined where necessary. In cases where more than one permission relates to the same site, the floorspace applicable to the most recent permission is counted as it is assumed that this is the permission most likely to be implemented. Reference is however made to any alternative permissions in the text. Once it is clear which permission is being implemented, any alternative proposals are superseded.
- (3) Each new commitment was allocated to a use class.
- (4) All sites were visited by officers from either the Council and/or officers from the Joint Unit in order to establish building progress at 31 March 2009 for both commitments outstanding at March 2008 and the more recent commitments. Building progress was classified as 'not started', 'under construction' or 'completed'. Prior to 2003 sites that were 'vacant' or 'partly vacant' have been indicated separately and counted as being 'outstanding', however, these sites are now counted as 'completed' with a comment in the 'Description' field as to the occupancy.

4.2 Commitments which have been completed and permissions which lapsed in the period 1 April 2008 to 31 March 2009, are listed in this report, but will be omitted next year. The floorspace figures applicable to lapsed permissions are not included in the summary tables of outstanding commitments but are accumulated separately in Tables 7, 14 and 21.

4.3 Sites with alternative permissions for a residential development or an employment development are included in both this document and Planning Commitments for Housing At March 2009 – Reading Borough.

5 SUMMARY OF CONTENTS

5.1 Part A of the report contains summary tables for various areas within the Borough and the Borough as a whole. Tables 1 to 14 provide a summary of the position in respect of the main site uses for all the outstanding commitments at March 2009 (hard and soft), completions 2008-2009, new permissions 2008-2009 and lapsed permissions 2008-2009. Tables 1 to 7 give details of the net change in floorspace whilst tables 8 to 14 give details of gross floorspace figures. The 'other' category used in these tables includes development falling within the following classes:

A3	Restaurants and Cafes
A4	Drinking Establishments
A5	Hot Food Take-aways
C1	Hotels
C2	Residential Institutions
D1	Non-Residential Institutions
D2	Assembly and Leisure
Sui Generis	(uses that do not fall within the specified use classes).

Tables 15 to 21 give a breakdown of the net change in floorspace for these land uses.

^h

Planning Commitments for Employment Uses at March 2008 – Reading Borough.

- 5.2 Where a site is subject to a hard commitment and an alternative soft commitment, a note is included within the description and the floorspace figures applicable to the soft commitment are excluded from the tables to avoid double counting. If the soft commitment figures exceed those of the hard commitment, the balance of the soft commitment is counted.
- 5.3 Part B of the report contains schedules listing the individual hard commitments followed by the soft commitments. The soft commitments are divided into two categories on the schedules as described in paragraph 2.1. Both schedules are sub-divided as follows:
- Central Reading
Rest of Reading Borough
(The sub-areas are further sub-divided into the main industrial areas and wards).
- 5.4 Part C of the report contains a summary of past development trends.
- 5.5 Part D of the report consists of Maps 1-7. Map 1 shows the locations of wards & the main industrial areas within the Borough. Maps 2-7 are of Central Reading and the main industrial areas with both hard and soft commitments, if any, within each area shown. The sites are denoted by the site code for hard commitments and by application number or local plan number for soft commitments.

6 FORMAT OF INDIVIDUAL COMMITMENTS

- 6.1 The survey presents information on commitments outstanding at 31 March 2009, together with completed developments and lapsed permissions during 2008-2009.
- 6.2 Each entry states:
- The area/sub area based site code used by the Joint Unit for each UA within the Berkshire area;
 - The applicant's name;
 - The address of the site;
 - The application number (App. no.);
 - When it was permitted (Pmtd.) i.e. the date of the decision letter;
 - The type of permission granted – Outline, Full, Reserved Matters, Variations to conditions (Var) & Certificate of Lawful Existing Use (CLE);
 - The site area in hectares, where known. This includes the building itself and the remaining part of the site covered by estate roads, car parking and incidental open space associated with the development;
 - The permitted gross and net change in floorspace. This is recorded in square metres against the appropriate development type (A1, A2, A3, A4, A5, B1, B2, B8, C1, C2, D1, D2, SG (sui generis));
 - The building progress. This indicates whether at March 2009 the development was 'not started' (N/S), 'under construction' (U/C) or 'completed'. For 'completed' sites, a note is added to the Description field to indicate if the site was vacant or partly vacant. 'Lapsed' means that the permission expired between April 2008 and March 2009;
 - Description of development and comments (COU denotes change of use);

- The borough's reference number (District Ref);
- The status of the site is shown by means of a three-letter code i.e. U B U. The first letter denotes the status of the site by its Local Plan / Core Strategy designation i.e. (U) refers to a site located within the urban area or O for a site located outside of the urban area. The second letter indicates the location of the site upon either Brownfield land (B) or Greenfield land (G). The third letter denotes the spatial location of the site either within the existing urban area (U), a rural location (R), or within a peripheral location (P) as defined by SERPLAN.
- The Existing and Proposed Land Uses.

6.3 A '+' in the left hand column is used to signify a permission granted between 1 April 2008 and 31 March 2009. A '*' also appears where the permission relates to a site that was not already the subject of a similar outstanding commitment at 31 March 2008. Only permissions marked by an '*' are counted in summary tables 6, 13 and 20 which are concerned with 'new' floorspace permitted during 2008-2009. For example, the floorspace applicable to the approval of reserved matters during 2008-2009 would not be counted in tables 6, 13 or 20 where the relevant outline permission had been granted prior to April 2008.

6.4 Some large sites are subject to an overall outline permission, reserved matters and full permissions for particular developments on various parts of the site. In such cases the schedules list and bracket together these permissions. The floorspace and/or the site area remaining under the original outline consent is detailed under a separate record. This includes all floorspace that has not been started and thus takes into account any lapsed or superseded permissions.

A **Summary Tables for Reading Borough & Sub Areas**

NET FIGURES FOR USE CLASSES LISTED WITHIN SCHEDULES OF INDIVIDUAL COMMITMENTS

Table 1 Planning Permissions (Hard Commitments) Not Started - Net

NET CHANGE IN FLOORSPACE (SQ.M.)	A1	A2	B1	B2	B8	OTHER
Central Reading	999	-145	35,052	0	-240	31,201
Forbury Industrial Park	981	0	0	0	0	960
Gasworks Site	0	0	0	0	0	0
Total for Central Reading	1,980	-145	35,052	0	-240	32,161
Acre Road/Bennet Road	0	0	-1,114	0	2,040	1,509
Manor Farm/Gillette Way	2,323	0	84,252	0	0	9,076
Rose Kiln Lane S/Boulton Rd	0	0	-279	-1,100	170	1,529
Rose Kiln Lane N/Elgar Rd	0	0	0	0	3,811	0
Worton Grange	1,383	0	33,910	-492	0	0
Portman Road/Deacon Way	0	0	-902	0	360	542
Green Park	238	66	68,332	0	0	2,237
Caversham	0	-130	805	0	1,757	654
Tilehurst	-29	61	0	0	450	-58
Rest of Reading Borough	208	0	-3,222	0	3,295	53,074
Total for Rest of Reading Borough	4,123	-3	181,782	-1,592	11,883	68,563
Reading Borough	6,103	-148	216,834	-1,592	11,643	100,724

NET FIGURES FOR USE CLASSES LISTED WITHIN SCHEDULES OF INDIVIDUAL COMMITMENTS

Table 2 Planning Permissions (Hard Commitments) Under Construction - Net

NET CHANGE IN FLOORSACE (SQ.M.)	A1	A2	B1	B2	B8	OTHER
Central Reading	143	0	37,280	0	0	2,337
Forbury Industrial Park	0	0	0	0	0	0
Gasworks Site	0	0	0	0	0	0
Total for Central Reading	143	0	37,280	0	0	2,337
Acre Road/Bennet Road	0	0	0	0	0	0
Manor Farm/Gillette Way	242	92	-93	0	0	8,449
Rose Kiln Lane S/Boulton Rd	0	0	0	0	0	0
Rose Kiln Lane N/Elgar Rd	0	0	0	0	0	1,953
Worton Grange	0	0	0	0	0	0
Portman Road/Deacon Way	0	0	0	0	0	0
Green Park	0	0	16,445	0	0	0
Caversham	96	0	-301	0	0	506
Tilehurst	0	0	2,917	0	0	5,179
Rest of Reading Borough	116	-81	-793	-176	0	8,230
Total for Rest of Reading Borough	454	11	18,175	-176	0	24,317
Reading Borough	597	11	55,455	-176	0	26,654

NET FIGURES FOR USE CLASSES LISTED WITHIN SCHEDULES OF INDIVIDUAL COMMITMENTS

Table 3 Planning Permissions (Hard Commitments) Outstanding - Net*

NET CHANGE IN FLOORSPACE (SQ.M.)	A1	A2	B1	B2	B8	OTHER
Central Reading	1,142	-145	72,332	0	-240	33,538
Forbury Industrial Park	981	0	0	0	0	960
Gasworks Site	0	0	0	0	0	0
Total for Central Reading	2,123	-145	72,332	0	-240	34,498
Acre Road/Bennet Road	0	0	-1,114	0	2,040	1,509
Manor Farm/Gillette Way	2,565	92	84,159	0	0	17,525
Rose Kiln Lane S/Boulton Rd	0	0	-279	-1,100	170	1,529
Rose Kiln Lane N/Elgar Rd	0	0	0	0	3,811	1,953
Worton Grange	1,383	0	33,910	-492	0	0
Portman Road/Deacon Way	0	0	-902	0	360	542
Green Park	238	66	84,777	0	0	2,237
Caversham	96	-130	504	0	1,757	1,160
Tilehurst	-29	61	2,917	0	450	5,121
Rest of Reading Borough	324	-81	-4,015	-176	3,295	61,304
Total for Rest of Reading Borough	4,577	8	199,957	-1,768	11,883	92,880
Reading Borough	6,700	-137	272,289	-1,768	11,643	127,378

*Includes developments not started & under construction (sum of tables 1 and 2).

NET FIGURES FOR USE CLASSES LISTED WITHIN SCHEDULES OF INDIVIDUAL COMMITMENTS

Table 4 Proposals Without Permission But Accepted In Principle (Soft Commitments) - Net*

NET CHANGE IN FLOORSPACE (SQ.M.)	A1	A2	B1	B2	B8	OTHER
Central Reading	0	0	13,183	0	0	0
Forbury Industrial Park	0	0	0	0	0	0
Gasworks Site	0	0	0	0	0	0
Total for Central Reading	0	0	13,183	0	0	0
Acre Road/Bennet Road	0	0	0	0	0	0
Manor Farm/Gillette Way	0	0	0	0	0	0
Rose Kiln Lane S/Boulton Rd	0	0	0	0	0	0
Rose Kiln Lane N/Elgar Rd	0	0	0	0	0	0
Worton Grange	0	0	0	0	0	0
Portman Road/Deacon Way	0	0	0	0	0	0
Green Park	0	0	0	0	0	0
Caversham	0	0	0	0	0	0
Tilehurst	0	0	0	0	0	0
Rest of Reading Borough	0	0	0	0	0	0
Total for Rest of Reading Borough	0	0	0	0	0	0
Reading Borough	0	0	13,183	0	0	0

*Figures include categories A and B on the soft commitments schedule. (See paragraph 2.1 of Explanatory Notes)

NET FIGURES FOR USE CLASSES LISTED WITHIN SCHEDULES OF INDIVIDUAL COMMITMENTS

Table 5 Completions During 2008-2009 - Net*

NET CHANGE IN FLOORSPACE (SQ.M.)	A1	A2	B1	B2	B8	OTHER
Central Reading	656	-298	-6,585	150	480	8,363
Forbury Industrial Park	145	0	0	0	0	0
Gasworks Site	0	0	0	0	0	0
Total for Central Reading	801	-298	-6,585	150	480	8,363
Acre Road/Bennet Road	0	0	0	0	0	0
Manor Farm/Gillette Way	177	0	287	0	0	28,468
Rose Kiln Lane S/Boulton Rd	0	0	441	352	0	-77
Rose Kiln Lane N/Elgar Rd	0	0	0	0	0	1,591
Worton Grange	0	0	0	0	0	0
Portman Road/Deacon Way	0	0	-1,110	0	-1,800	3,898
Green Park	0	0	4,430	0	0	0
Caversham	0	0	-385	0	-1,877	-222
Tilehurst	-173	173	-386	0	0	-207
Rest of Reading Borough	2,928	0	-370	910	-398	5,576
Total for Rest of Reading Borough	2,932	173	2,907	1,262	-4,075	39,027
Reading Borough	3,733	-125	-3,678	1,412	-3,595	47,390

*Includes developments completed but vacant or partially vacant & those fully occupied.

NET FIGURES FOR USE CLASSES LISTED WITHIN SCHEDULES OF INDIVIDUAL COMMITMENTS

Table 6 New Floorspace Permitted During 2008-2009 - Net*

NET CHANGE IN FLOORSPACE (SQ.M.)	A1	A2	B1	B2	B8	OTHER
Central Reading	-4,318	904	-4,074	150	-240	18,802
Forbury Industrial Park	1,016	0	0	0	0	0
Gasworks Site	0	0	0	0	0	0
Total for Central Reading	-3,302	904	-4,074	150	-240	18,802
Acre Road/Bennet Road	0	0	0	0	0	0
Manor Farm/Gillette Way	242	92	-93	0	0	8,449
Rose Kiln Lane S/Boulton Rd	0	0	441	-748	0	1,023
Rose Kiln Lane N/Elgar Rd	0	0	0	0	2,119	0
Worton Grange	1,383	0	0	0	0	0
Portman Road/Deacon Way	0	0	-2,012	0	-1,440	4,175
Green Park	238	66	12,480	0	0	2,237
Caversham	0	-130	-120	0	-120	866
Tilehurst	-323	173	0	0	450	270
Rest of Reading Borough	613	0	454	910	-910	-301
Total for Rest of Reading Borough	2,153	201	11,150	162	99	16,719
Reading Borough	-1,149	1,105	7,076	312	-141	35,521

*Refer to paragraph 6.3 of Explanatory Notes for definition of new floorspace counted.

NET FIGURES FOR USE CLASSES LISTED WITHIN SCHEDULES OF INDIVIDUAL COMMITMENTS

Table 7 Lapsed Floorspace During 2008-2009 - Net*

NET CHANGE IN FLOORSPACE (SQ.M.)	A1	A2	B1	B2	B8	OTHER
Central Reading	821	-821	-1,477	0	0	992
Forbury Industrial Park	0	0	0	0	0	0
Gasworks Site	0	0	0	0	0	0
Total for Central Reading	821	-821	-1,477	0	0	992
Acre Road/Bennet Road	0	0	0	0	328	0
Manor Farm/Gillette Way	0	0	0	0	0	0
Rose Kiln Lane S/Boulton Rd	0	0	0	0	0	0
Rose Kiln Lane N/Elgar Rd	0	0	0	0	0	0
Worton Grange	0	0	0	0	0	0
Portman Road/Deacon Way	0	0	446	0	0	-446
Green Park	0	0	0	0	0	0
Caversham	0	0	0	0	0	0
Tilehurst	0	0	-133	0	0	0
Rest of Reading Borough	0	0	0	0	0	292
Total for Rest of Reading Borough	0	0	313	0	328	-154
Reading Borough	821	-821	-1,164	0	328	838

*Refer to paragraph 4.2 of Explanatory Notes.

GROSS FIGURES FOR USE CLASSES LISTED WITHIN SCHEDULES OF INDIVIDUAL COMMITMENTS

Table 8 Planning Permissions (Hard Commitments) Not Started - Gross

GROSS FLOORSPACE (SQ.M.)	A1	A2	B1	B2	B8	OTHER
Central Reading	8,066	1,473	78,323	0	0	36,067
Forbury Industrial Park	981	0	0	0	0	960
Gasworks Site	0	0	0	0	0	0
Total for Central Reading	9,047	1,473	78,323	0	0	37,027
Acre Road/Bennet Road	0	0	0	0	3,010	1,768
Manor Farm/Gillette Way	2,323	0	84,252	0	0	9,076
Rose Kiln Lane S/Boulton Rd	0	0	0	0	1,270	1,529
Rose Kiln Lane N/Elgar Rd	0	0	0	0	6,811	0
Worton Grange	1,383	0	33,910	5,376	0	0
Portman Road/Deacon Way	0	0	0	0	360	542
Green Park	238	66	71,852	0	0	2,428
Caversham	0	0	1,131	0	1,757	654
Tilehurst	121	61	0	0	450	2,444
Rest of Reading Borough	352	0	1,672	0	3,927	62,875
Total for Rest of Reading Borough	4,417	127	192,817	5,376	17,585	81,316
Reading Borough	13,464	1,600	271,140	5,376	17,585	118,343

GROSS FIGURES FOR USE CLASSES LISTED WITHIN SCHEDULES OF INDIVIDUAL COMMITMENTS

Table 9 Planning Permissions (Hard Commitments) Under Construction - Gross

GROSS FLOORSPACE (SQ.M.)	A1	A2	B1	B2	B8	OTHER
Central Reading	143	0	38,583	0	0	3,355
Forbury Industrial Park	0	0	0	0	0	0
Gasworks Site	0	0	0	0	0	0
Total for Central Reading	143	0	38,583	0	0	3,355
Acre Road/Bennet Road	0	0	0	0	0	0
Manor Farm/Gillette Way	423	92	0	0	0	8,810
Rose Kiln Lane S/Boulton Rd	0	0	0	0	0	0
Rose Kiln Lane N/Elgar Rd	0	0	0	0	0	1,953
Worton Grange	0	0	0	0	0	0
Portman Road/Deacon Way	0	0	0	0	0	0
Green Park	0	0	16,445	0	0	0
Caversham	96	0	0	0	0	646
Tilehurst	0	0	2,917	0	0	5,179
Rest of Reading Borough	116	0	0	0	0	8,730
Total for Rest of Reading Borough	635	92	19,362	0	0	25,318
Reading Borough	778	92	57,945	0	0	28,673

GROSS FIGURES FOR USE CLASSES LISTED WITHIN SCHEDULES OF INDIVIDUAL COMMITMENTS

Table 10 Planning Permissions (Hard Commitments) Outstanding - Gross*

GROSS FLOORSPACE (SQ.M.)	A1	A2	B1	B2	B8	OTHER
Central Reading	8,209	1,473	116,906	0	0	39,422
Forbury Industrial Park	981	0	0	0	0	960
Gasworks Site	0	0	0	0	0	0
Total for Central Reading	9,190	1,473	116,906	0	0	40,382
Acre Road/Bennet Road	0	0	0	0	3,010	1,768
Manor Farm/Gillette Way	2,746	92	84,252	0	0	17,886
Rose Kiln Lane S/Boulton Rd	0	0	0	0	1,270	1,529
Rose Kiln Lane N/Elgar Rd	0	0	0	0	6,811	1,953
Worton Grange	1,383	0	33,910	5,376	0	0
Portman Road/Deacon Way	0	0	0	0	360	542
Green Park	238	66	88,297	0	0	2,428
Caversham	96	0	1,131	0	1,757	1,300
Tilehurst	121	61	2,917	0	450	7,623
Rest of Reading Borough	468	0	1,672	0	3,927	71,605
Total for Rest of Reading Borough	5,052	219	212,179	5,376	17,585	106,634
Reading Borough	14,242	1,692	329,085	5,376	17,585	147,016

*Includes developments not started & under construction (sum of tables 8 and 9).

GROSS FIGURES FOR USE CLASSES LISTED WITHIN SCHEDULES OF INDIVIDUAL COMMITMENTS

Table 11 Proposals Without Permission But Accepted In Principle (Soft Commitments) - Gross*

GROSS FLOORSPACE (SQ.M.)	A1	A2	B1	B2	B8	OTHER
Central Reading	0	0	13,183	0	0	0
Forbury Industrial Park	0	0	0	0	0	0
Gasworks Site	0	0	0	0	0	0
Total for Central Reading	0	0	13,183	0	0	0
Acre Road/Bennet Road	0	0	0	0	0	0
Manor Farm/Gillette Way	0	0	0	0	0	0
Rose Kiln Lane S/Boulton Rd	0	0	0	0	0	0
Rose Kiln Lane N/Elgar Rd	0	0	0	0	0	0
Worton Grange	0	0	0	0	0	0
Portman Road/Deacon Way	0	0	0	0	0	0
Green Park	0	0	0	0	0	0
Caversham	0	0	0	0	0	0
Tilehurst	0	0	0	0	0	0
Rest of Reading Borough	0	0	0	0	0	0
Total for Rest of Reading Borough	0	0	0	0	0	0
Reading Borough	0	0	13,183	0	0	0

*Figures include categories A and B on the soft commitments schedule. (See paragraph 2.1 of Explanatory Notes)

GROSS FIGURES FOR USE CLASSES LISTED WITHIN SCHEDULES OF INDIVIDUAL COMMITMENTS

Table 12 Completions During 2008-2009 - Gross*

GROSS FLOORSPACE (SQ.M.)	A1	A2	B1	B2	B8	OTHER
Central Reading	1,212	133	747	150	0	11,088
Forbury Industrial Park	145	0	0	0	0	0
Gasworks Site	0	0	0	0	0	0
Total for Central Reading	1,357	133	747	150	0	11,088
Acre Road/Bennet Road	0	0	0	0	0	0
Manor Farm/Gillette Way	177	0	287	0	0	28,468
Rose Kiln Lane S/Boulton Rd	0	0	793	352	0	0
Rose Kiln Lane N/Elgar Rd	0	0	0	0	0	1,757
Worton Grange	0	0	0	0	0	0
Portman Road/Deacon Way	0	0	0	0	360	3,898
Green Park	0	0	4,430	0	0	0
Caversham	0	0	0	0	0	0
Tilehurst	0	173	0	0	0	0
Rest of Reading Borough	4,298	0	0	910	658	6,924
Total for Rest of Reading Borough	4,475	173	5,510	1,262	1,018	41,047
Reading Borough	5,832	306	6,257	1,412	1,018	52,135

*Includes developments completed but vacant or partially vacant & those fully occupied.

GROSS FIGURES FOR USE CLASSES LISTED WITHIN SCHEDULES OF INDIVIDUAL COMMITMENTS

Table 13 New Floorspace Permitted During 2008-2009 - Gross*

GROSS FLOORSPACE (SQ.M.)	A1	A2	B1	B2	B8	OTHER
Central Reading	2,414	1,473	5,751	150	0	21,151
Forbury Industrial Park	1,016	0	0	0	0	0
Gasworks Site	0	0	0	0	0	0
Total for Central Reading	3,430	1,473	5,751	150	0	21,151
Acre Road/Bennet Road	0	0	0	0	0	0
Manor Farm/Gillette Way	423	92	0	0	0	8,810
Rose Kiln Lane S/Boulton Rd	0	0	793	352	0	1,100
Rose Kiln Lane N/Elgar Rd	0	0	0	0	2,119	0
Worton Grange	1,383	0	0	0	0	0
Portman Road/Deacon Way	0	0	0	0	720	4,175
Green Park	238	66	16,000	0	0	2,428
Caversham	0	0	206	0	1,757	1,006
Tilehurst	0	173	0	0	450	565
Rest of Reading Borough	757	0	1,284	910	0	1,410
Total for Rest of Reading Borough	2,801	331	18,283	1,262	5,046	19,494
Reading Borough	6,231	1,804	24,034	1,412	5,046	40,645

*Refer to paragraph 6.3 of Explanatory Notes for definition of new floorspace counted.

GROSS FIGURES FOR USE CLASSES LISTED WITHIN SCHEDULES OF INDIVIDUAL COMMITMENTS

Table 14 Lapsed Floorspace During 2008-2009 - Gross*

GROSS FLOORSPACE (SQ.M.)	A1	A2	B1	B2	B8	OTHER
Central Reading	821	0	0	0	0	992
Forbury Industrial Park	0	0	0	0	0	0
Gasworks Site	0	0	0	0	0	0
Total for Central Reading	821	0	0	0	0	992
Acre Road/Bennet Road	0	0	0	0	2,743	0
Manor Farm/Gillette Way	0	0	0	0	0	0
Rose Kiln Lane S/Boulton Rd	0	0	0	0	0	0
Rose Kiln Lane N/Elgar Rd	0	0	0	0	0	0
Worton Grange	0	0	0	0	0	0
Portman Road/Deacon Way	0	0	446	0	0	0
Green Park	0	0	0	0	0	0
Caversham	0	0	0	0	0	0
Tilehurst	0	0	0	0	0	0
Rest of Reading Borough	0	0	0	0	0	0
Total for Rest of Reading Borough	0	0	446	0	2,743	292
Reading Borough	821	0	446	0	2,743	1,284

*Refer to paragraph 4.2 of Explanatory Notes.

NET FIGURES FOR BREAKDOWN OF 'OTHER' USES

Table 15 Planning Permissions (Hard Commitments) Not Started - Net

NET CHANGE IN FLOORSPACE (SQ.M.)	A3	A4	A5	C1	C2	D1	D2	SUI GENERIS
Central Reading	2,031	-652	0	20,486	140	6,466	4,259	-1,529
Forbury Industrial Park	230	0	0	0	0	180	550	0
Gasworks Site	0	0	0	0	0	0	0	0
Total for Central Reading	2,261	-652	0	20,486	140	6,646	4,809	-1,529
Acre Road/Bennet Road	0	0	0	0	0	0	0	1,509
Manor Farm/Gillette Way	0	0	0	0	0	0	9,076	0
Rose Kiln Lane S/Boulton Rd	0	0	0	0	0	150	1,100	279
Rose Kiln Lane N/Elgar Rd	0	0	0	0	0	0	0	0
Worton Grange	0	0	0	0	0	0	0	0
Portman Road/Deacon Way	0	0	0	0	0	0	0	0
Green Park	380	0	0	0	0	542	0	0
Caversham	0	0	0	0	1,858	-1	0	0
Tilehurst	30	0	0	0	294	230	130	0
Rest of Reading Borough	120	0	180	0	0	1,693	215	-2,176
Total for Rest of Reading Borough	530	0	180	12,918	13,506	3,581	22,606	343
Reading Borough	2,791	-652	180	33,404	15,658	6,195	33,127	-45
					15,798	12,841	37,936	-1,574

Note: Refer to paragraph 5.1 of Explanatory Notes for definition of Use Classes in above tables.

Note: Where no floorspace figures are available, site area has not been substituted.

NET FIGURES FOR BREAKDOWN OF 'OTHER' USES

Table 16 Planning Permissions (Hard Commitments) Under Construction - Net

NET CHANGE IN FLOORSPACE (SQ.M.)	A3	A4	A5	C1	C2	D1	D2	SUI GENERIS
Central Reading	-113	0	0	0	0	514	1,936	0
Forbury Industrial Park	0	0	0	0	0	0	0	0
Gasworks Site	0	0	0	0	0	0	0	0
Total for Central Reading	-113	0	0	0	0	514	1,936	0
Acre Road/Bennet Road	0	0	0	0	0	0	0	0
Manor Farm/Gillette Way	65	0	0	0	8,243	141	0	0
Rose Kiln Lane S/Boulton Rd	0	0	0	0	0	0	0	0
Rose Kiln Lane N/Elgar Rd	0	0	0	0	0	0	0	1,953
Worton Grange	0	0	0	0	0	0	0	0
Portman Road/Deacon Way	0	0	0	0	0	0	0	0
Green Park	0	0	0	0	0	0	0	0
Caversham	-140	0	0	0	0	0	0	0
Tilehurst	0	0	0	0	0	646	0	0
Rest of Reading Borough	0	0	0	0	0	5,179	0	0
Total for Rest of Reading Borough	-75	0	0	0	2,363	5,587	0	280
Reading Borough	-188	0	0	0	10,606	11,553	0	2,233
					10,606	12,067	1,936	2,233

Note: Refer to paragraph 5.1 of Explanatory Notes for definition of Use Classes in above tables.

Note: Where no floorspace figures are available, site area has not been substituted.

NET FIGURES FOR BREAKDOWN OF 'OTHER' USES

Table 17 Planning Permissions (Hard Commitments) Outstanding - Net*

NET CHANGE IN FLOORSPACE (SQ.M.)	A3	A4	A5	C1	C2	D1	D2	SUI GENERIS
Central Reading	1,918	-652	0	20,486	140	6,980	6,195	-1,529
Forbury Industrial Park	230	0	0	0	0	180	550	0
Gasworks Site	0	0	0	0	0	0	0	0
Total for Central Reading	2,148	-652	0	20,486	140	7,160	6,745	-1,529
Acre Road/Bennet Road	0	0	0	0	0	0	0	1,509
Manor Farm/Gillette Way	65	0	0	0	8,243	141	9,076	0
Rose Kiln Lane S/Boulton Rd	0	0	0	0	0	150	1,100	279
Rose Kiln Lane N/Elgar Rd	0	0	0	0	0	0	0	1,953
Worton Grange	0	0	0	0	0	0	0	0
Portman Road/Deacon Way	0	0	0	0	0	542	0	0
Green Park	380	0	0	0	1,858	-1	0	0
Caversham	-140	0	0	0	294	876	130	0
Tilehurst	30	0	180	0	0	6,872	215	-2,176
Rest of Reading Borough	120	0	0	12,918	15,869	9,168	22,606	623
Total for Rest of Reading Borough	455	0	180	12,918	26,264	17,748	33,127	2,188
Reading Borough	2,603	-652	180	33,404	26,404	24,908	39,872	659

*Includes developments not started & under construction (sum of tables 15 and 16).

Note: Refer to paragraph 5.1 of Explanatory Notes for definition of Use Classes in above tables.

Note: Where no floorspace figures are available, site area has not been substituted.

NET FIGURES FOR BREAKDOWN OF 'OTHER' USES

Table 18 Proposals Without Permission But Accepted In Principle (Soft Commitments) - Net*

NET CHANGE IN FLOORSACE (SQ.M.)	A3	A4	A5	C1	C2	D1	D2	SUI GENERIS
Central Reading	0	0	0	0	0	0	0	0
Forbury Industrial Park	0	0	0	0	0	0	0	0
Gasworks Site	0	0	0	0	0	0	0	0
Total for Central Reading	0	0	0	0	0	0	0	0
Acre Road/Bennet Road	0	0	0	0	0	0	0	0
Manor Farm/Gillette Way	0	0	0	0	0	0	0	0
Rose Kiln Lane S/Boulton Rd	0	0	0	0	0	0	0	0
Rose Kiln Lane N/Elgar Rd	0	0	0	0	0	0	0	0
Worton Grange	0	0	0	0	0	0	0	0
Portman Road/Deacon Way	0	0	0	0	0	0	0	0
Green Park	0	0	0	0	0	0	0	0
Caversham	0	0	0	0	0	0	0	0
Tilehurst	0	0	0	0	0	0	0	0
Rest of Reading Borough	0	0	0	0	0	0	0	0
Total for Rest of Reading Borough	0	0	0	0	0	0	0	0
Reading Borough	0	0	0	0	0	0	0	0

*Figures include categories A and B on the soft commitments schedule. (See paragraph 2.1 of Explanatory Notes)

Note: Refer to paragraph 5.1 of Explanatory Notes for definition of Use Classes in above tables.

Note: Where no floorspace figures are available, site area has not been substituted.

NET FIGURES FOR BREAKDOWN OF 'OTHER' USES

Table 19 Completions During 2008-2009 - Net*

NET CHANGE IN FLOORSACE (SQ.M.)	A3	A4	A5	C1	C2	D1	D2	SUI GENERIS
Central Reading	1,048	0	0	6,364	800	204	-2,385	2,332
Forbury Industrial Park	0	0	0	0	0	0	0	0
Gasworks Site	0	0	0	0	0	0	0	0
Total for Central Reading	1,048	0	0	6,364	800	204	-2,385	2,332
Acre Road/Bennet Road	0	0	0	0	0	0	0	0
Manor Farm/Gillette Way	0	0	0	17,799	0	169	0	10,500
Rose Kiln Lane S/Boulton Rd	0	0	0	0	0	0	0	-77
Rose Kiln Lane N/Elgar Rd	0	0	0	0	0	0	0	1,591
Worton Grange	0	0	0	0	0	0	0	0
Portman Road/Deacon Way	0	0	0	0	0	0	3,633	265
Green Park	0	0	0	0	0	0	0	0
Caversham	0	0	0	0	0	0	-222	0
Tilehurst	0	0	0	-207	0	0	0	0
Rest of Reading Borough	336	0	0	0	612	3,234	2,560	-1,166
Total for Rest of Reading Borough	336	0	0	17,592	612	3,403	5,971	11,113
Reading Borough	1,384	0	0	23,956	1,412	3,607	3,586	13,445

*Includes developments completed but vacant or partially vacant & those fully occupied.

Note: Refer to paragraph 5.1 of Explanatory Notes for definition of Use Classes in above tables.

Note: Where no floorspace figures are available, site area has not been substituted.

NET FIGURES FOR BREAKDOWN OF 'OTHER' USES

Table 20 New Floorspace Permitted During 2008-2009 - Net*

NET CHANGE IN FLOORSPACE (SQ.M.)	A3	A4	A5	C1	C2	D1	D2	SUI GENERIS
Central Reading	2,262	-652	0	11,973	140	2,066	2,867	146
Forbury Industrial Park	0	0	0	0	0	0	0	0
Gasworks Site	0	0	0	0	0	0	0	0
Total for Central Reading	2,262	-652	0	11,973	140	2,066	2,867	146
Acre Road/Bennet Road	0	0	0	0	0	0	0	0
Manor Farm/Gillette Way	65	0	0	0	8,243	141	0	0
Rose Kiln Lane S/Boulton Rd	0	0	0	0	0	0	1,100	-77
Rose Kiln Lane N/Elgar Rd	0	0	0	0	0	0	0	0
Worton Grange	0	0	0	0	0	0	0	0
Portman Road/Deacon Way	0	0	0	0	0	542	3,633	0
Green Park	380	0	0	0	1,858	-1	0	0
Caversham	-140	0	0	0	0	876	130	0
Tilehurst	0	0	150	0	0	120	0	0
Rest of Reading Borough	0	0	0	312	385	-361	169	-806
Total for Rest of Reading Borough	305	0	150	312	10,486	1,317	5,032	-883
Reading Borough	2,567	-652	150	12,285	10,626	3,383	7,899	-737

*Refer to paragraph 6.3 of Explanatory Notes for definition of new floorspace counted.

Note: Refer to paragraph 5.1 of Explanatory Notes for definition of Use Classes in above tables.

Note: Where no floorspace figures are available, site area has not been substituted.

NET FIGURES FOR BREAKDOWN OF 'OTHER' USES

Table 21 Lapsed Floorspace During 2008-2009 - Net*

NET CHANGE IN FLOORSPACE (SQ.M.)	A3	A4	A5	C1	C2	D1	D2	SUI GENERIS
Central Reading	0	0	0	0	0	992	0	0
Forbury Industrial Park	0	0	0	0	0	0	0	0
Gasworks Site	0	0	0	0	0	0	0	0
Total for Central Reading	0	0	0	0	0	992	0	0
Acre Road/Bennet Road	0	0	0	0	0	0	0	0
Manor Farm/Gillette Way	0	0	0	0	0	0	0	0
Rose Kiln Lane S/Boulton Rd	0	0	0	0	0	0	0	0
Rose Kiln Lane N/Elgar Rd	0	0	0	0	0	0	0	0
Worton Grange	0	0	0	0	0	0	0	0
Portman Road/Deacon Way	0	0	0	0	0	0	0	0
Green Park	0	0	0	0	0	-446	0	0
Caversham	0	0	0	0	0	0	0	0
Tilehurst	0	0	0	0	0	0	0	0
Rest of Reading Borough	0	0	0	0	292	0	0	0
Total for Rest of Reading Borough	0	0	0	0	292	-446	0	0
Reading Borough	0	0	0	0	292	546	0	0

*Refer to paragraph 4.2 of Explanatory Notes.

Note: Refer to paragraph 5.1 of Explanatory Notes for definition of Use Classes in above tables.

Note: Where no floorspace figures are available, site area has not been substituted.

B

**Detailed Schedules of
Individual Hard & Soft
Commitments**

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Spce	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
Central Reading Central Reading	The Midmay Partnership St Lawrence Hall/Abbey Mill House ABBEY SQUARE	App no 204/00282 Pmtid Nov 2004 Full Site Area 0.21	A3 B1	0 13122	0 13122	0 13122	U/C U/C	Redevelopment of offices (3,100 sq.m.) & public house (1,375 sq.m.) to provide offices, thirty two flats and restaurant with access and car parking. Supersedes 01/00833 (full). Demolition complete at March 2004. District Ref: 04/00262/F	Offices Offices Public House	Offices Residential Restaurants
+	Canmoor Asset Management Aldwych House 2 BLAGRAVE STREET	App no 208/01093 Pmtid Dec 2008 Full Site Area 0.24	B1	5424	5424	5424	N/S	Refurbishment of office building including new cladding & inclusion of two additional floors. District Ref: 08/01093/F	Offices	Offices
(	Tenniel Ltd 9-15 BLAGRAVE STREET	App no 206/01289 Pmtid Jan 2007 Full Site Area 0.03	B1	0	-1095	0	Complete	COU from offices to fourteen flats (twelve 1-bed & two 2-bed) with retention of office (219 sq.m.) on ground floor. See 07/01235 (full) for additional development at ground floor. District Ref: 06/01289/F	Offices	Residential
(	Mr H Blower 9-15 BLAGRAVE STREET	App no 207/01235 Pmtid Nov 2007 Full Site Area 0.02	A1 B1	140 0	140 -140	140 -140	Complete Complete	COU from office to retail use at ground floor level. See 06/01560 (full) for additional development. District Ref: 07/01235/F	Offices	Retail - Shops
+	Barclays Bank PLC 90-93 BROAD STREET	App no 208/01167 Pmtid Oct 2008 Full Site Area 0.05	A1 A2	0 1109	-1109 1109	0 1109	N/S N/S	COU from retail to financial & professional services plus alteration to shop front. District Ref: 08/01167/F	Retail - Shops	Financial/Profe
(	Broad Street Mall Units 39 & 41 BROAD STREET MALL	App no 203/00672 Pmtid Jun 2003 Full Site Area 0.00	A1 A2	0 0	0 0	0 0	Lapsed Lapsed	COU from financial and professional services (821 sq.m.) to retail (821 sq.m.). See 03/00752 (full) for alternative development. District Ref: 03/00672/F	Financial/Prof	Retail - Shops
(	Broad Street Mall Units 39 & 41 BROAD STREET MALL	App no 203/00752 Pmtid Aug 2003 Full Site Area 0.04	A1 A2	821 0	821 -821	821 -821	Lapsed Lapsed	COU from financial and professional services to retail. See 03/00672 (full) for alternative development. District Ref: 03/00752/F	Financial/Prof	Retail - Shops
+	Mrs A Johnson Units 103-105 Broad St Mail BROAD STREET	App no 208/01481 Pmtid Jan 2009 Full Site Area 0.10	A1 D1	0 950	-950 950	0 950	N/S N/S	COU from retail to medical services. District Ref: 08/01481/F	Retail - Shops	Dr/Dentist

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Spce	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
	G H Marshall Ltd 10-14 CAREY STREET	App no 204/00199 Pmtid May 2004 Full	B1	0	-660		Complete	Redevelopment of light industrial buildings & two dwellings to provide four 1-bed flats & twelve 2/3 bed dwellings. Demolition complete. Dwellings not started.	Light industry Residential	Residential Residential
+	Silver Crescent Est Ltd 154 CASTLE HILL	Site Area 0.07						District Ref: 04/00199/F	U B U	
+	Mr P Thompson Glasson House 3-5 CASTLE STREET	App no 207/01204 Pmtid Aug 2008 Full	B1	0	-470		U/C	COU from offices to residential comprising three 1-bed & three 2-bed flats with associated alterations & erection of refuse store.	Offices	Residential
		Site Area 0.07					Complete	District Ref: 07/01204/F	U B U	Residential
+	Sports World Int. Unit 5 Vastern Court CAVERSHAM ROAD	App no 204/00351 Pmtid Jun 2004 Full	B1	0	-320			COU from offices to three dwellings.	Offices	Residential
+		Site Area 0.02						District Ref: 04/00351/F	U B U	
+	Mr Sharp 21 CAVERSHAM ROAD	App no 207/01638 Pmtid Apr 2008 Full	A1 A1 D2	0 0 2322	-2322 0 2322		N/S N/S N/S	COU from retail to leisure and/or retail at ground floor level.	Retail - Shops	Leisure
+		Site Area 0.23						District Ref: 07/01638/F	U B U	
+	Gurdev Singh Sandhu 130 CAVERSHAM ROAD	App no 207/01442 Pmtid Mar 2009 Full	A1 B1	90 0	-53 -187		N/S N/S	Redevelopment of retail premises & offices to provide a retail unit (37sqm), at ground floor level with nine flats above.	Offices Retail - Shops	Residential Retail - Shops
+		Site Area 0.01						District Ref: 07/01442/F	U B U	
+		App no 208/00709 Pmtid Sep 2008 Full	A1	0	-159		N/S	COU from retail premises to a single dwelling.	Retail - Shops	Residential
	Mr & Mrs D Staples Rainbow Corner Hotel 132-138 CAVERSHAM ROAD	Site Area 0.02						District Ref: 08/00709/F	U B U	Hotels
		App no 204/01124 Pmtid Dec 2004 Full	C1	177	177		N/S	Alterations and extensions to 25-bed hotel to provide 19-bed hotel.	Hotels	
		Site Area 0.70						District Ref: 04/01124/F	U B U	
+	Cafe Rouge St Marys Church House CHAIN STREET	App no 208/00857 Pmtid Oct 2008 Full	A3 B1	580 0	580 -534		N/S N/S	COU from office to restaurant plus erection of single storey rear extension (46sqm), internal alterations, external decoration & outdoor seating area.	Offices	Restaurants
+		Site Area 0.05						District Ref: 08/00857/F	U B U	

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Space	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
	Amec Developments Ltd Chatham Street Car Park Complex CHATHAM STREET	App no 205/00850 Pmtid Nov 2005 Outline Site Area 3.26	A1 A2 A3 B1 C1 D2	3055 0 0 33295 6750 1392	3055 0 0 33295 6750 1392		N/S N/S N/S N/S N/S N/S	Phase 2 of mixed use dev of 52,305 sqm g.e.a. + optional residential, offices, (100-200 bed) hotel, flexible grnd floor uses of retail/ financial/food & drink, public swimming pool & parking (8313 sqm). Part sup's 03/00825. See 05/00849. District Ref: 05/00850/O	Vehicle Vehicle Vehicle Vehicle Vehicle Vehicle	Financial/Profe Food & Drink Hotels Offices Retail - Shops Swimming
+	Mr Razia Ahmed Alfreds Head PH 148-148 CHATHAM STREET	App no 207/01616 Pmtid Dec 2008 Full Site Area 0.04	A4 SG	0 150	-200 150		N/S N/S	COU from bedrooms ancillary to public house at first & second floor levels to a 5-bedroom hostel with retention of public house at ground floor & basement levels. Soft commitment at March 2008 District Ref: 07/01616/F	Public House	Hostels
	Imperial Property Co (Reading) 12-18 CROWN STREET	App no 206/01116 Pmtid Dec 2006 Full Site Area 0.08	C1	553	553		Complete	Erection of extension to roof to provide an additional ten serviced apartments for hotel.	Hotels	Hotels
	Reading College 10 DUKE STREET	App no 203/00260 Pmtid May 2003 Full Site Area 0.02	B1 D1	0 220	-220 220		Lapsed Lapsed	District Ref: 06/01116/F COU from offices to a "Learn Direct" training centre at second floor level.	Offices	Further Ed
(	A B Walker & Sons Ltd Eldon House 36 ELDON ROAD	App no 206/00643 Pmtid Aug 2006 Full Site Area 0.02	A1	446	69		Superseded	District Ref: 03/00260/F Refurbishment & erection of extensions to Funeral Directors (446 sq.m. gross/377 sq.m. net). Superseded by 07/00329/F.	Ret-Funeral	Ret-Funeral
(	AB Walker & Sons Ltd Eldon House 36 ELDON ROAD	App no 207/00329 Pmtid May 2007 Full Site Area 0.03	A1	164	123		Complete	District Ref: 06/00643/F Refurbishment & extension to existing building to accommodate two new chapels & enlarge the mortuary. Supersedes 06/00643 (full).	Ret-Funeral	Ret-Funeral
	The Reading Central Trust NCP Car Park FORBURY ROAD	App no 207/00859 Pmtid Dec 2007 Full Site Area 0.66	B1	25461	25461		U/C	District Ref: 07/00329/F Erection of an 11 storey office building with associated access, car parking, servicing & landscaping.	Vehicle	Offices
	JLPBS (FORBURY) Ltd Energis House FORBURY ROAD	App no 201/00643 Pmtid Oct 2004 Full Site Area 1.80	B1	34270	12270	2	N/S	District Ref: 07/00859/F Redevelopment of offices to provide three office buildings (part superseded by 207/00859). Balance shown here for the remaining two buildings (19,410sq.m & 14,860sq.m)	Offices	Offices
								District Ref: 01/00643/F	U B U	

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Spce	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
(	Argent Estates Ltd 1 Forbury Square THE FORBURY	App no Pmtid Full Site Area 0.00	A1 A2 A3 B1	1291 0 0 0	1291 0 0 -1291		N/S N/S Complete N/S	COU from offices to retail, financial & professional services, food & drink (140 sqm - complete 307) or office uses within the ground floor of unit 4 & creation of store ancilli to restaurant at basement of unit 2. See 07/01496 & 07/01655 for add dev. District Ref: 03/01134/F	Offices Offices Offices	Financial/Profe Food & Drink Retail - Shops
(	Morley Fund Management Ltd Davidson House Forbury Square THE FORBURY	App no Pmtid Full Site Area 0.03	A1 A2 A3 A4 B1	578 0 0 0 0	578 0 -578 0 0		N/S N/S N/S N/S N/S	COU from food & drink use at ground floor & basement of office building to allow flexible uses of A1, A2, A3, A4 & B1 in unit 2A & 2C, and A1, A2, A3, & B1 uses in unit 4. See 03/01134 (full) & 07/01655 (full) for additional developments. District Ref: 07/01496/F	Food & Drink Food & Drink Food & Drink Food & Drink Food & Drink	Financial/Profe Offices Public House Restaurants Retail - Shops
(	Morley Fund Management Ltd Davidson House Forbury Square THE FORBURY	App no Pmtid Full Site Area 0.02	A1 A2 A3 B1	0 0 0 230	-230 0 0 230		N/S N/S N/S N/S	COU of unit 4 at basement level from retail & restaurant use to flexible uses of retail, financial & professional services, restaurant or office. See 03/01134 (full) & 07/01496 (full) for additional developments. District Ref: 07/01655/F	Restaurants Restaurants Retail - Shops Retail - Shops	Offices Restaurants Financial/Profe Retail - Shops
+ *	35 (Friar Street) Ltd 35-38 FRIAR STREET	App no Pmtid Full Site Area 0.10	A1 A2 A3 B1 C1 D2	567 0 0 0 5612 324	-459 0 0 0 -1576 5612 324		N/S N/S N/S N/S N/S N/S	Redev of 4 storey bldg with retail at gnd floor & offices above to form 7 storey building with retail, financial & professional & restaurant uses at ground floor, leisure use in basement & 83-bedroom hotel use serviced apartments above. Soft at 3/08. District Ref: 07/01686/F	Offices Retail - Shops Retail - Shops Retail - Shops Retail - Shops Retail - Shops	Hotels Financial/Profe Leisure Restaurants Retail - Shops
	Ealing Family Housing Association Friars Walk 47 FRIAR STREET	App no Pmtid Full Site Area 1.32	A1 B1	0 0	-370 -3452		N/S N/S	COU from retail (lower ground floor) & offices to thirty-four 1-bed & thirty-seven 2-bed flats plus vertical extension/refurbishment. See 02/00046 (f) & 01/01037 (f). Part of RBLP site C7. District Ref: 05/00441/F	Offices Retail - Shops	Residential Residential
+ *	Mr S Bharmal 106 FRIAR STREET	App no Pmtid Full Site Area 0.02	A1 A3	0 212	-212 212		N/S N/S	COU from shop to restaurant.	Retail - Shops	Restaurants
	Cityscene Properties Ltd 173-175 FRIAR STREET	App no Pmtid Full Site Area 1.32	A1 A3 B1 D2	22 0 0 2135	22 -113 -729 2135		U/C U/C U/C U/C	Refurbishment of shopping arcade, food & drink use & offices with partial demolition & addition of health club & fourteen dwellings plus additional arcade & shared ancillary spaces (793 sq.m. in total). District Ref: 06/01560/F	Food & Drink Offices Retail - Shops	Leisure Residential Retail - Shops
+ *	JLPBS Garrard Ltd Garrard House 30 GARRARD STREET	App no Pmtid Full Site Area 0.15	A1 B1 C1 D2	100 0 5777 221	100 -4378 5777 221		N/S N/S N/S N/S	COU from offices to 94-bedroom apart hotel, with spa at basement & cafe at ground floor level, involving formation of 2-storey roof extension (1720 sq.m) to add accommodation, & associated alterations. District Ref: 07/01393/F	Offices Offices Offices	Hotels Leisure Retail - Shops

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross Floor Space	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
	Simon Bridbury The Fez GUN STREET	App no 207/00303 Pmtid May 2007 Full	A3 D2	913 0	913 -956		Complete Complete	COU from nightclub to restaurant with some minor alterations.	Night Club	Restaurants
+ *	Phemace Ltd 2 KINGS ROAD	Site Area 0.06 App no 208/01726 Pmtid Feb 2009 Full	A1 A3	0 162	-162 162		N/S N/S	District Ref: 07/00303/F COU from retail to restaurant & cafe.	Retail - Shops	Restaurants
	Mr Roger McKenna Abbey Gate 57-75 KINGS ROAD	Site Area 0.02 App no 207/00945 Pmtid Sep 2007 Full	B1 B8	420 0	420 480		Complete Complete	District Ref: 08/01726/F Conversion of half of existing fourth floor storage space into office space & erection of 4 pitched roof dormers with ails to existing ones. Replacement of decorative balustrades & facade.	Offices	Offices
	Capital Commerce Ltd 60-62 KINGS ROAD	Site Area 0.20 App no 204/01308 Pmtid Jan 2005 Full	B1	0	-490		Complete	District Ref: 07/00945/F COU from offices to eight 1/2-bed flats on upper floors with extension to retail unit (6 sq.m.).	Offices	Residential
	Kenavca 120 KINGS ROAD	Site Area 0.02 App no 206/00274 Pmtid Jul 2006 Full	A1 B1 SG	761 0 0	761 -2231 -828		N/S N/S N/S	District Ref: 04/01308/F Redevelopment of offices & car repairs to provide one hundred & eight residential apartments and ground & first floor retail units. RBLP site C30.	Motoring Offices	Retail - Shops Residential
	Mr Richard Kenwood Talisman House 181-183 KINGS ROAD	Site Area 0.17 App no 207/01354 Pmtid Feb 2008 Full	B1	0	-677		N/S	District Ref: 06/00274/F COU from offices to fourteen residential apartments. Reinstatement of original design of two properties by installing a party wall between numbers 181 & 183.	Offices	Residential
	Thames Valley University Kings Road Campus KINGS ROAD	Site Area 0.09 App no 207/01015 Pmtid Feb 2008 Full	D1	5971	5351		N/S	District Ref: 07/01354/F Demolition of two single storey buildings & erection of one 5 storey academic building.	Higher Ed/Uni	Higher Ed/Uni
(	London & Silver Developments Ltd Signal House LETCOMBE STREET	Site Area 3.60 App no 206/00159 Pmtid May 2006 Full	A1 A2 B1 C1	488 133 0 5678	488 133 0 5678		Complete Complete Complete Complete	District Ref: 07/01015/F Redevelopment of offices (2,123m2.) to provide 151 bed hotel with ancillary restaurant, two commercial units (A1/A2 & A1/A2/A3 uses) & associated parking on 0.314ha. Demolition complete & counted at March 2007. (part superseded by 08/01433) District Ref: 06/00159/F	Offices Offices Offices	Financial/Profe Hotels Retail - Shops

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Spce	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
(+ *	The Whitbread Group Premier Inn LETCOMBE STREET	App no 208/01433 Pmtid Dec 2008 Full Site Area 0.02	A1 A2 A3 C1	0 0 0 133	0 -133 0 133		Complete Complete Complete Complete	COU from retail/ financial professional/restaurant at ground floor level to restaurant & meeting room ancillary to hotel with alterations to elevation at ground floor level. See 06/00159 (full) for original development. part superseded by this application District Ref: 08/01433/F U B U	Financial/Prof Restaurants Retail - Shops Hotels Hotels	Hotels Hotels Hotels
(	Michael Shanley Investments Redstor House 1 LONDON ROAD	App no 206/00692 Pmtid Aug 2006 Full Site Area 0.00	A3 B1	237 0	237 -353		Superseded Superseded	COU from offices (353 sq.m.) to restaurant at ground & first floor levels (237 sq.m.) & to one 1-bed & one 2-bed flats at second floor level. Superseded by 06/01092 (full). District Ref: 06/00692/F U B U	Offices Offices	Residential Restaurants
(	Michael Shanley Investments Redstor House 1 LONDON ROAD	App no 206/01092 Pmtid Nov 2006 Full Site Area 0.01	A1 A2 B1	111 0 0	111 0 -353		Complete Complete Complete	COU from offices to retail or financial & professional services at ground floor level with four 1-bed flats at first & second floor levels. Supersedes 06/00692 (full). (Vacant) District Ref: 06/01092/F U B U	Offices Offices Offices	Financial/Prof Residential Retail - Shops
+ *	Mr TB Snook 3 - 5 LONDON ROAD	App no 206/00991 Pmtid Jan 2009 Full Site Area 0.01	B1	0	-184		N/S	COU from office to residential & adjusting rear extensions to avoid overlooking. District Ref: 06/00991/F U B U	Offices	Residential
(+ *	Reading Borough Council Kendrick School 41-43 LONDON ROAD	App no 208/00423 Pmtid Jun 2008 REG3 Site Area 0.15	D1	261	163		U/C	Erection of infill extension to provide new science labs & ancillary areas. See 08/00422 (Reg 3) for additional development. District Ref: 08/00423/R3 U B U	Secondary Ed	Secondary Ed
(+ *	Reading Borough Council Kendrick School 41-43 LONDON ROAD	App no 208/00422 Pmtid Oct 2008 REG3 Site Area 1.85	D1	794	584		U/C	Redevelopment of temporary classroom block (210sqm) to provide a new 3 storey sixth form centre. See 08/00423/REG3 for additional development. District Ref: 08/00422/R3 U B U	Secondary Ed	Secondary Ed
	Donnington House Hotel 78-86 LONDON ROAD	App no 204/00520 Pmtid Dec 2004 Full Site Area 0.29	C1	2580	1580		N/S	Refurbishment and extension of 78-80 London Road to provide ten flats, redevelopment of 32 bed hotel at 82-86 as a seventy bed hotel. District Ref: 04/00520/F U B U	Hotels Residential	Hotels Residential
	Dr Shahid Sharif 34 Eldon Terrace and 79 LONDON ROAD	App no 204/00344 Pmtid Nov 2004 Full Site Area 0.12	B1	0	-340		N/S	Revised scheme to 03/01290 for COU from offices to flats with demolition of hall and erection of extension to provide two further flats. Erection of 2 storey block of four flats following demolition of car wash. District Ref: 04/00344/F U B U	Offices	Residential

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F/Space	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
	Hirsch Properties 98 LONDON ROAD	App no Pmt'd Full 207/01383 Dec 2007	B1	0	-250		Complete	COU from offices to six flats. Supersedes 07/01037 (full).	Offices	Residential
+	Mr & Mrs C Lallo 100 LONDON ROAD	Site Area 0.35 App no Pmt'd Full 208/01699 Jan 2009	B1	0	-245		Complete	District Ref: 07/01383/F COU from offices to six flats.	Offices	Residential
(	Toneprime Ltd Alexandra House 103 LONDON ROAD	Site Area 0.04 App no Pmt'd Full 205/00771 Nov 2005	B1	0	0		N/S	District Ref: 08/01699/F Redevelopment of offices (836 sq.m.) to provide eleven residential units (two 1-bed & nine 2-bed flats). See 06/01423 (full) for alternative development.	Offices	Residential
(	Mr Jacob Grunhut Alexandra House 103 LONDON ROAD	Site Area 0.00 App no Pmt'd Full 206/01423 Feb 2007	B1	0	-836		N/S	District Ref: 05/00771/F Redevelopment of offices to provide eight flats with 8 parking spaces. See 05/00771 (full) for alternative development.	Offices	Residential
	Bexter Ltd 75-77 LONDON STREET	Site Area 0.08 App no Pmt'd Full 207/00761 Mar 2008	D2 SG	0 1485	-1429 1485		Complete Complete	District Ref: 06/01423/F Refurbishment of ground floor to include COU from leisure to private function hall including rear single storey extension (56 sqm). Supersedes 06/00035 (full).	Leisure	Community
	Mr P Stevens 74-76 LONDON STREET	Site Area 0.17 App no Pmt'd Full 203/01503 Mar 2004	B1 SG	0 0	-485 0		Lapsed Lapsed	District Ref: 07/00761/F Alteration & COU from offices to nine 1/2 bed apartments. Redevelopment of garage to provide five 1/2 bed mews houses. (no floorspace given for garage)	Offices	Residential
	Unite Crown House & 132 - 134 LONDON STREET	Site Area 0.11 App no Pmt'd Full 207/00199 May 2007	B1	0	-2763		Complete	District Ref: 03/01503/F COU from office to residential to provide fifty two flats for student occupation, extensions & external alterations with retention of retail at ground floor level. Supersedes 05/01049 (full).	Offices Retail - Shops	Ed-Accommod Retail - Shops
	The Foyle Foundation 1-2 MARKET PLACE	Site Area 0.98 App no Pmt'd Full 205/01399 Feb 2006	A2 B1	0 972	-972 972		N/S N/S	District Ref: 07/00199/F COU from financial & professional services ancillary to bank at ground floor to offices at 1st, 2nd & 3rd floor levels.	Financial/Prof	Offices
		Site Area 0.05						District Ref: 05/01399/F	U B U	

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Space	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
+ *	Business Environment Soane Point 6-8 MARKET PLACE	App no 208/00120 Pmtid Oct 2008 Full Site Area 0.04	A2 A3	0 436	-436 436		N/S N/S	COU from financial & professional services to a restaurant	Financial/Prof	Restaurants
+ *	Mr R Whiting 27-32 MARKET PLACE	App no 208/00969 Pmtid Nov 2008 Full Site Area 0.05	A1 A2 A3 A4 C1 SG	125 4 407 198 451 0	102 4 407 -452 451 -501		N/S N/S N/S N/S N/S N/S	District Ref: 08/00120/F COU from a bar & retail use to basement bar, ground floor retail units, & mixed use 9-bed hotel/restaurant/bar on first, second & third floors. Part demolition of rear of building, 3-storey extension to rear, refurbishment & new market place facade, District Ref: 08/00969/F	Public House Public House Retail - Shops Retail - Shops Retail - Shops	Public House Restaurants Financial/Prof Hotels Retail - Shops
+ *	Hammerson PLC Riverside Level Bridge Street THE ORACLE	App no 208/01544 Pmtid Dec 2008 Full Site Area 0.03	A3 B8	330 0	330 -240		N/S N/S	COU & extension (90sqm) of bicycle storage area to provide a cafe/restaurant.	Storage	Restaurants
+ *	Costa Coffee Unit L30 The Lower Mall THE ORACLE	App no 208/01612 Pmtid Dec 2008 Full Site Area 0.01	A1 A3	0 135	-135 135		Complete Complete	District Ref: 08/01544/F COU from retail to a coffee shop.	Retail - Shops	Restaurants
+ *	Hammerson PLC The Oracle BRIDGE STREET	App no 208/01545 Pmtid Feb 2009 Full Site Area 0.04	A1	1223	1223		N/S	District Ref: 08/01612/F Erection of extension to The Oracle to provide additional retail space linked to The Oracle shopping centre at lower & upper mall levels with storage at roof level over the existing area at Yield Hall Place. (Net tradeable area of 918 sq.m.)	Retail - Shops	Retail - Shops
	Travelodge Hotels Ltd Travelodge Reading Central Hotel 60 OXFORD ROAD	App no 207/01003 Pmtid Sep 2007 Full Site Area 0.01	A3 C1	0 139	-139 139		N/S N/S	District Ref: 08/01545/F COU of part of ground floor from restaurant to provide 5 additional hotel bedrooms.	Restaurants	Hotels
+ *	Reading Welfare Rights Unit 101 OXFORD ROAD	App no 208/00874 Pmtid Sep 2008 Full Site Area 0.05	D1 SG	0 340	-340 340		Complete Complete	District Ref: 07/01003/F COU from doctors surgery to consulting rooms & ancillary offices for Welfare Rights unit.	Dr/Dentist	Community
+ *	Mr Prajapati & Mr Bhardwaj 120 OXFORD ROAD	App no 207/00758 Pmtid Sep 2008 Full Site Area 0.08	B1	0	-271		N/S	District Ref: 08/00874/F COU of listed building from offices to three residential units & erection of further residential block creating six units. Allowed on appeal.	Offices	Residential
								District Ref: 07/00758/F		

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Space	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
	M J Thompson 121 OXFORD ROAD	App no 206/00707 Pmt'd Aug 2006 Full	B1	0	-345		Complete	COU from offices to six 2-bed flats incorporating erection of a 2 storey rear extension.	Offices	Residential
+ *	Mr M Malecki 181A OXFORD ROAD	Site Area 0.00 App no 208/01518 Pmt'd Jan 2009 Full	A1 A2	0 111	-111 111		N/S N/S	District Ref: 06/00707/F COU from retail to accountancy business.	U B U Retail - Shops	Financial/Profe
	Avery Clifford & Co 155 & 157 OXFORD ROAD	Site Area 0.01 App no 206/01525 Pmt'd Mar 2007 Full	A2	0	-298		Complete	District Ref: 08/01518/F COU from financial & professional services to four self-contained flats at upper floor levels.	U B U Financial/Prof	Residential
+ *	Mr Girder 1A PROSPECT MEWS	Site Area 0.04 App no 207/01608 Pmt'd May 2008 Full	B1 SG	0 507	-507 507		Complete Complete	District Ref: 06/01525/F COU from light industrial use to a car workshop. (Retrospective).	U B U Light industry	Motoring
+ *	Mr Neil Cadden 2A PROSPECT MEWS	Site Area 0.06 App no 208/00729 Pmt'd Nov 2008 Full	B1	0	-150		N/S	District Ref: 07/01608/F Redevelopment of light industrial building to provide four 2-bed flats & two 1-bed flats including COU (resubmission of 08/00347).	U B U Light industry	Residential
+ *	Harmill Developments Ltd 24 - 26 QUEENS ROAD	Site Area 0.04 App no 206/01173 Pmt'd Apr 2008 Full	B1	0	-498		N/S	District Ref: 09/00729/F COU from offices to five flats with two flats in the current rear extension and one flat on each of the floors of the main building.	U B U Offices	Residential
+ *	Mr J Lynch 28 QUEENS ROAD	Site Area 0.05 App no 207/01369 Pmt'd Jan 2009 Full	B1	0	-247		N/S	District Ref: 06/01173/F COU from offices to four self-contained flats, involving part demolition of rear extension and associated alterations.	U B U Offices	Residential
+ *	The Harley Medical Group 34 QUEENS ROAD	Site Area 0.02 App no 208/01035 Pmt'd Oct 2008 Full	B1 D1	0 164	-164 164		Complete Complete	District Ref: 07/01369/F COU from office to non-residential institution use for medical/health care.	U B U Offices	Clinics
		Site Area 0.07						District Ref: 08/01035/F	U B U	

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Space	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
	Greendev (Harrow) Ltd Sun Life House 85 - 103 QUEENS ROAD	App no Pmtid Full Site Area 0.00	A1 B1	121 0	121 0		U/C Complete	Redevelopment of offices at Sun Life House (1,444 sq.m.) to provide eighty one residential units & commercial units (121 sq.m. for A1- A5 use). Supersedes 08/00650 (full). Demolition complete & counted at March 2008. District Ref: 07/00302/F	Offices Offices	Residential Retail - Shops
+ *	Mr B Khanna 101-105 QUEENS ROAD	App no Pmtid Full Site Area 0.10	A1 A2 A3 D1	0 0 0 380	-380 0 0 380		Complete Complete Complete Complete	COU from retail/ financial & professional services/ restaurant to a dental clinic at ground floor level. District Ref: 08/00778/F	Financial/Prof Restaurants Retail - Shops	Dr/Dentist Dr/Dentist Dr/Dentist
	Metropolitan City Properties (RDG) 17-23 QUEEN VICTORIA STREET	App no Pmtid Full Site Area 0.05	B1	0	-845		N/S	COU from offices to residential at 1st, 2nd & 3rd floors to provide thirteen flats (1 studio, four 2-bed & eight 1-bed). District Ref: 06/00511/F	Offices	Residential
	Mr Ashan Ullah 8 QUEENS WALK	App no Pmtid Full Site Area 0.02	A2 A3	0 210	-210 210		N/S N/S	COU from financial and professional services to food and drink use. Incorrectly recorded as under construction at March 2008. District Ref: 03/01013/F	Financial/Prof	Restaurants
	Mr Thompson 23 RUSSELL STREET	App no Pmtid Full Site Area 0.06	B1	0	-396		N/S	COU from offices to seven residential flats (resubmission of 07/00353). District Ref: 07/00769/F	Offices	Residential
+ *	Endworth Developments Ltd 81 RUSSELL STREET	App no Pmtid CLE Site Area 0.00	B2	150	150		Complete	Certificate of lawful existing use of four general industrial units for car maintenance & servicing. District Ref: 08/00153/C	Gen. Industry	Gen. Industry
+ *	Daws Investments 1st Floor Offices 60 ST MARYS BUTTS	App no Pmtid Full Site Area 0.03	A2 B1	249 0	249 -249		N/S N/S	COU from offices to financial & professional use. District Ref: 07/01125/F	Offices	Financial/Profe
+ *	Mr K Iqbal 3-5 SIDMOUTH STREET	App no Pmtid Full Site Area 0.06	B1 D1	0 165	-165 165		N/S N/S	COU from offices for Welfare Rights Unit to educational charity. District Ref: 08/00397/F	Offices	Community

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Spce	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
	Richard Turner 62-68 SILVER STREET	App no 206/00708 Pmtid Aug 2006 Full	B1	132	-293		N/S	Renovation, extension (132sqm) & COU from printing works to provide four flats and offices.	Light Industry Light industry	Offices Residential
+	Swift & Co 79 SILVER STREET	Site Area 0.03 App no 208/01473 Pmtid Dec 2008 CLE	A1 B1	309 327	309 327		Complete Complete	District Ref: 06/00708/F Certificate of lawful existing use of property as ground floor retail with offices at first & second floor levels.	Offices Retail - Shops	Offices Retail - Shops
	Parkcroft Devs (Old School) Ltd The Old School SOUTHAMPTON STREET	Site Area 0.10 App no 207/01385 Pmtid Feb 2008 Full	B1 D1 D2	0 165 0	-104 -233 -199		U/C U/C U/C	District Ref: 08/01473/C COU from school, office & youth centre to eleven flats & community centre with car/cycle parking. Supersedes 06/00376 (full).	Community Education Offices	Community Residential Residential
+	Mrs S Luthra 172 SOUTHAMPTON STREET	Site Area 0.13 App no 208/00736 Pmtid Sep 2008 Full	C2	140	140		N/S	District Ref: 07/01385/F COU from residential to a care home, incorporating retrospectively the erection of a rear-facing dormer.	Residential	OAP Homes
(	John Laing Property 29-35 STATION ROAD	Site Area 0.01 App no 201/00132 Pmtid Jan 2002 Full	A1 A3 B1	0 0 0	0 0 0		N/S N/S N/S	District Ref: 08/00736/F Redevelopment of offices (1,665 sq.m.) & retail units (215 sq.m.) to provide offices (3,185 sq.m.) with retail or food and drink use (475 sq.m.) at ground floor level. See 04/01395 (full) for alternative development & 06/00366 (f) to extend time for dev.	Offices Retail - Shops Retail - Shops	Offices Food & Drink Retail - Shops
(	Kier Property 29-35 STATION ROAD	Site Area 0.00 App no 204/01395 Pmtid Aug 2005 Full	A1 A3 B1	276 0 0	81 0 -1327		N/S N/S N/S	District Ref: 01/00132/F Redevelopment of offices/retail/food and drink to provide a 22 storey building comprising of one hundred and three flats, two ground floor retail units for A1/A3 use with basement and parking. See 01/00132 (full) for alternative development.	Food & Drink Offices Retail - Shops	Food & Drink Residential Retail - Shops
(	Absolute Property 29-35 STATION ROAD	Site Area 0.05 App no 206/00366 Pmtid Jun 2006 Full	A1 A3 B1	0 0 0	0 0 0		N/S N/S N/S	District Ref: 04/01395 Variation of condition 1 of permission 01/00132 to extend the time for redevelopment of offices & retail to provide offices & retail or food & drink uses by 3 years to 27/6/2009.	Offices Retail - Shops Retail - Shops	Offices Food & Drink Retail - Shops
(	Portfolio Ventures Thames Tower 37-41 STATION ROAD	Site Area 0.20 App no 200/00330 Pmtid Jan 2001 Full	A3 B1	411 4000	411 3231		N/S N/S	District Ref: 06/00366/F Erect 3 extra storeys of offices + extn (4,000 sqm) + dem of plant area & COU of ground floor offices (1,562 sqm) to A3 (1,151 sqm). Part sup'd by 01/01325 (COU) 449 sqm to D1-TEA) & 05/00416 (COU) 344sqm to A1) -balance given here. See 05/00951.	Offices Retail - Shops Retail - Shops	Food & Drink Offices

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Space	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
(	LaSalle London Office Fund Thames Tower 37-41 STATION ROAD	App no 205/00951 Pmtid Feb 2006 Var	A3 B1	0 0	0 0	0 0	N/S N/S	Variation of condition 1 on 00/00330 (full) to extend time for start of the development by three years to 23/2/2009 for erection of 3 further floors to form offices with COU of ground floor to food & drink. District Ref: 05/00951/V U B U	Offices Offices	Food & Drink Offices
	Reading College Minerva House VALPY STREET	App no 203/01232 Pmtid Jan 2004 Full	B1 D1	0 772	-772 772		Lapsed Lapsed	COU from offices to educational use at sixth floor. District Ref: 03/01232/F U B U	Offices	Further Ed
	Rem Chaudhry & Paula Stubbs 111-111A WATLINGTON STREET	App no 207/01073 Pmtid Oct 2007 Full	A1 B1	0 0	-55 -243		N/S N/S	COU at ground floor of 111 from retail to one 2-bed flat, a1s to first floor flat for extra bedroom. COU of 111A from office & light industrial to one 2-bed & two 2-bed flats incorporating demolition of lean-to & a1s & refurbishment to existing bldg. District Ref: 07/01073/F U B U	Light industry Retail - Shops	Residential Residential
	Martyn Penfold 11 & 13 WAYLEN STREET	App no 206/00636 Pmtid Jul 2006 REG3	C2	800	800		Complete	COU from 2 dwellings to a professionally staffed supported living unit. District Ref: 06/00636/R3 U B U	Residential	Res Institutions
+ *	Mr Lee Barnes 6-14 WELDALE STREET	App no 208/01159 Pmtid Dec 2008 Full	SG	0	-350		N/S	Redevelopment of car showroom & yard to provide fourteen apartments comprising of four 1-bed & ten 2-bed. District Ref: 08/01159/F U B U	Car/Bike	Residential
+ *	UBS Global Asset Management Unit 1A Forbury Retail Park FORBURY ROAD	App no 208/01007 Pmtid Oct 2008 CLE	A1	145	145		Complete	Erection of additional mezzanine floorspace for retail use. (Vacant). District Ref: 08/01007/C U B U	Retail - Shops	Retail - Shops
+ *	Norwich Union Life & Pensions Ltd Unit 4 Forbury Retail Park KENAVON DRIVE	App no 208/00329 Pmtid Sep 2008 Full	A1	871	871		N/S	Installation of full cover mezzanine floor plus insertion of rear fire escape door. District Ref: 08/00329/F U B U	Retail - Shops	Retail - Shops
	Asseco Group Ltd 42 KENAVON DRIVE	App no 205/00305 Pmtid Jun 2005 Outline	A1 A3 B1 D1 D2	110 230 0 180 550	110 230 0 180 550		N/S N/S Complete N/S N/S	Redevelopment of former office (2,084 sqm)/light industrial (3,350 sqm) buildings to provide five hundred and forty two residential units with ancillary community and retail facilities. See 04/00635 (of). Demolition complete & counted at March 2008. District Ref: 05/00305/O U B U	Light industry Light industry Light industry Offices	Community Food & Drink Leisure Retail - Shops Residential

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Spce	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
Rest of Reading Borough Rest of Reading Borough	Abdul Razaq 1-3 AMITY ROAD	App no 207/01029 Pmt'd Sep 2007 Full Site Area 0.03	B1 D1	0 249	-249 249		U/C U/C	COU from light industrial to Islamic Community Centre.	Light Industry	Community
(	Reading Borough Council Whitley Park School BASINGSTOKE ROAD	App no 204/00609 Pmt'd Jul 2004 Full Site Area 3.00	D1	0	0		N/S	District Ref: 07/01029/F Erection of single storey detached sports changing rooms (136 sq.m.). See 04/01527 (full) for alternative development & 07/00351/R3 for additional development.	Primary Ed	Primary Ed
(	Reading Borough Council Whitley Park School BASINGSTOKE ROAD	App no 204/01527 Pmt'd Feb 2005 Full Site Area 3.00	D1	136	136		N/S	District Ref: 04/00609/F Erection of single storey detached sports changing rooms. See 04/00609 (full) for alternative development & 07/00351/R3 for additional development.	Primary Ed	Primary Ed
*	Classic Hospitals 22 BATH ROAD	App no 207/01284 Pmt'd Mar 2008 Full Site Area 0.10	D1	218	218		Complete	District Ref: 04/01527/F COU from residential (168 sq.m.) to clinic facilities with single storey rear extension including foundations for, & siting of, a relocatable unit. (Re-submission of 07/00358).	Residential	Clinics
+ *	Mr M Thackeray 48 BATH ROAD	App no 208/01503 Pmt'd Dec 2008 Full Site Area 0.10	C1 D1	312 0	312 -312		N/S N/S	District Ref: 07/01284/F COU from educational use to an 8-bed guest house with parking & access.	Education	Hotels
	The Presentation College Trust 61 BATH ROAD	App no 204/00621 Pmt'd Jul 2004 Full Site Area 0.04	D1	410	410		N/S	District Ref: 08/01503/F Erection of temporary modular buildings to provide sixth form teaching and study areas for ten years.	Secondary Ed	Secondary Ed
	AMEC Developments Ltd Central Swimming Pool BATTLE STREET	App no 203/00826 Pmt'd Oct 2004 Outline Site Area 0.06	D2	0	-2276		N/S	District Ref: 04/00621/F Redevelopment of swimming pool complex to provide a residential development of sixty-seven private dwellings and twenty-two affordable units.	Swimming	Residential
	R C W R U 2 CAMELFORD CLOSE	App no 208/01561 Pmt'd Feb 2007 Full Site Area 0.05	D1	282	282		N/S	District Ref: 03/00826/O Erection of 2-storey community centre for Reading Community Welfare Rights Unit.	Community	Community
								District Ref: 06/01561/F		

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F-Space	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
(	Barrett Steel Ltd 98 CARDIFF ROAD	App no Pmtid Full 206/01468 Feb 2007 Site Area 0.05	B8	452	452		Superseded	Erection of extension to warehouse including ancillary offices (167 sq.m.) following removal of temporary office accommodation (126 sq.m.). Superseded by 07/01634 (full). District Ref: 06/01468/F	Warehousing	Warehousing
(	Barrett Steel Ltd 98 CARDIFF ROAD	App no Pmtid Full 207/01634 Feb 2008 Site Area 0.07	B8	658	658		Complete	Erection of extension to warehouse including ancillary offices & new plate store (658 sq.m.) following removal of temporary offices (126 sq.m.). Superseded 06/01468 (full). District Ref: 07/01634/F	Warehousing	Warehousing
	H & T properties Ltd 187-189 CARDIFF ROAD	App no Pmtid Full 207/01481 Mar 2008 Site Area 0.05	B1	250	-329		N/S	Erection of replacement light industrial unit following demolition of existing light industrial unit. District Ref: 07/01481//F	Light industry	Light industry
+ *	Mr V Juggemauth 2-4 COLLEGE ROAD	App no Pmtid Full 208/00466 Oct 2008 Site Area 0.15	C2	160	160		N/S	Erection of extension to care home with erection of rear extension & COU from house in multiple occupation to care home. (Floorspace of COU not known). District Ref: 08/00466/F	OAP Homes Residential	OAP Homes OAP Homes
	St Helens Homes Ltd 112 CRESCENT ROAD	App no Pmtid Full 208/00485 Jan 2007 Site Area 0.17	B1 B8	0 0	-370 0		Complete Complete	COU from residential offices & storage (370 sqm) to provide seven 1-bed flats. Demolition of outbuildings (153 sqm) & erection of a building with two 1-bed & five 2-bed flats. Demolition complete & counted at March 2008. District Ref: 06/00485/F	Offices Residential Storage	Residential Residential Residential
+ *	Reading Bedding 10-14 CRESSINGHAM ROAD	App no Pmtid Full 208/00084 May 2008 Site Area 0.03	A1	163	163		N/S	Formation of first floor ancillary store room over shop. District Ref: 08/00084/F	Retail - Shops	Retail - Shops
	Mr S Ahluwalia 29-31 CRESSINGHAM ROAD	App no Pmtid Full 207/01661 Mar 2008 Site Area 0.08	C2	779	779		N/S	Demolition of dwelling at no.29 & erection of extension to dayroom/kitchen of nursing home. District Ref: 07/01661/F	OAP Homes Residential	OAP Homes OAP Homes
+ *	Aston Care Ltd 9 DOWNSHIRE SQUARE	App no Pmtid Full 208/00370 Jul 2008 Site Area 0.06	C2 SG	285 0	285 -280		U/C U/C	COU from half way house to residential care home plus small extension (5 sqm) District Ref: 08/00370/F	Hostels	OAP Homes

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Space	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
	British Red Cross Society 90 EASTERN AVENUE	App no 206/01585 Pmt'd May 2007 Full Site Area 0.15	SG SG	560 0	560 -640		U/C Complete	Redevelopment of British Red Cross ambulance station to provide a 2-storey building for use by British Red Cross Society as emergency response centre. Demolition complete & counted at March 2009. District Ref: 06/01585/F	Police/Fire/A	Police/Fire/Am
	Chair of Governors Reading School ERLEIGH ROAD	App no 204/00958 Pmt'd Sep 2004 Full Site Area 0.03	D1	299	149		N/S	Erection of new dining hall with two classrooms above. District Ref: 04/00958/F	Secondary Ed	Secondary Ed
+	Mr S Copeland 11 GLEBE ROAD	App no 208/01447 Pmt'd Jan 2009 Full Site Area 0.19	D1	0	-204		N/S	COU of ground floor & first floor from medical consulting rooms to residential use. District Ref: 08/01447/F	D/Dentist	Residential
+	Manichem Ltd 37 HILCOT ROAD	App no 207/01526 Pmt'd Jan 2009 Full Site Area 0.03	B1	0	-295		N/S	Redevelopment of light industrial workshop to provide three 1-bed dwellings. District Ref: 07/01526/F	Light Industry	Residential
+	Mr I Mushtaq 38 HAMILTON ROAD	App no 208/01517 Pmt'd Jan 2009 Full Site Area 0.05	C2	0	-220		U/C	COU from a residential institutional to a single family dwelling, including alterations. District Ref: 08/01517/F	Res Institutions	Residential
	Abbey School The Abbey School 17 KENDRICK ROAD	App no 206/01508 Pmt'd Mar 2007 Full Site Area 1.60	D1 D1	1684 0	1684 0		Complete Complete	Partial demolition of existing front section of school building (838 sq.m.) & erection of new additional & replacement buildings. Demolition complete & counted at March 2008. District Ref: 06/01508/F	Secondary Ed	Secondary Ed
	Caloot Developments Ltd Builders Yard 13-25 KENT ROAD	App no 207/00747 Pmt'd Aug 2007 Full Site Area 0.10	B8	0	-146		Complete	Redevelopment of builder's yard with storage building to provide three dwellings. Demolition complete, dwellings not started. District Ref: 07/00747/F	Builders Yard	Residential
(	Proteam 2 Royal Berkshire Hospital LONDON ROAD	App no 295/00853 Pmt'd Jun 1997 Full Site Area 0.00	C2	0	0		N/S	Redevelopment of part of hospital to provide ancillary commercial centre/private health facility/offices (15,181 sqm gr/11,081 sqm net) & 2 multi-storey car parks on 1.38ha. Part sup'd by 95/99975 (f) District Ref: 95/00853/F	Hospitals	Hospitals

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Spce	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
(	Royal Berks & Battle NHS Trust Royal Berkshire Hospital LONDON ROAD	App no 295/99975 Pmtid Jun 1997 Full Site Area 0.47	C2	13667	9867		N/S	1,484 sq.m. on 0.91 ha completed at March 2002 under 98/00331. Balance of floorspace remaining on 95/00853 (full) is shown. See also 03/00827 & 07/01596. District Ref: 95/00853/F Erection of 2 storey extension to the Eye block. See 07/01596 (full) for additional development.	Hospitals	Hospitals
(	Royal Berks & Battle NHS Trust Royal Berkshire Hospital LONDON ROAD	App no 203/00827 Pmtid Sep 2003 Full Site Area 0.02	C2	292	292		Lapsed	U B U Erection of 2 storey extension to the Eye block. See 07/01596 (full) for additional development.	Hospitals	Hospitals
(	Royal Berks & Battle NHS Trust Royal Berkshire Hospital LONDON ROAD	App no 207/01596 Pmtid Mar 2008 Full Site Area 0.02	C2	160	160		Complete	District Ref: 03/00827/F Erection of extension to hospital to provide a Roof Deck store to hospital central block for cleaning & servicing of hospital beds. See also 95/00853 (full) & 03/00827 (full) for additional developments. District Ref: 07/01596/F	Hospitals	Hospitals
	Mr & Mrs Alburn 189A LONDON ROAD	App no 205/00936 Pmtid Oct 2005 Full Site Area 0.03	B1	0	-140		U/C	COU from offices to two 1-bed flats at first floor level.	Offices	Residential
	Mr V Lucas 6A-8 LORNE STREET	App no 205/01203 Pmtid Jan 2006 Full Site Area 0.05	B2	0	-176		U/C	District Ref: 05/00936/F Conversion of existing flats & house, plus COU of general industrial workshop to provide eight flats. (Re-submission of 05/00985).	Gen. Industry Residential	Residential Residential
+ *	Christ The King School Christ The King RC Primary School LULWORTH ROAD	App no 208/00189 Pmtid Apr 2008 Full Site Area 0.11	D1	106	106		Complete	District Ref: 05/01203/F Erection of single storey extension to primary school.	Primary Ed	Primary Ed
	Mr G Jones 13 MAITLAND ROAD	App no 297/00529 Pmtid Nov 1998 Full Site Area 0.05	C2	298	298		U/C	District Ref: 08/00189/F Alteration, extension and COU from residential unit in multiple occupation to a residential care unit. Partially implemented-rear extension commenced but not completed.	Residential	Res Institutions
	Manrose Manufacturing Manrose Manufacturing MEADOW ROAD	App no 205/00750 Pmtid Sep 2005 Full Site Area 0.34	B1 B8	0 3410	-3391 3410		N/S N/S	District Ref: 97/00529/F Redevelopment of two light industrial buildings to provide buildings for storage & distribution use.	Light Industry	Storage
								District Ref: 05/00750/F	U B U	

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross Floor Space	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
	Reading Borough Council Reading Girls School NORTHUMBERLAND AVENUE	App no 207/01567 Pmtid Mar 2008 REG3 Site Area 0.25	D1	1320	1320		U/C	Erection of a 2 storey further education vocational centre for girls.	Education	Education
	Mr George Chilvers 304 OXFORD ROAD	App no 207/01317 Pmtid Nov 2007 Full Site Area 0.01	A1 D1	121 0	121 -121		N/S N/S	District Ref: 07/01567/R3 COU from community use to retail.	Community	Retail - Shops
	Mr Saood 330 OXFORD ROAD	App no 201/01243 Pmtid Feb 2002 Full Site Area 0.11	D1	1994	1994		U/C	District Ref: 07/01317/F Erection of 3 storey mosque, Islamic centre and parking.	Hospitals	Religious use
	Oxford Road Community Centre Land adj Gate House & Board Room 344 OXFORD ROAD	App no 206/00233 Pmtid May 2006 Full Site Area 1.20	D1	442	371		N/S	District Ref: 01/01243/F Redevelopment of Police hut to provide a link building between Gate House & Board Room & erection of community hall at rear.	Community	Community
(	Tesco Stores Ltd Battle Hospital 344 OXFORD ROAD	App no 206/00010 Pmtid Nov 2006 Full Site Area 5.24	A1 A1 A3 A5 C2 SG	0 1187 336 0 0 0	0 1187 336 0 0 0		Complete Complete Complete Complete Complete	District Ref: 06/00233/F Redev of hospital (13,352sqm) to form foodstore, unit shops, drive-thru restaurant, petrol station, 65 dwellings, parking & public space. See 06/00011 for add dev. Sup'des 96/00020. Dem comp March 2007. Tesco (6307sqm) & petrol station complete at 11/06/07. District Ref: 06/00010/F	Hospitals Hospitals Hospitals Hospitals	Garages Residential Residential Retail - Shops
(	Kingsoak Thames Valley Battle Hospital 344 OXFORD ROAD	App no 206/00011 Pmtid Nov 2006 Full Site Area 0.78	C2 C2	2000 0	2000 0		U/C Complete	Redevelopment of part of hospital (100,000 sqm) to provide four hundred & thirty five dwellings & 4 storey primary healthcare unit (2000sqm)+ parking & open space. See 06/00010 for additional development. Supersedes 96/00020. Dem comp & c development. District Ref: 06/00011/F	Hospitals Hospitals	Hospitals Residential
(+ *	Tesco Stores 1 Cholsey House Moultsford Mews OXFORD ROAD	App no 208/01075 Pmtid Oct 2008 Full Site Area 0.02	A1 D1 D2	0 0 169	0 -169 169		Complete Complete Complete	COU of unit 7 from mixed community uses (A1-A5/B1/D1) to leisure use.	Community Retail - Shops	Leisure Leisure
	Allantis Group Ltd 475-477 OXFORD ROAD	App no 207/00037 Pmtid Mar 2007 Full Site Area 0.04	A1 A2 A3 A5	116 0 0 0	116 -81 0 0		U/C U/C U/C U/C	District Ref: 08/01075/F COU from betting shop (81 sq.m.) to retail/financial & professional/ restaurant/ hot food take away at ground floor + erection of ancillary storage building & 2 rear pitched dormers incorporating loft conversion.	Betting office Betting office Betting office Betting office	Financial/Profe Food-Takeawa Restaurants Retail - Shops
								District Ref: 07/00037/F	U B U	

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross Floor Space	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
+ *	Mr A Prajapati 623-625 OXFORD ROAD	App no 208/01630 Pmtid Mar 2009 Full Site Area 0.03	A1	0	-144		N/S	COU of shop premises & ancillary accommodation above to two 1-bed & two 2-bed flats incorporating demolition & re-build of single storey rear extensions. District Ref: 08/01630/F	Retail - Shops	Residential
	Blue Sky Apartments 644 OXFORD ROAD	App no 206/01503 Pmtid Aug 2007 Full Site Area 0.07	B1	0	-198		N/S	Redevelopment of light industrial site to provide five 1-bed & four 2-bed flats. District Ref: 06/01503/F	Light industry	Residential
(	ING Real Estate Investment Reading Retail Park OXFORD ROAD	App no 206/00427 Pmtid Aug 2006 Full Site Area 3.23	A1	1298	-72		Complete	Alterations & refurbishment of retail park. See 06/01117 (full) & 06/01118 (full) for additional developments. District Ref: 06/00427/F	Retail-Non	Retail-Non
(	ING Real Estate Investment Reading Retail Park OXFORD ROAD	App no 206/01117 Pmtid Dec 2006 Full Site Area 0.02	A1	464	464		Complete	Installation of additional mezzanine floorspace for storage ancillary to retail use in Block 1, Unit A. See 06/00427 (full) for refurbishment & 06/01118 (full) for adjacent development. District Ref: 06/01117/F	Retail-Non	Retail-Non
(	ING Real Estate Investment Reading Retail Park OXFORD ROAD	App no 206/01118 Pmtid Dec 2006 Full Site Area 0.05	A1	464	464		Complete	Installation of additional mezzanine floor for retail use in Block 2 Unit C. See 06/00427 (full) for refurbishment & 06/01118 (full) for adjacent development. District Ref: 06/01118/F	Retail-Non	Retail-Non
	BM Property Partnership 814 OXFORD ROAD	App no 205/01365 Pmtid Mar 2006 Full Site Area 0.09	A1	359	359		Complete	Redevelopment of petrol filling station (70 sq.m.) to provide a retail unit with parking. (Re-submission of 05/00736). District Ref: 05/01365/F	Garages	Retail - Shops
	Greenwich Leisure Ltd Rivermead Leisure Complex RICHFIELD AVENUE	App no 207/00379 Pmtid Jul 2007 Full Site Area 2.00	D2	1190	1190		Complete	Erection of a single storey extension to rear of existing leisure centre, creating new fitness gym & changing facilities. District Ref: 07/00379/F	Leisure	Leisure
+ *	Fun 'n' Frolic 16a RICHFIELD AVENUE	App no 208/00948 Pmtid Sep 2008 Full Site Area 0.05	A1 SG	526 0	526 -526		Complete	COU from trade counter to combined balloon retail & fancy dress hire outlet with ancillary storage & 1st floor office (re-submission of 08/00648). District Ref: 08/00948/F	Builders	Retail - Shops

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross Floor Space	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
+ *	Tree D Transmissions 16b RICHFIELD AVENUE	App no 208/00236 Pmtid May 2008 Full	B2 B8	910 0	910 -910		Complete Complete	COU from warehouse with ancillary office & trade counter to general industry with ancillary office & trade counter. District Ref: 08/00236/F	Warehousing	Gen. Industry
	Pedersen (UK) Ltd Holiday Inn RICHFIELD AVENUE	Site Area 0.19 App no 205/01265 Pmtid Jan 2006 Full	C1	415	415		N/S	Alteration to existing roof space/plant rooms to form ten new guest bedrooms. See 04/00631 (full) for additional development.	Hotels	Hotels
(	Reading Football Club Madejski Stadium ROYAL WAY	Site Area 0.75 App no 203/00877 Pmtid Sep 2003 Full	D2	335	335		Complete	Erection of mezzanine floor at first floor to provide additional ancillary office space. See 03/00516 (full), 07/00719 (full) & 07/00095 (full) for additional developments.	Leisure	Leisure
(	Reading Football Club Madejski Stadium SHOOTERS HILL	Site Area 0.03 App no 206/00516 Pmtid Aug 2006 Full	D2	211	211		Superseded	Erection of extension to form a press media suite at first floor & improvements to players' entrance, mods to access arrangements & cardboard compactor store. See 03/00877 & 07/00095 for additional devs. Superseded by 07/00719. District Ref: 06/00516/F	Leisure	Leisure
(	Reading Football Club Madejski Stadium SHOOTERS WAY	Site Area 0.02 App no 207/00719 Pmtid Jul 2007 Full	D2	866	866		Complete	Erection of 5 storey extension to stadium to form press media suite at first floor & improvements to ground fl players' entrance, mods to access arrangements. Supersedes 06/00516 (full). See 03/00877 (full) & 07/00095 (full) for additional devs. District Ref: 07/00719/F	Leisure	Leisure
(	Reading Football Club Madejski Stadium SHOOTERS WAY	Site Area 0.06 App no 207/00095 Pmtid Jul 2007 Full	D2	24882	24882		N/S	Erection of extensions to stadium to provide additional 24,882 sqm floorspace & to stands to form additional 12,400 seats (8,467 sqm), re-alignment of Shooters Way, a1ts to layout of parking areas. See 03/00877 & 07/00719 for additional developments. District Ref: 07/00095/F	Leisure	Leisure
(	University of Reading Stenton Hall University of Reading SHINFIELD ROAD	Site Area 17.70 App no 205/00707 Pmtid Aug 2005 Full	A3	120	120		N/S	Erection of new Student Union Junior common room (Stenton Hall site).	Food & Drink	Food & Drink
(	University of Reading University of Reading Whiteknights Campus SHINFIELD ROAD	Site Area 0.05 App no 206/01072 Pmtid Nov 2006 Full	D1 D1	2024 1395	2024 1395		U/C Complete	District Ref: 05/00707/F Erection of extension to ICMA building (1,395 sqm) & erection of business school (4,048 sqm) after dem of LRC bldg (971 sqm -dem comp) & relocation of car park. Half of new business school & LRC bldg falls within Wokingham B C & is counted there. District Ref: 06/01072/F	Higher Ed/Uni	Higher Ed/Uni

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F-Space	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
(	Reading University University of Reading Whiteknights Campus THE CHANCELLORS WAY	App no 207/00785 Pmtid Sep 2007 Outline Site Area 3.00	C1 D1	12191 0	12191 -2484		N/S N/S	Redevelopment of Rural English Life Museum to provide a one hundred & fifty one guestroom hotel & conference centre with adjacent parking & new carpark on Queens Drive totalling 400 spaces. District Ref: 07/00785/O U B U	Exhibition	Hotels
(+ *	University of Reading University of Reading Whiteknights Campus PEPPER LANE	App no 208/01511 Pmtid Jan 2009 Full Site Area 0.90	B1	1284	1284		N/S	Erection of a centralised food production building with associated service yard, substation & widened access road. District Ref: 08/01511/F U B U	Education	Light industry
	Leighton Park School Leighton Park School SHINFIELD ROAD	App no 207/00918 Pmtid Oct 2007 Full Site Area 0.30	D1	1896	1896		N/S	Erection of extension to school to provide new foyer areas on front of school theatre, together with new single storey music department attached to the back of the theatre. See 06/00500 (full) & 07/00639 (full) for additional developments. District Ref: 07/00918/F U B U	Education	Education
	Bucknell Brothers (Holdings) Land r/o Pingemead House SMALLMEAD ROAD	App no 296/00483 Pmtid Sep 1996 Outline Site Area 0.30	B1	138	138		N/S	Erection of small business and/or industrial units (300 sq.m.). Renewal of 93/00553. Part superseded by 97/00591 (RM). Balance counted here excludes 162 sq.m. completed March 1998. See soft 07/01275. District Ref: 96/00483/O O B R	Business Use	Light industry
	Thames Properties Ltd 9/11 & 13 TESSA ROAD	App no 206/00629 Pmtid Jul 2006 Full Site Area 5.40	B8	0	-300		N/S	Alterations to warehouse site to include demolition & extension. District Ref: 06/00629/F U B U	Warehousing	Warehousing
	Thames Properties Ltd 14 TESSA ROAD	App no 203/00340 Pmtid May 2003 Full Site Area 0.00	B2 B8 B8	0 0 517	0 0 517		Complete Complete N/S	COU from general industrial use (1,950 sq.m.) to storage and distribution (1,950 sq.m.) with extension to storage area (517 sq.m.). COU complete at March 2005 but extension not built. District Ref: 03/00340/F U B U	Gen. Industry	Storage
	Mr M Drew 9 TIDMARSH STREET	App no 204/01429 Pmtid Feb 2005 Full Site Area 0.03	B8	0	-332		N/S	COU from builder's yard to three flats. District Ref: 04/01429/F U B U	Builders Yard	Residential
	Dr RP Sharma 1C TILEHURST ROAD	App no 206/01580 Pmtid Feb 2007 Full Site Area 0.06	D1	191	108		N/S	Redevelopment of surgery (83sqm), garage & bungalow to provide a 2 storey building with a clinic at ground floor level with one 1-bed & one 2-bed flats at first floor level. District Ref: 06/01580/F U B U	Clinics Residential	Clinics Residential

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Space	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
	Wolsey UK Ltd Builder Centre 8 TRAFFORD ROAD	App no 206/00811 Pmtid Sep 2006 Full Site Area 0.40	SG	343	343		N/S	Erection of detached timber storage building ancillary to Builders' Merchants. District Ref: 06/00811/F	Builders	Builders
+	Ramsay Health Care UK Ltd Berkshire Independent Hospital WENSLEY ROAD	App no 208/01213 Pmtid Nov 2008 Full Site Area 1.50	C2	160	160		N/S	Erection of extension to hospital building at second floor level with plant under. District Ref: 08/01213/F	Hospitals	Hospitals
	B & M Care Mockbeggar House 25 WHITEKNIGHTS ROAD	App no 206/01587 Pmtid Apr 2007 Full Site Area 0.00	C2 D1	2540 0	2540 0		N/S Complete	Redevelopment of vacant educational site (lost floorspace unknown) to provide a sixty-four bed elderly persons residential home. Demolition complete at March 2008. District Ref: 06/01587/F	Education	OAP Homes
+	John Oliver Organisation Ltd Surety House 73-81 WHITLEY STREET	App no 207/01652 Pmtid Apr 2008 Full Site Area 0.09	B1	0	-404		U/C	COU from offices (including extension) to provide thirteen flats (re-submission of 07/00938). District Ref: 07/01652/F	Offices	Residential
(	Southern Housing Group St Andrews House 28A WILTON ROAD	App no 207/00020 Pmtid Apr 2007 Full Site Area 0.00	B1	0	0		N/S	COU from offices (300 sq.m.) to seven residential dwellings (one 1-bed, five 2-bed & one 3-bed flats). See 08/00464 (full) for alternative development. District Ref: 07/00020/F	Offices	Residential
(	St Andrews Hse Partnership St Andrews House 28A WILTON ROAD	App no 208/00464 Pmtid Jul 2008 Full Site Area 0.93	B1	0	-300		N/S	COU from offices to twelve residential dwellings (re-submission of 07/01545). See 07/00020/F for alternative development. District Ref: 08/00464/F	Offices	Residential
+	Mr R Watchman 146 WOKINGHAM ROAD	App no 209/00093 Pmtid Mar 2009 Full Site Area 0.02	A1 B1	68 0	68 -131		N/S N/S	COU from stable building ancillary to bakehouse to retail premises at ground floor level with 2-bed flat above. District Ref: 09/00093/F	Light industry Light industry	Residential Retail - Shops
	Mr S Ahluwalia Mulberry House 155A WOKINGHAM ROAD	App no 205/00182 Pmtid Apr 2005 Full Site Area 0.02	C2	465	452		Complete	Erection of east wing extension to existing nursing home following some demolition. District Ref: 05/00182/F	OAP Homes	OAP Homes

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Spce	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
(	Reading College School of Art Reading College/Green Road WOKINGHAM ROAD	App no 201/01109 Pmtid Jul 2004 Outline Site Area 0.00	D1	0	0		N/S	Erection of residential units including 74 courtyard apartments, 9 semi-detached & 1 detached dwellings, 10 semi-detached affordable units, 15 student accommodation units, plus warden's unit & mosque. See 07/01045 for alternative development. District Ref: 01/01109/O	Higher Ed/Uni Higher Ed/Uni	Religious use Residential
(	Reading Jamme Masjid Sports field adj doctors surgery GREEN ROAD	App no 207/01045 Pmtid Oct 2007 Reserved Matters Site Area 0.34	D1	3350	3350		N/S	Reserved matters pursuant to 01/01109 for erection of a mosque & Islamic cultural centre (3,350 sq.m.) & associated car parking. See 01/01109 (outline).	Higher Ed/Uni	Religious use
Rest of Reading Borough Acre Road/Bennet Road	Jewsons Ltd 468 BASINGSTOKE ROAD	App no 203/00886 Pmtid Feb 2004 Full Site Area 1.10	B8	2743	328		Lapsed	District Ref: 07/01045/R Redevelopment of builders' merchants to provide a new builders' merchants with ancillary trade counter and offices.	Builders Yard	Builders Yard
	Bondco Aston Martin Showroom BENNET ROAD	App no 207/00840 Pmtid Oct 2007 Full Site Area 0.15	SG	654	395		N/S	District Ref: 03/00886/F Erection of a replacement 2 storey showroom & associated parking.	Car/Bike	Car/Bike
	Hallmarks Garages 20-22 BENNET ROAD	App no 205/00120 Pmtid Jun 2005 Full Site Area 0.27	B1 B8 SG	0 0 1114	-1114 0 1114		N/S N/S N/S	District Ref: 07/00840/F COU from light industrial to car-showroom with ancillary offices & storage & distribution.	Light industry	Car/Bike
	Terranova Lifting Ltd Terranova Lifting Ltd BENNET ROAD	App no 204/00646 Pmtid Aug 2004 Outline Site Area 0.30	B8	3010	2040		N/S	District Ref: 05/00120/F Redevelopment of crane storage site to provide storage and distribution premises.	Storage	Storage
Rest of Reading Borough Manor Farm/Gilletts Way	Re3 Limited Civic Amenity Site ISLAND ROAD	App no 206/00870 Pmtid Oct 2006 Full Site Area 3.90	SG	10500	10500		Complete	District Ref: 04/00646/O Erection of a Waste Management Centre & temporary use of land as a construction compound. (Phase 1 for Household Waste Centre complete January 2008, phase 2 remains under construction).	Recycling	Recycling
(	Stadia UK Ltd Reading Trail Park ISLAND ROAD	App no 204/01313 Pmtid Mar 2006 Full Site Area 6.20	D2	0	0		N/S	District Ref: 06/00870/F Relocation and expansion of the Greyhound Stadium and Speedway Stadium (5,076 sq.m.) from south of Island Road to the north with viewing terraces and car parking. See 06/01030 (full) for alternative development.	Leisure	Leisure
								District Ref: 04/01313/F		

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Space	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
(	Stadia UK/Stanley Casinos Ltd Land west of A33 and north of ISLAND ROAD	App no 206/01030 Pmtid Jul 2007 Full Site Area 6.20	D2	5076	5076		N/S	Relocation & expansion of greyhound/speedway stadium incorporating new stadium, casino & associated parking, free standing kennels & associated landscaping works. Soft commitment at March 2007. See 04/01313 for alternative development District Ref: 06/01030/F	Leisure	Leisure
(	Thames Water Manor Farm Sewage Works MANOR FARM ROAD	App no 200/01215 Pmtid Jan 2001 Outline Site Area 24.87	B1 C1	11150 0	11150 0		N/S N/S	Redev of sewage works to form high density mixed use development of 850 dwellings incl affordable units, offices & 200-bed hotel. Supersedes 00/01216 (o). See 05/00671 (RM), 06/00579 (f), 06/00044 (f). Demolition comp at 3/06. See 05/00548 for alt dev District Ref: 00/01215/O	Sewage Sewage Sewage	Hotels Offices Residential
(	St James Group Former Manor Farm Sewage Works Block T MANOR FARM ROAD	App no 206/00579 Pmtid Aug 2006 Reserved Matters Site Area 0.53	A1 B1 D1	177 287 169	177 287 169		Complete Complete Complete	Reserved matters pursuant to outline permission 00/01215 for amendment of Block T to include residential (82 units), community use, offices & retail. See 00/01215 (o) & 06/00044 (f) for additional development & 05/00671 (RM) for Block H. District Ref: 06/00579/R	Sewage Sewage Sewage Sewage	Community Offices Residential Retail - Shops
(	Prudential Property Investment Managers Manor Farm Sewage Treatment Works MANOR FARM ROAD	App no 206/00044 Pmtid Apr 2006 Full Site Area 0.90	C1	17362	17362		Superseded	Erection of a one hundred & ninety eight bedroom hotel, associated landscaping & parking. Superseded by 07/00346 (full) for larger development. District Ref: 06/00044/F	Sewage	Hotels
(	Prudential Property Investment Managers Former Manor Farm Sewage Works MANOR FARM ROAD	App no 207/00346 Pmtid Jun 2007 Full Site Area 0.90	C1	17799	17799		Complete	Erection of a two hundred & ten bedroom hotel (17,799 sq.m.) & associated parking. (Resubmission of 06/00044 for 198 bedroom hotel). Supersedes 06/00044 (full). District Ref: 07/00346/F	Sewage	Hotels
(+ *	St James Group Blocks H & T Kennet Island Development Site MANOR FARM ROAD	App no 208/00452 Pmtid Sep 2008 Full Site Area 0.12	A1 A2 A3 B1 D1	204 92 65 0 274	23 92 65 -93 -87		U/C U/C U/C U/C	COU from community centre in Block H to retail, financial/professional, restaurant + temp COU to sales/marketing suites units 5,6 & 7 (545sqm). COU from office to dental surgery, from community centre to retail & from retail to community centre in Block T. District Ref: 08/00452/F	Community Community Community Offices Retail - Shops	Financial/Profe Restaurants Retail - Shops Dr/Dentist Community
(	Foundry/Kennet Properties Ltd Manor Farm Sewage Treatment Works MANOR FARM ROAD	App no 205/00548 Pmtid Sep 2007 Outline Site Area 0.00	A1 A3 A5 B1 C1 D2 SG	2323 0 0 73102 0 4000 0	2323 0 0 73102 0 4000 0		N/S N/S N/S N/S N/S N/S	Outline app for mixed use dev of up to 1,150 dwellings, offices, hotel, retail & community uses with cafes, bars, restaurants & leisure uses + open space & bridge over A33. See 00/01215 for part alternative dev- balance given here. District Ref: 05/00548/O	Sewage Sewage Sewage Sewage Sewage	Food & Drink Hotels Leisure Offices Residential
(+ *	Health Properties Management Ltd Plots 3/4 DRAKES WAY	App no 208/00893 Pmtid Nov 2008 Full Site Area 0.98	A1 C2 D1	219 8243 228	219 8243 228		U/C U/C U/C	Erection of a hospital, retail units & a creche/day nursery with parking for 147 cars. District Ref: 08/00893/F	Sewage Sewage Sewage	Hospitals Nursery Retail - Shops

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Space	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
(Rest of Reading Borough Rose Kiln Lane S/Boulton Rd	Mr Brown 12 ARKWRIGHT ROAD	App no 206/01356 Pmt'd Jan 2007 Full Site Area 0.12	B8	580	580		Superseded	Erection of a building for storage use following demolition of car hire depot & valeting building (77 sq.m.). Superseded by 08/00579 (full). District Ref: 08/01356/F	Motoring	Storage
(+ * + *	Mr D Parsons 12 ARKWRIGHT ROAD	App no 208/00579 Pmt'd Jul 2008 Full Site Area 0.12	B1 SG	793 0	793 -77		Complete Complete	Redevelopment of a car hire depot & valeting building (77 sq.m.) to provide a light industrial workshop with ancillary office, parking & landscaping. Superseded 06/01356 (full). District Ref: 08/00579/F	Motoring	Light Industry
+ *	Mr M Atif 21-23 BOULTON ROAD	App no 208/01203 Pmt'd Nov 2008 Full Site Area 0.04	B1 B2	0 352	-352 352		Complete Complete	COU from light industrial to general industrial (MOT testing bays) at upper ground floor level. District Ref: 08/01203/F	Light Industry	Gen. Industry
+ *	GP Leisure Units A & B Robert Cort Ind Estate BRITTEN ROAD	App no 208/00776 Pmt'd Sep 2008 Full Site Area 0.15	B1 B2 D2	0 0 1100	0 -1100 1100		N/S N/S N/S	COU from general industrial unit to leisure use or general industrial use. District Ref: 08/00776/F	Gen. Industry	Leisure
(	Reading Borough Council Waterloo Meadows Play Centre ELGAR ROAD	App no 207/01441 Pmt'd Jan 2008 REG3 Site Area 0.08	D1	150	150		N/S	Erection of extension to community facilities to provide a single storey play centre including external play area to form a new children's centre. (Incorrectly recorded as under construction at March 2008). District Ref: 07/01441/R3	Community	Community
(	Rent 21 Ltd 272-274 ELGAR ROAD SOUTH	App no 205/00732 Pmt'd Sep 2005 Full Site Area 0.03	B1 SG	0 279	-279 279		N/S N/S	COU from offices ancillary to industrial building to car rental office. See 07/00180 (full) for additional development to rear. District Ref: 05/00732/F	Light Industry	Car/Coach Hire
(	Mr Robert Taylor 272 - 274 ELGAR ROAD SOUTH	App no 207/00180 Pmt'd Jun 2007 Full Site Area 0.37	B8	1270	170		N/S	Redevelopment of warehouse/industrial building to provide a warehouse/industrial unit with ancillary parking on land to rear. See 05/00732 (full) for additional development. District Ref: 07/00180/F	Warehousing	Warehousing
(	Rest of Reading Borough Rose Kiln Lane N/Elgar Rd	App no 205/01204 Pmt'd Jan 2006 Full Site Area 0.00	B8	0	0		N/S	Redevelopment of storage unit (500 sq.m.) to provide a storage depot (1,950 sq.m.). See 08/01446 (full) for alternative development. District Ref: 05/01204/F	Storage	Storage

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Space	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
(+	Lok'n Store Ltd SGB Depot A33 RELIEF ROAD	App no Pmtid Full 208/01446 Jan 2009	B8	1950	1450		N/S	Redevelopment of storage unit to provide a self storage depot. See 05/01204 (full) for alternative development.	Storage	Storage
	Lok'n Store 5 - 9 BERKELEY AVENUE	Site Area App no Pmtid Full 207/00412 Jan 2008	B8	0	-2500		N/S	District Ref: 08/01448/F Redevelopment of storage premises to provide one hundred & twelve flats with associated parking & landscaping. Allowed on appeal. See 05/01204 (full) for new premises for Lok'n Store.	Storage	Residential
(	Rygor Commercial Ltd 8-9 ROSE KILN LANE	Site Area App no Pmtid Full 207/01238 Dec 2007	SG	136	136		Complete	District Ref: 07/00412/F COU from builder's merchants (1,762 sq.m.) to commercial vehicle sales & maintenance (1,762 sq.m.) including new facade & increase in mezzanine floor area (136 sq.m.). See 08/00531 (full).	Builders	Car/Bike
(+	Rygor Commercial Ltd 8 & 9 ROSE KILN LANE	Site Area App no Pmtid Full 208/00531 Jun 2008	SG	0	-166		Complete	District Ref: 07/01238/F COU from builders' merchant (2,024 sq.m.) to commercial vehicle sales & maintenance including new facade (1,858 sq.m.) to include loss of mezzanine floor. Amendment to 07/01238 (full) - see above.	Builders	Car/Bike
(	Universities Superannuation Scheme 25-27 ROSE KILN LANE	Site Area App no Pmtid Outline Site Area 206/00115 Jun 2006	B8 B8 SG SG	0 0 1621 0	0 0 1621 0		Superseded Complete Complete Superseded	District Ref: 08/00531/F Redev of storage site (13,618sqm) to provide 2 car dealerships with sales, workshops, offices & storage (plots A & B-4,001sqm) & storage units with ancilli trade counters (plot C-2,742sqm). Dem comp at 3/08. Plot B counted here. see below for plots A & C District Ref: 08/00115/O	Storage Storage Storage	Car/Bike Storage Storage
(+	RYMCO (SAL) Plot A 25-27 ROSE KILN LANE	Site Area App no Pmtid Full Site Area 208/00779 Sep 2008	SG	1953	1953		U/C	Erection of building for use as car dealership with associated servicing, workshop, maintenance & preparation areas & valet bay together with parking & associated works. See 06/00115, 08/00780 & 08/01247 for adjacent developments. District Ref: 08/00779/F	Warehousing	Car/Bike
(+ *	Big Yellow Self Storage Co Ltd Plot A 25-27 ROSE KILN LANE	Site Area App no Pmtid Full Site Area 208/00780 Sep 2008	B8	2119	2119		N/S	Erection of warehouse building for self storage use together with parking & associated works. See 06/00115, 08/00779 & 08/01247 for adjacent developments.	Warehousing	Storage
(+	University Superannuation Scheme Plot C 25-27 ROSE KILN LANE	Site Area App no Pmtid Full Site Area 208/01247 Dec 2008	B8	2742	2742	6	N/S	District Ref: 08/00780/F Erection of six units for storage use with ancillary trade counters. See 06/00115/O, 08/00779/F & 08/00780/F for adjacent developments.	Warehousing	Storage
		Site Area 208/01247/F						District Ref: 08/01247/F		

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Spce	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
(	Rest of Reading Borough Worton Grange	App no 200/01447 Pmtid Feb 2002 Full	B1 B2	33910 0	33910 -5868		N/S N/S	Redevelopment of bottling plant to provide offices. See 06/00627 (var) for extension of time.	Gen. Industry	Offices
(	Akeler Ddevelopments Ltd Reading International Business Park A33 RELIEF ROAD	Site Area 3.36 App no 206/00627 Pmtid Aug 2006 Var	B1 B2	0 0	0 0		N/S N/S	District Ref: 00/01447/F Variation of condition 1 on permission 00/01447 (full) to extend the time limit for the commencement of development by a further 3 years.	U B U Gen. Industry	Offices
+ *	Legal & General Assurance Ltd Unit 4 Reading Gate Retail Park A33 RELIEF ROAD	Site Area 0.00 App no 208/00821 Pmtid Jan 2009 Full	A1	1383	1383		N/S	District Ref: 06/00627/F External alterations to & subdivision of the existing retail unit & erection of mezzanine floor measuring 1,383sq.m	U B U Retail - Shops	Retail - Shops
	Scottish Courage Brewing Ltd Berkshire Brewery IMPERIAL WAY	Site Area 0.28 App no 205/01285 Pmtid Feb 2006 Full	B2	5376	5376		N/S	District Ref: 08/00821/F Erection of warehouse & canopy for storage ancillary to general industrial use.	U B P Gen. Industry	Gen. Industry
+ *	Mr Michael Bryant 8 BRIDGEWATER CLOSE	Site Area 0.55 App no 207/01549 Pmtid Apr 2008 Full	B1 B8 D2	0 0 2910	-750 -2160 2910		Complete Complete Complete	District Ref: 05/01285/F COU from office/industrial warehouse to leisure use as an all-electric indoor go-karting circuit with ancillary cafe & licensed bar.	U B U Offices Warehousing	Leisure Leisure
	Northgate Vehicle Hire Reading Cold Store DEACON WAY	Site Area 0.29 App no 205/00823 Pmtid Aug 2006 Full	SG	730	730		Superseded	District Ref: 07/01549/F Erection of extension to ancillary workshop for Adrian Truck Hire plus enlargement of site. Superseded by redevelopment of site.	U B U Car/Coach	Car/Coach Hire
+ *	Reed Harris Unit 6 to Trade Centre DEACON WAY	Site Area 0.07 App no 208/00220 Pmtid Apr 2008 CLE	B1 B8	0 360	-360 360		N/S N/S	District Ref: 05/00823/F Certificate for lawful proposed COU from mixed business/industrial/storage to storage, distribution, display & sale of hard wall & floor finishes (tiles) & associated products to trade customers + ancillary/incidental sales to general public.	U B U Mixed B1-B8	Storage
+ *	Reed Harris Unit 7 to Trade Centre DEACON WAY	Site Area 0.04 App no 208/00221 Pmtid Apr 2008 CLE	B1 B8	0 360	-360 360		Complete Complete	District Ref: 08/00220/C Certificate of lawful proposed COU from mixed business/industrial/storage to storage, distribution, display & sale of hard wall & floor finishes (tiles) & associated products to trade customers + ancillary/incidental sales to general public.	U B U Mixed B1-B8	Storage
		Site Area 0.04						District Ref: 08/00221/C	U B U	

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Spce	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
	Berkshire Van Hire 111-113 LOVEROCK ROAD	App no 203/00280 Pmtid Jun 2003 Full Site Area 0.20	SG	265	265		Complete	Erection of building for vehicle wash area for van hire company.	Car/Coach	Car/Coach Hire
	The Church of God Worldwide 11 Loverock Road & 12 PORTMAN ROAD	App no 203/00707 Pmtid Jul 2003 Var Site Area 0.58	B1 D1	446 0	446 -446		Lapsed Lapsed	District Ref: 03/00280/F Variation of condition 5 on permission 02/00774 (full) for COU of offices ancillary to church at first floor level to independent offices.	Religious use	Offices
+	Mr P Thompson Windrush House 24 PORTMAN ROAD	App no 208/01330 Pmtid Jan 2009 Full Site Area 0.05	B1 D1	0 542	-542 542		N/S N/S	District Ref: 03/00707/V COU from offices to enable premises to continue with office use at second floor with a place of worship at ground & first floors.	B1-Commercial	Religious use
+	Reading Town Football Club Reading Town Football Club SCOURS LANE	App no 207/01465 Pmtid Jun 2008 Full Site Area 0.07	D2	723	723		Complete	District Ref: 08/01330/F Erection of changing room, covered standing area, covered seating stand & club house (retrospective).	Leisure	Leisure
(	Prudential/Rickworth Security N part of site Land N of M4	App no 285/00690 Pmtid Jul 1995 Outline Site Area 0.00	B1 B8	0 0	0 0		N/S N/S	District Ref: 07/01465/F Construction of business park on 44.5 ha with business (78,384 sqm) & warehousing (26,128 sqm) (Green Park). Part RBLP site 7(EMP1). Partly all superseded Plot 3.2 only remains undeveloped. See also Wokingham & West Berks commitments. District Ref: 85/00690/O	Vacant Land	Business Use
(	Prudential Assurance Co Ltd Land at GREEN PARK	App no 299/01062 Pmtid Dec 2000 Var Site Area 0.00	B1	0	0		N/S	Variation of cond. 4 on outline perm. 85/00690 to allow relaxation of requirement to provide B1c floorspace & to allow 113,338 sq.m. unrestricted B1 floorspace. Increase of 8,826 sqm counted on balance.	Vacant Land	Business Use
(	Prudential Assurance Co Ltd Plot 3.2 400-450 Longwater Avenue GREEN PARK	App no 208/00261 Pmtid May 2008 Reserved Matters Site Area 0.00	B1	0	0		N/S	District Ref: 99/01062/V Reserved matters pursuant to outline permission 85/TP/690 for the erection of a 4 storey building (14,080 sq.m.) on 2.6 ha for open business use including access, car parking, servicing, landscaping & related works. Part superseded 85/00690 (outline). District Ref: 08/00261/R	Vacant Land	Business Use
(	Prudential Assurance Co Ltd Plot 7 450 Brook Drive GREEN PARK	App no 207/01367 Pmtid Dec 2007 Reserved Matters Site Area 0.82	B1	3183	3183		U/C	Reserved matters pursuant to outline permission 85/00690 for the development of 3,183 sq.m on 0.82 ha of open business use + access, parking & landscaping. See 07/01295 (RM) for adjacent development. Part supersedes 85/00690 (o). District Ref: 07/01367/R	Vacant Land	Business Use

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Space	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
(	Prudential Assurance Co Ltd Plot 7 500 Brook Drive GREEN PARK	App no 207/01295 Pmtid Dec 2007 Reserved Matters Site Area 1.68	B1	13262	13262		U/C	Reserved matters pursuant to outline permission 85/00690 for the erection of 5 storey building for flexible business use including access & car parking. See 07/01367 (RM) for adjacent development. Part superseded 85/00690 (o). District Ref: 07/01295/R	Vacant Land	Business Use
(	Prudential/Rickworth Security BALANCE OF OUTLINE 85/00690 GREEN PARK	App no 285/99981 Pmtid Jul 1995 Outline Site Area 16.45	B1	12882	12882		N/S	10.347sm (1.90ha) comp 3/00-Plot 1, 13,006sm (3.11ha) comp 3/01-Plot 5, 21,188sm (4.63ha) comp 3/02-Plots 2.1 & 4, 39,470sm (15.92ha) comp 3/03-Plots 2.2, 3.1 & 6, Plot 7 (u/c), Plot 3.2 (n/s) - see above - remaining balance shown. District Ref: 85/00690/O	Vacant Land	Business Use
(	Prudential/Rickworth Security Plot 8 Longwater Avenue GREEN PARK	App no 285/00691 Pmtid Jul 1995 Outline Site Area 0.00	B1 B8	0 0	0 0		N/S N/S	Construction of business park including business (10,238 sq.m.) and warehousing (3,413 sq.m.) uses on 4.67 ha. See 01/00460 for variation & 07/00109 (RM) for alternative development. District Ref: 85/00691/O	Vacant Land	Business Use
(	Prudential Assurance Co Ltd Plot 8 Longwater Avenue GREEN PARK	App no 201/00460 Pmtid Jun 2002 Var Site Area 0.00	B1	0	0		N/S	Variation of condition 3 on outline permission 85/00691 to remove the requirement for light industrial floorspace. District Ref: 01/00460/V	Vacant Land	Business Use
(	The Prudential Assurance Co Ltd Plot 8 500 South Oak Way GREEN PARK	App no 207/00109 Pmtid Mar 2007 Reserved Matters Site Area 0.00	B1	6779	6779		N/S	Reserved matters pursuant to oil permission 85/00691 for a 5 storey bldg for open business use (20,430 sqm on 2.9 ha) with parking, servicing & landscaping. Exceeds total floorspace permitted under 85/00691 by 6,779 sqm which is counted here. District Ref: 07/00107/R	Vacant Land	Business Use
(	Prudential/Rickworth Security BALANCE OF OUTLINE 85/00691	App no 285/99977 Pmtid Jul 1995 Outline Site Area 0.00	B1	13651	13651		N/S	Total floorspace permitted by 85/00691 on southern part of Green Park - Plot 8. Part of RBLP site 7 (EMP1). See 07/00107 (RM) for larger development. District Ref: 85/00691/O	Vacant Land	Business Use
(	Prudential Assurance Co Ltd Green Triangle Smallmead Road GREEN PARK	App no 202/01311 Pmtid Jun 2003 Outline Site Area 4.67	B1	22540	22540	6	N/S	Erection of business development with parking. Plot 17 500-600 Longwater Avenue. (Incorrectly lapsed at March 2008). See 08/00796 (RM). District Ref: 02/01311/O	Vacant Land	Business Use
(+	Prudential Ass Co Ltd Plot 17 500-600 LONGWATER AVENUE	App no 208/00796 Pmtid Sep 2008 Reserved Matters Site Area 0.00	B1	0	0		N/S	Reserved matters pursuant to outline permission 02/01311 for erection of five 4-storey & one 5 storey buildings of flexible office space (22,540 sq.m.) on 4.08 ha with 564 parking spaces. District Ref: 08/00796/R	Vacant Land	Offices

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Spec	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
	Prudential Assurance Co Ltd 280 South Oak Way GREEN PARK	App no Pmtid Full Site Area 1.00	B1	4430	4430		Complete	Erection of building for business use (2,208 sq.m. B1a & 2,191 sq.m. of B1c and 31 sq.m. ancillary plant) with decked parking. Supersedes 99/00459 (outline). District Ref: 05/01245/F	Vacant Land	Business Use
+ *	St Edward Homes & Pru Assurance Adj Business Pk Longwater Ave GREEN PARK	App no Pmtid Outline Site Area 24.65	A1 A2 A3 B1 C2 D1	238 66 380 16000 1858 190	238 66 380 12480 1858 -1		N/S N/S N/S N/S N/S	Redevelop land at Green Pk, Pingemead B'ness Pk, light ind & training to mixed dev. Phase 1: Full app 68 dwells, retail, management suite, village hall. OIL for 668 dwells, extra care hsg, offices, primary sch, surgery, sports pitch. District Ref: 07/01275/O	Vacant Land Vacant Land Vacant Land Vacant Land Vacant Land Vacant Land Vacant Land Vacant Land	Community Education Financial/Profe Food-Takeawa Offices Res Institutions Residential Restaurants Retail - Shops Transportation
	PRUPIN Land west of Green Park Business Park KIRTONS FARM ROAD	App no Pmtid Full Site Area 1.34	SG	0	0		N/S	Erection of railway station (1520sqm), bus interchange (6200sqm), decked park & ride (2436sqm), short stay car park, taxi drop off & disabled parking. 0.38ha of site is in West Berkshire (07/02570) which accounts for station floorspace. District Ref: 07/01108/F	Vacant Land	Transportation
+ *	Mr Myles Milner Land at AMERSHAM ROAD	App no Pmtid Full Site Area 0.25	D1	646	646		U/C	Erection of single storey children's centre with associated garden, play areas & new car parking. District Ref: 07/00994/F	Vacant Land	Community
+ *	Mr J Francis 4 BRIDGE STREET	App no Pmtid Full Site Area 0.01	A2 D2	0 130	-130 130		N/S N/S	COU from financial & professional services to a gym at ground floor & basement levels to include new frontage. District Ref: 08/01061/F	Financial/Prof	Leisure
+ *	Dr Parihar 2-4 CHURCH STREET	App no Pmtid Full Site Area 0.01	A3	0	-140		U/C	COU from staff accommodation, first floor stores & roof space ancillary to restaurant to two self contained flats. District Ref: 07/01613/F	Restaurants	Residential
(+ *	Elegant Homes 36B CHURCH STREET	App no Pmtid Full Site Area 0.05	B1	206	206		N/S	Redevelopment of printing works with ancillary offices (206 sq.m.) to provide a part single/ part 2-storey offices. Allowed on appeal. Demolition is counted under 07/01614/F below which is for an alternative development. District Ref: 07/01613/F	Light industry	Offices
(+ *	Elegant Homes 36B CHURCH STREET	App no Pmtid Full Site Area 0.05	B1	0	-206		N/S	Redevelopment of printing works & ancillary offices to provide one building comprising four 1-bed flats on ground floor & four studio flats on first floor. Allowed on appeal. See 07/01613/F for alternative development. District Ref: 07/01614/F	Light industry	Residential

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Space	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
	Whiteknights 1A South Street & 2 GOSBROOK ROAD	App no 206/01495 Pmtid Mar 2008 Full Site Area 0.04	A1 B1	96 0	96 -301		U/C U/C	Refurbishment of building with retention of financial & professional unit (57 sq.m.) & COU from offices to two flats at 1st & 2nd floors. Redev of 1 South St to provide one retail/financial & professional unit and six flats plus parking. District Ref: 06/01495/F U B U	Financial/Prof Offices	Retail - Shops Residential
	Quality Stationers 307-311 GOSBROOK ROAD	App no 206/00357 Pmtid Dec 2006 Full Site Area 0.05	B1	0	-385		Complete	Redevelopment of printing works to provide four apartments and one garden flat. Allowed on appeal. Demolition complete & counted at March 2009, flats not started. District Ref: 06/00357/F U B U	Light industry	Residential
+	Mrs J Harris Hemdean House School HEMDEAN ROAD	App no 208/01207 Pmtid Nov 2008 Full Site Area 0.95	D1	230	230		N/S	Erection of sports & community hall with ancillary facilities at school. District Ref: 08/01207/F U B U	Education	Education
	Reading Amateur Boxing & Rifle Club Rifle Club JEFFERSON CLOSE	App no 206/00122 Pmtid Mar 2006 Outline Site Area 0.18	D2	0	-222		Complete	Redevelopment of rifle club building to provide three detached dwellings with garages. Resubmission of 05/01353. Demolition complete & counted at March 2009, dwellings not started. District Ref: 06/00122/O U B U	Leisure	Residential
	Summerfield Rest Home 4 KIDMORE ROAD	App no 206/01462 Pmtid Jul 2007 Full Site Area 0.20	C2	294	294		N/S	Erection of 2 storey side extension to residential care home to provide six additional suites plus extensions to lounge & dining room to rear. Renewal of 02/00218 (full). District Ref: 06/01462/F U B U	OAP Homes	OAP Homes
+	Williams Properties Unit 1 PADDOCK ROAD	App no 208/00760 Pmtid Sep 2008 Full Site Area 0.40	B8 B8	1757 0	1757 -1877		N/S Complete	Redevelopment of warehouse (1,877 sq.m.) to provide a warehouse unit & ancillary offices with parking. Demolition complete & counted at March 2009. District Ref: 08/00760/F U B U	Warehousing	Warehousing
	Dentons & Gibson/Checkmore Ltd Millars Arms PADDOCK ROAD	App no 205/01025 Pmtid Feb 2006 Full Site Area 0.00	A4 B1	0 925	0 925	3	Complete N/S	Redevelopment of public house (except outbuilding) (1,322 sq.m.) to provide three small business units with parking & servicing. Demolition complete & counted at March 2006. District Ref: 05/01025/F U B U	Public House	Business Use
+	Mr T Page The Builders Yard UPLANDS ROAD	App no 207/01232 Pmtid May 2008 Full Site Area 0.03	B1	0	-120		N/S	Redevelopment of builder's workshop & office to provide a 4-bed detached dwelling. District Ref: 07/01232/F U B U	Light industry	Residential

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Spce	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
Rest of Reading Borough Tilehurst	Royal Berkshire Fire & Rescue Service 103 DEE ROAD	App no 207/00817 Pmt'd Oct 2007 Outline Site Area 0.85	SG	0	-2176		N/S	Outline permission for redevelopment of fire station to provide a residential development comprising of forty two units. District Ref: 07/00817/O	Police/Fire/A	Residential
	Jatinder Bagga 109 GROVELANDS ROAD	App no 207/00512 Pmt'd Jul 2007 Full Site Area 0.08	C1	0	-207		Complete	COU from 12-bed guest house to nine apartments (four 2-bed, three 1-bed & two studio flats). District Ref: 07/00512/E	Hotels	Residential
(	Play Football Ltd Prospect College COCKNEY HILL	App no 207/00468 Pmt'd Nov 2007 Full Site Area 1.34	D2	0	0		N/S	Erection of changing room/clubhouse (347 sq.m.) + creation of artificial surfaces for eight 5-a-side pitches & one all weather pitch with fencing & lighting, pathways & car-park. See 08/00019 for alternative smaller dev & 07/01263 for additional dev. District Ref: 07/00468/F	Education	Leisure
(	Play Football Ltd Prospect College COCKNEY HILL	App no 208/00019 Pmt'd Mar 2008 Var Site Area 1.34	D2	215	215		N/S	Erection of single storey changing room & clubhouse building. Variation of condition 2 of 07/00468 to reduce the size of the changing room & clubhouse building. See 07/00468 (full) & also 07/01263 (Reg 3) for additional development. District Ref: 08/00019/V	Education	Leisure
(	Reading Borough Council Prospect College COCKNEY HILL	App no 207/01263 Pmt'd Dec 2007 REG3 Site Area 0.74	D1	1200	1200		N/S	Erection of vocational skills centre & associated external works as extension to college. See 07/00468 (full) for additional development. District Ref: 07/01263/R3	Education	Education
	W Henderson Wellington House 2 KENTWOOD HILL	App no 203/01386 Pmt'd Jul 2004 Full Site Area 0.07	B1	0	-386		Complete	COU from offices to seven flats. District Ref: 03/01386/F	Offices	Residential
+ *	Mr G S Johal 254 KENTWOOD HILL	App no 208/01271 Pmt'd Dec 2008 Full Site Area 0.00	A1 A5	0 150	-150 150		N/S N/S	COU from retail to a hot food take away. District Ref: 08/01271/F	Retail - Shops	Food-Takeawa
+ *	Reading Borough Council Norcot Nursery 82 LYNDHURST ROAD	App no 208/01152 Pmt'd Nov 2008 REG3 Site Area 0.04	D1	415	120		N/S	Replacement of life-expired Hillside classroom building with new classroom building on the same site. District Ref: 08/01152/R3	Nursery Educ	Nursery Educ

Reading Borough

Area Site Code	Name Address	Application Details	Use Class	Gross F'Space	Net Change	Net Units	Building Progress	Description	Existing Land Use	Proposed Land Use
	Reading Borough Council Meadway Comprehensive School THE MEADWAY	App no 206/00253 Pmtid Jun 2006 Full Site Area 7.00	B1 D1	2917 5179	2917 5179		U/C U/C	Redevelopment of school field to include special needs school, community uses, educational staff offices & conference facilities for Reading Education Centre, parking & public open space. See 06/00258 (full) for additional development. District Ref: 06/00253/F	Secondary Ed Secondary Ed Secondary Ed	Community Conference Education Offices
	J J & J M Hayes 14/14a NORCOT ROAD	App no 203/00098 Pmtid Jul 2003 Full Site Area 0.01	B1	0	-133		Lapsed	COU from offices to one 2-bed and one 1-bed flats. Renewal of permission 98/00194 (full).	Offices	Residential
+	Coral Racing Ltd 76 SCHOOL ROAD	App no 208/01255 Pmtid Dec 2008 Full Site Area 0.04	A1 A1 A2	0 0 173	-173 0 173		Complete Complete Complete	District Ref: 03/00098/F COU from retail premises to provide two separate units one remaining in retail use and the other to financial & professional services.	Retail - Shops Retail - Shops	Financial/Profe Retail - Shops
	Ceres Estate Agents 3-19 THE TRIANGLE	App no 207/01508 Pmtid Feb 2008 Full Site Area 0.52	A1 A2 A3 A5	121 61 30 30	121 61 30 30		N/S N/S N/S N/S	District Ref: 08/01255/F Erection of extension to rear of retail units (A1/A2/A3 & A5 uses) at ground floor level.	Financial/Prof Food-Takeaw Restaurants Retail - Shops	Financial/Profe Food-Takeaw Restaurants Retail - Shops
+	Mr Stephen Bowler Site opposite 20 UPTON ROAD	App no 208/00730 Pmtid Aug 2008 Full Site Area 0.06	B8	450	450		N/S	District Ref: 07/01508/F Erection of warehouse with ancillary offices.	Gen Ind-Misc	Warehousing
	Reading Borough Council Churchend Primary School USK ROAD	App no 207/01618 Pmtid Feb 2008 REG3 Site Area 0.04	D1	404	373		N/S	District Ref: 08/00730/F Alterations & erection of single & two storey extensions to school to provide nursery, reception & enlarged KS/1 & new KS/2 teaching areas, storage & ICT suite. District Ref: 07/01618/R3	Primary Ed	Primary Ed

SOFT COMMITMENTS at March 2009 for READING BOROUGH

A Development for which approval has been indicated subject to the prior completion of legal agreements.

Central Reading

READING BOROUGH COUNCIL
Land at corner of St Mary's Butts
and Hosier Street

Application 08/00378/REG3 for the erection of a new part 4, part 5 storey building (plus basement) to provide approximately 13,183sqm of office, and ancillary floorspace to accommodate a new Civic Headquarters Building for Reading Borough Council, post office, and retail units, together with alterations to the existing open air car park and installation of plant, alteration to the existing carriageway and parking spaces, and landscaping at St Mary's Butts to create a new public square. In addition, the relocation of the existing street market to St Mary's Butts and overspill to Hosier Street, and the provision of a replacement electricity sub station.

B Sites identified in Adopted & Draft Local Plans without a valid planning permission.

Reading Central Area Action Plan (January 2009)

Central Reading

**Policy RC1 – Station/River
Major Opportunity Area**
Friar Street & Station Road

Station Hill

Reading Station & Interchange

North of Station

Riverside

Napier Road Junction

**Policy RC2: West Side Major
Opportunity Area**
Cattle Market

Proposal Site RC1a: Active retail and leisure uses on the ground floor along Friar Street and Station Road, with a mix of uses on higher floors. Enhance linkages in a north-south direction to link to the Station Hill area. Setting of listed buildings in the area will be preserved, and opportunities to improve the environment of Merchants Place will be sought.

Proposal Site RC1c: Mix of uses at a high density, including retail and leisure on the ground and lower floors and residential and offices on higher floors. Enhanced links through the sites, and a network of streets and spaces. Frontages on key routes through the site should have active uses.

Proposal Site RC1d: Station will be improved, and an enhanced multi-modal interchange provided. New and improved links across the railway will be provided, including visual links. May be scope for additional development for other uses within the site. The listed station building should be retained and its setting enhanced. Areas of civic open space will be provided at the northern and southern entrances to the station.

Proposal Site RC1e: Retail and leisure development on the ground floor with other uses including residential and offices on upper floors. Provision of retail development is contingent on improved links across the railway. Public car parking will be provided. An area of civic open space will be provided at the northern entrance to the station, and a green link provided to the Thames. An acceptable dry access scheme from across the site must be part of any development.

Proposal Site RC1g: Maintain and enhance public access along and to the Thames, and should continue the green link from the north of the station, with potential for an area of open space at the riverside. Main use of the site should be residential, although some small-scale offices and leisure will also be appropriate.

Proposal Site RC1h: Landmark building, containing residential and/or offices is appropriate for this site, which may contain an active commercial use on the ground floor. An acceptable dry access scheme must be part of any development on this site.

Proposal Site RC2a: Mix of edge-of-centre retail uses, which may include bulky goods, and residential development, along with public car parking. Residential should be located on the parts of the site that are at lower risk

Broad Street Mall	from flooding. Retail must be designed to mesh into the urban fabric and a single storey retail warehouse will not be permitted.
Hosier Street	<u>Proposal Site RC2d:</u> Redevelopment for continued retail and leisure provision, maintaining frontages along Oxford Street and St Mary's Butts, with uses including residential and offices on upper floors.
Policy RC3: East Side Major Opportunity Area Reading Prison	<u>Proposal Site RC2e:</u> New high-quality civic core, providing a new Civic Offices building, along with a mix of other uses including residential and supporting community uses and new open spaces. Development will also include a new arts venue to replace the Hexagon, a new central library and a replacement site for the street market.
Forbury Retail Park	<u>Proposal Site RC3b:</u> Prison building itself is of historical significance and is listed, and will be retained. The building would be used for residential, commercial offices or a hotel. Development should enhance the setting of the Abbey ruins. <u>Proposal Site RC3c:</u> This site would be the focus of the new residential community, and, alongside residential, additional retail, leisure and community uses at a scale to serve the Kenavon Drive area would be appropriate. It should include a new area of open space. Implementing this policy may involve complete redevelopment or using new additional development to improve the existing urban form of the area.
Policy RC4: Other Opportunity Sites 9-27 Greyfriars Road 2-8 The Forbury & 19-22 Market Place 3-10 Market Place, Abbey Hall & Abbey Square 37-43 Market Place The Anchorage, 34 Bridge Street The Oracle Extension, Bridge Street & Letcombe Street Thames Valley University, Kings Road Kings Meadow Pool, Kings Meadow Road Caversham Lock Island, Thames Side Reading Central Library, Abbey Square	<u>Proposal site RC4d:</u> Residential and/or office development <u>Proposal site RC4e:</u> Retail and related uses on ground floor with residential and/or offices on upper floors, designed to enhance contribution of site to Conservation Area. Preservation of historic building line. <u>Proposal site RC4f:</u> Retail and related uses on ground floor with residential and/or offices on upper floors, designed to enhance contribution of site to Conservation Area. Possible pedestrian link between Market Place and Forbury Square/Abbey Square. Rear servicing and preservation of historic building line. <u>Proposal site RC4g:</u> Retail and related uses on ground floor with residential and/or offices on upper floors, designed to enhance contribution of site to Conservation Area. Preservation of historic building line. <u>Proposal site RC4h:</u> Water-compatible leisure and/or tourism uses <u>Proposal site RC4i:</u> Development of the area between the River Kennet and Mill Lane for retail, with use of site at Letcombe Street for public car park. <u>Proposal site RC4n:</u> Continued development to support the role of this site in providing higher and further education and maximising its contribution to the local community. <u>Proposal site RC4o:</u> Use of listed building for leisure or tourism uses compatible with and ancillary to the surrounding Kings Meadow. <u>Proposal site RC4p:</u> Development for water-compatible leisure or tourism uses, including some operational development. Potential for enhanced pedestrian access. <u>Proposal site RC4s:</u> Residential development with some potential for offices and other town centre uses on the ground floor, only to take place when a replacement facility is operational, potentially at Hosier Street. Enhance public access to the Holy Brook.

C

Development Trends

1 READING BOROUGH COUNCIL: DEVELOPMENT TRENDS

- 1.1 The following statistics give an indication of trends in employment generating development over the Structure Plan period. The Adopted Berkshire Structure Plan covers the period 2001 – 2016 and has superseded the earlier plan, which was for the period 1991 – 2006. Data from 2001 is recorded after a break indicated by a dotted line.
- 1.2 For the period 1991-2002, sites that were vacant or partly vacant were considered to be 'Outstanding'. However, from 2002/2003 these sites have been considered to be 'Completed'. Hence the 'Existing Stock', 'Outstanding Commitments' and 'Completions' figures for 2003 and onwards are not directly comparable with earlier years. An adjustment has been made to the figures for 2001/2002 and 2002/2003 for the 'Existing Stock', 'Outstanding Commitments' and 'Completions' to take account of the vacant and partly vacant sites at 2002 as being counted as 'Completed'. Tables 22, 23 and 26 show these adjusted figures in italics together with the figures recorded for each year.

Existing Stock

- 1.3 Table 22 gives details of the existing stock of industrial and commercial floorspace. Figures have been calculated by adding annual completion figures to a 1984 floorspace stock figure taken from the Department of the Environment's "Commercial and Industrial Floorspace Statistics 1981-1984".

Table 22: Floorspace Stock by Use Class (sq m)

	Business, Industry, Professional and Financial Services (A2, B1 - 7)		Warehousing (B8)	
1991		979,290		503,610
1992		994,230		503,190
1993		1,003,320		503,510
1994		1,001,190		501,830
1995		998,380		503,170
1996		994,990		496,510
1997		1,005,360		497,170
1998		982,580		496,370
1999		965,900		482,960
2000		963,430		494,490
2001		954,100		498,230
2002	<i>1,029,480</i>	1,027,150	<i>492,240</i>	492,240
2003	1,039,910		489,790	
2004	1,016,250		481,800	
2005	1,007,960		490,560	
2006	996,030		493,370	
2007	984,930		494,980	
2008	971,280		480,860	
2009	968,880		477,260	

Source: Planning Commitments for Employment Uses, BCC 1991-1998, JSPU 1998-2009

Outstanding Commitments

ir

- 1.4 Table 23 gives details of the amount of outstanding floorspace with planning permission whilst Table 24 summarises the amount of outstanding floorspace that has been accepted in principle, i.e. a development for which approval has been indicated but remains subject to an outstanding Section 106 agreement or has been identified in an adopted or Deposit Draft Local Plan but which has no formal planning permission.

**Table 23: Employment Generating Floorspace Outstanding at March Each Year
(net change in floorspace (sq m))**

	Retail (A1)		Financial & Professional Services (A2)		Business (B1)		General & Special Industry (B2 - 7)		Storage & Distribution (B8)	
1993	45,720		1,590		71,770		9,440		-15,620	
1994	32,170		-30		64,380		860		-4,450	
1995	55,530		220		62,050		-12,200		3,190	
1996	41,760		-550		163,630		-5,730		24,750	
1997	56,030		460		130,300		-1,930		31,090	
1998	63,630		910		130,920		-2,360		21,310	
1999	58,430		440		198,430		1,690		7,720	
2000	40,680		730		188,470		-1,250		-3,290	
2001	-2,660		270		203,470		-440		-4,090	
2002	-3,170	-3,170	60	60	139,270	141,600	50,560	50,560	7,130	7,130
2003	1,710		-210		80,140		12,100		5,850	
2004	-3,900		-760		103,930		13,460		24,510	
2005	820		-130		235,700		10,810		6,980	
2006	4,900		-1,730		172,540		-9,040		8,230	
2007	13,330		-1,730		168,900		-990		-3,360	
2008	12,400		-2,190		261,220		-670		8,620	
2009	6,700		-140		272,290		-1,770		11,640	

Source: Planning Commitments for Employment Uses, BCC 1991-1998, JSPU 1998-2009

New permissions

1.5 Table 25 gives details of the amount of floorspace permitted in any particular year.

Table 25: Permissions for Employment Generating Floorspace Granted Each Year by Use Class (net change in floorspace (sq m))

	Retail (A1)	Financial & Professional Services (A2)	Business (B1)	General & Special Industry (B2 - 7)	Storage & Distribution (B8)
1991/92	47,720	-1,510	27,270	2,440	-4,880
1992/93	-5,000	1,220	2,150	3,090	-4,810
1993/94	2,950	-420	9,510	-5,540	-2,600
1994/95	20,600	640	14,430	-9,830	5,220
1995/96	7,470	-1,330	109,470	-2,770	12,400
1996/97	14,590	-60	4,310	-2,680	1,590
1997/98	-1,440	-680	-7,680	-7,730	2,430
1998/99	2,630	20	38,200	-7,180	1,580
1999/00	-7,280	190	-9,130	-1,040	-5,070
2000/01	-310	1,090	7,010	-1,380	2,620
Total 1991-2001	81,930	-840	195,540	-32,620	8,480
Annual Average	8,193	-84	19,554	-3,262	848
2001/02	-10,690	140	19,520	-48,260	2,210
2002/03	-1,140	-540	1,360	-4,410	-2,870
2003/04	-590	0	40	-4,480	10,460
2004/05	-1,770	480	120,270	2,150	680
2005/06	250	-1,010	-8,140	1,190	3,490
2006/07	3,860	-400	-9,920	0	-10,060
2007/08	2,710	200	101,250	0	-2,130
2008/09	-1,150	200	7,080	310	-140
Total 2001-2009	-8,520	-930	231,460	-53,500	1,640

Source: Planning Commitments for Employment Uses, BCC 1991-1998, JSPU 1998-2009

Completions

1.6 Table 26 gives details of floorspace completed in any particular year.

**Table 26: Employment Generating Floorspace Completed Each Year by Use Class
(net change in floorspace (sq m))**

	Retail (A1)		Financial & Professional Services (A2)		Business (B1)		General & Special Industry (B2 - 7)		Storage & Distribution (B8)	
1991/92	400		320		14,150		470		-420	
1992/93	3,270		480		7,670		940		320	
1993/94	3,980		930		3,940		-7,000		-1,680	
1994/95	-720		250		-2,280		-780		1,340	
1995/96	15,660		-840		4,930		-7,480		-6,660	
1996/97	3,540		250		14,240		-4,120		660	
1997/98	-2,040		-640		-13,800		-8,340		-800	
1998/99	30		160		-5,810		-11,030		-13,410	
1999/00	10,910		230		-2,350		-350		11,530	
2000/01	42,740		2,180		-9,310		-2,200		3,740	
Total 1991-2001	77,770		3,320		11,380		-39,890		-5,380	
Annual Average	7,777		332		1,138		-3,989		-538	
2001/02	-9,370	-9,370	220	220	76,110	73,780	-950	-950	-5,990	-5,990
2002/03	-4,470	-4,470	-120	-120	53,410	55,740	-42,860	-42,860	-2,450	-2,450
2003/04	5,090		540		-21,080		-3,120		-7,990	
2004/05	-4,430		630		-9,330		410		8,760	
2005/06	390		90		-10,440		-1,580		2,810	
2006/07	-850		-420		-5,760		-4,920		1,610	
2007/08	7,830		560		-14,210		0		-14,120	
2008/09	3,730		-130		-3,680		1410		-3,600	
Total 2001-2008	-2,080		1,370		65,020		-51,610		-20,970	

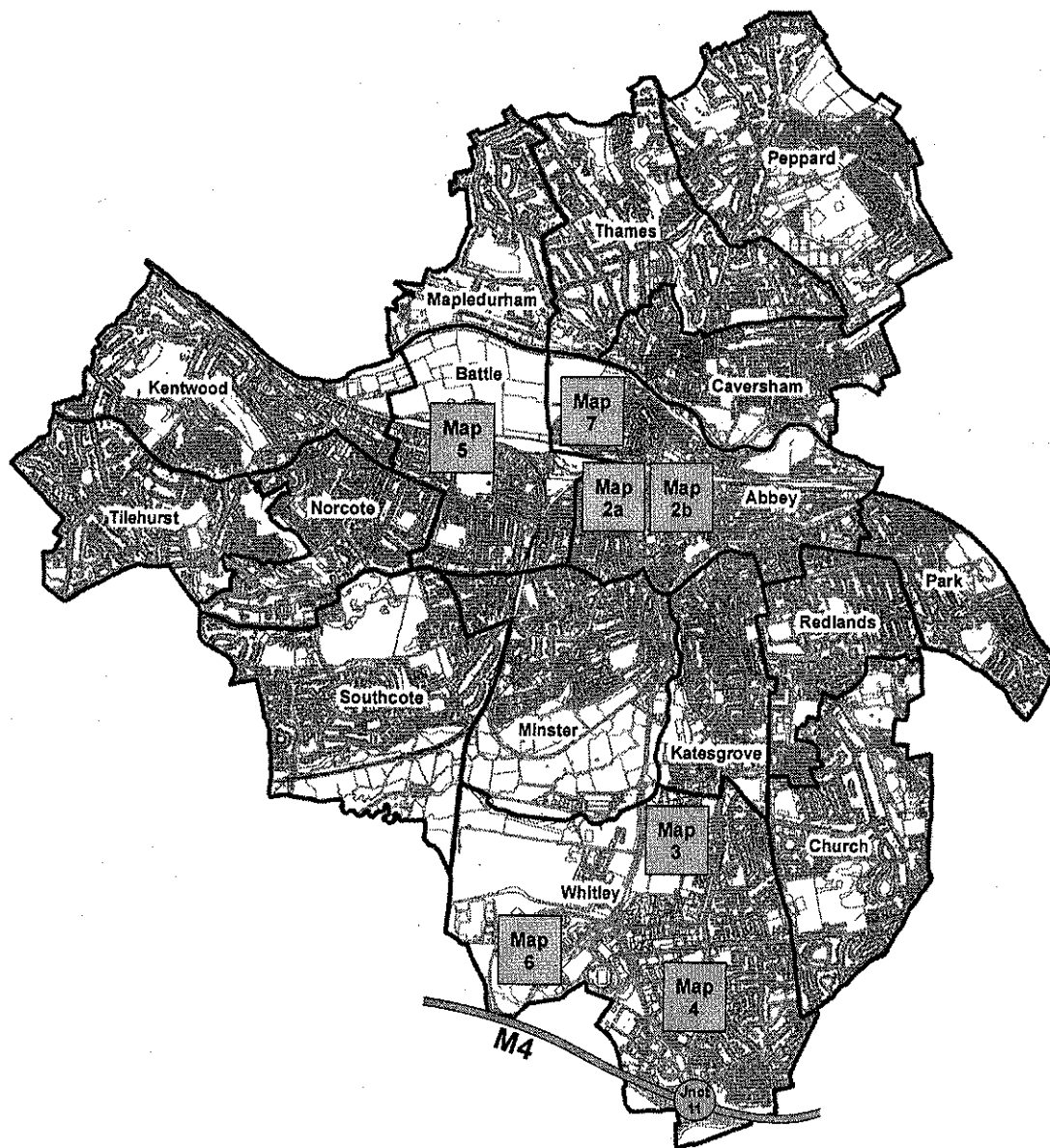
Source: Planning Commitments for Employment Uses, BCC 1991-1998, JSPU 1998-2009

D

**Maps of Town Centre &
Main Industrial Areas**

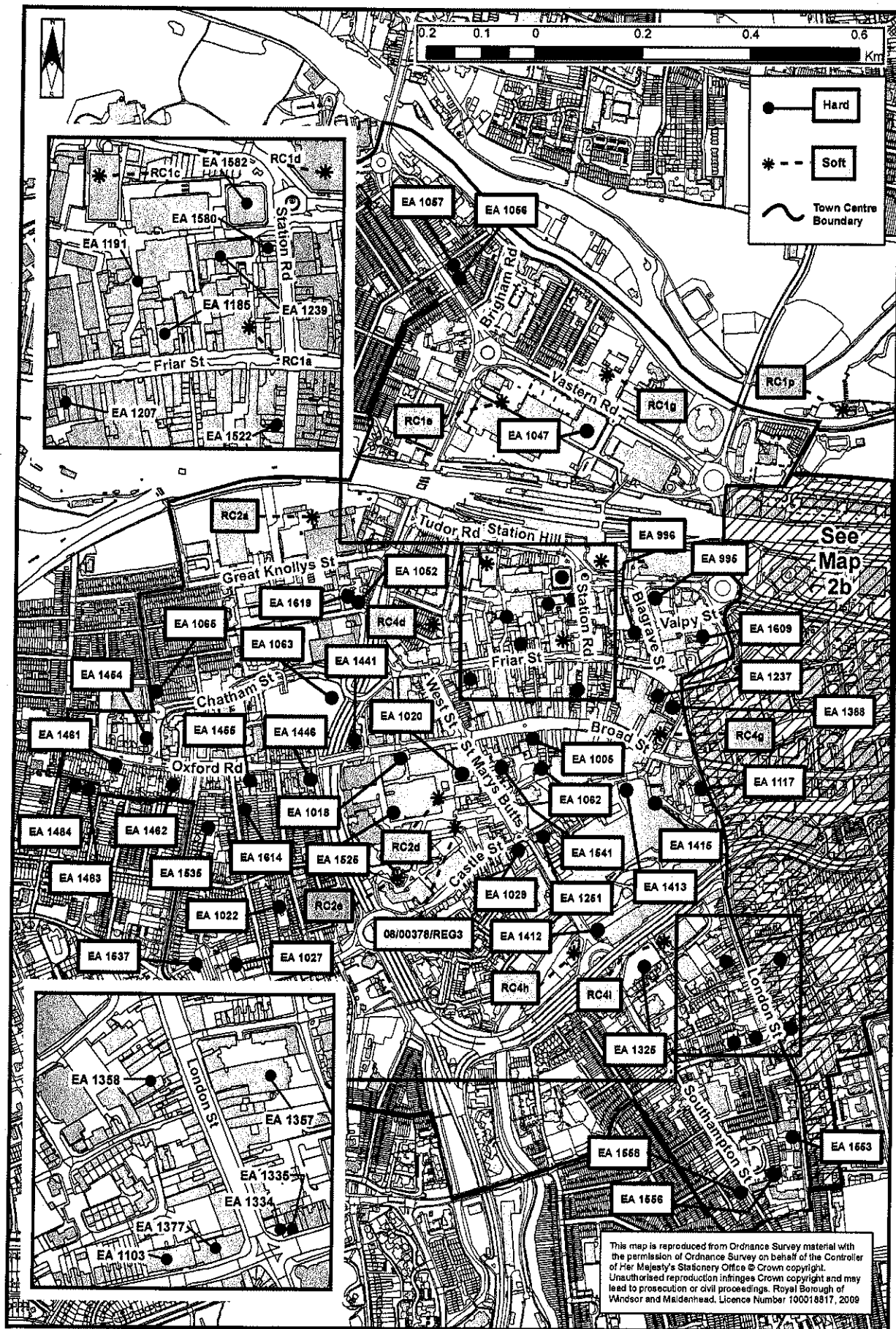


This map is reproduced from Ordnance Survey material with the permission of Ordnance Survey on behalf of the Controller of Her Majesty's Stationery Office © Crown copyright. Unauthorised reproduction infringes Crown copyright and may lead to prosecution or civil proceedings. Royal Borough of Windsor and Maidenhead. Licence Number 100018917, 2009

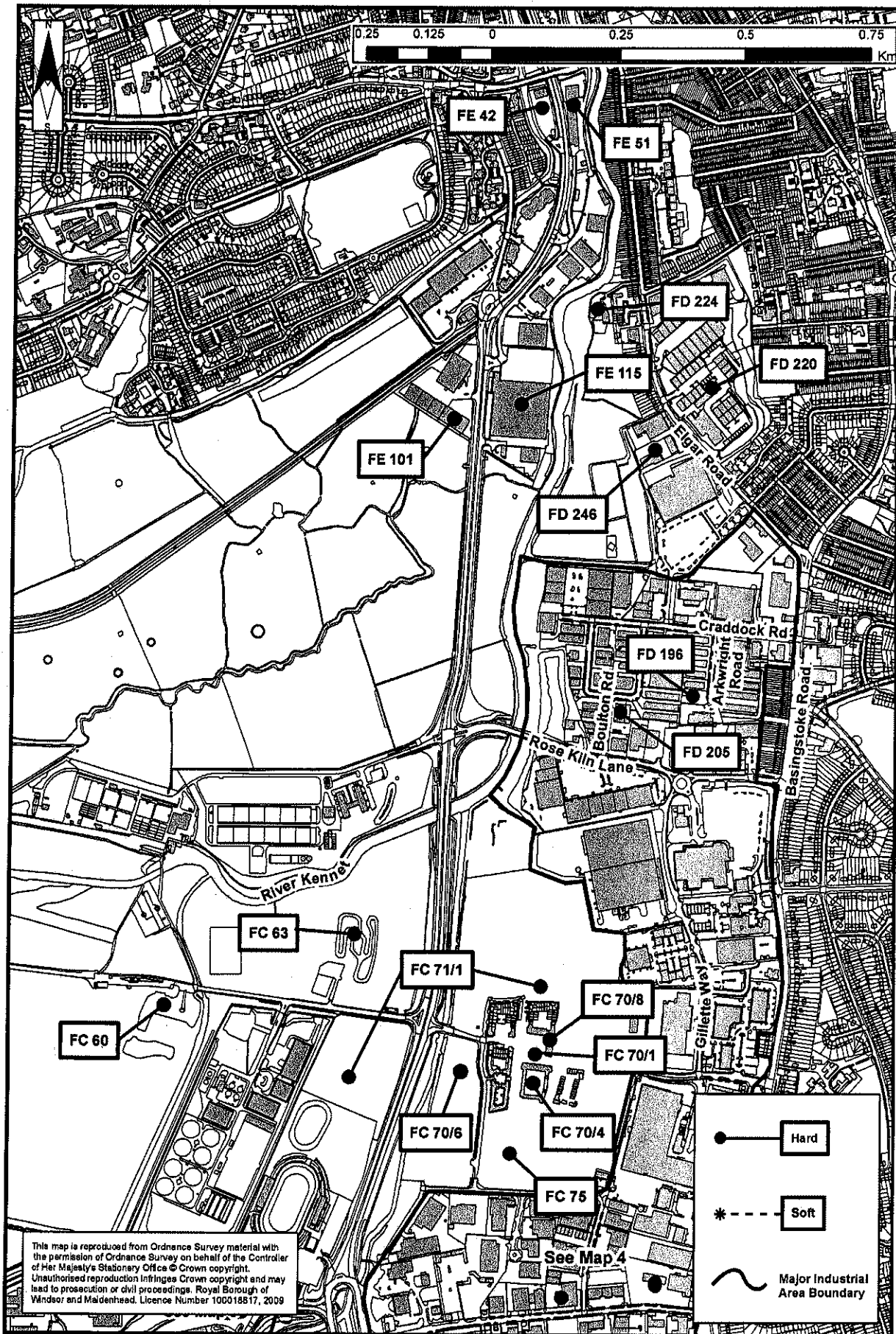


- Map 2a: Reading Town Centre West
- Map 2b: Reading Town Centre East & Forbury Industrial Park
- Map 3 : Basingstoke Road North Area + Rose Kiln Lane, Boulton Road, Elgar Road & Manor Farm
- Map 4 : Basingstoke Road South Area + Acre Road, Bennet Road & Worton Grange
- Map 5 : Portman Road / Deacon Way
- Map 6 : Green Park
- Map 7 : Cardiff Road / Richfield Avenue

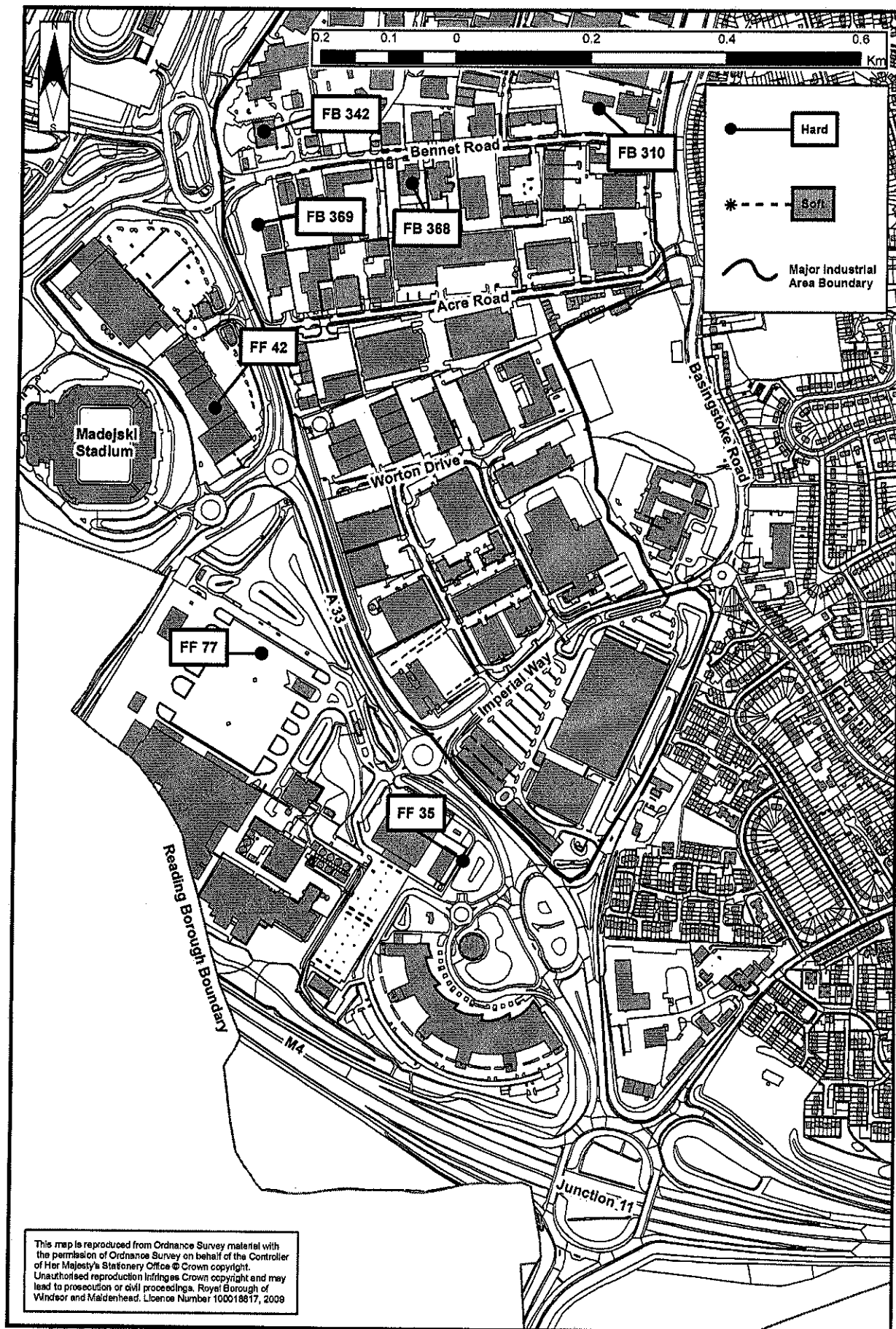
Map 1 **WARD BOUNDARIES PLUS LOCATION OF READING TOWN CENTRE & MAIN INDUSTRIAL AREAS IN THE BOROUGH**



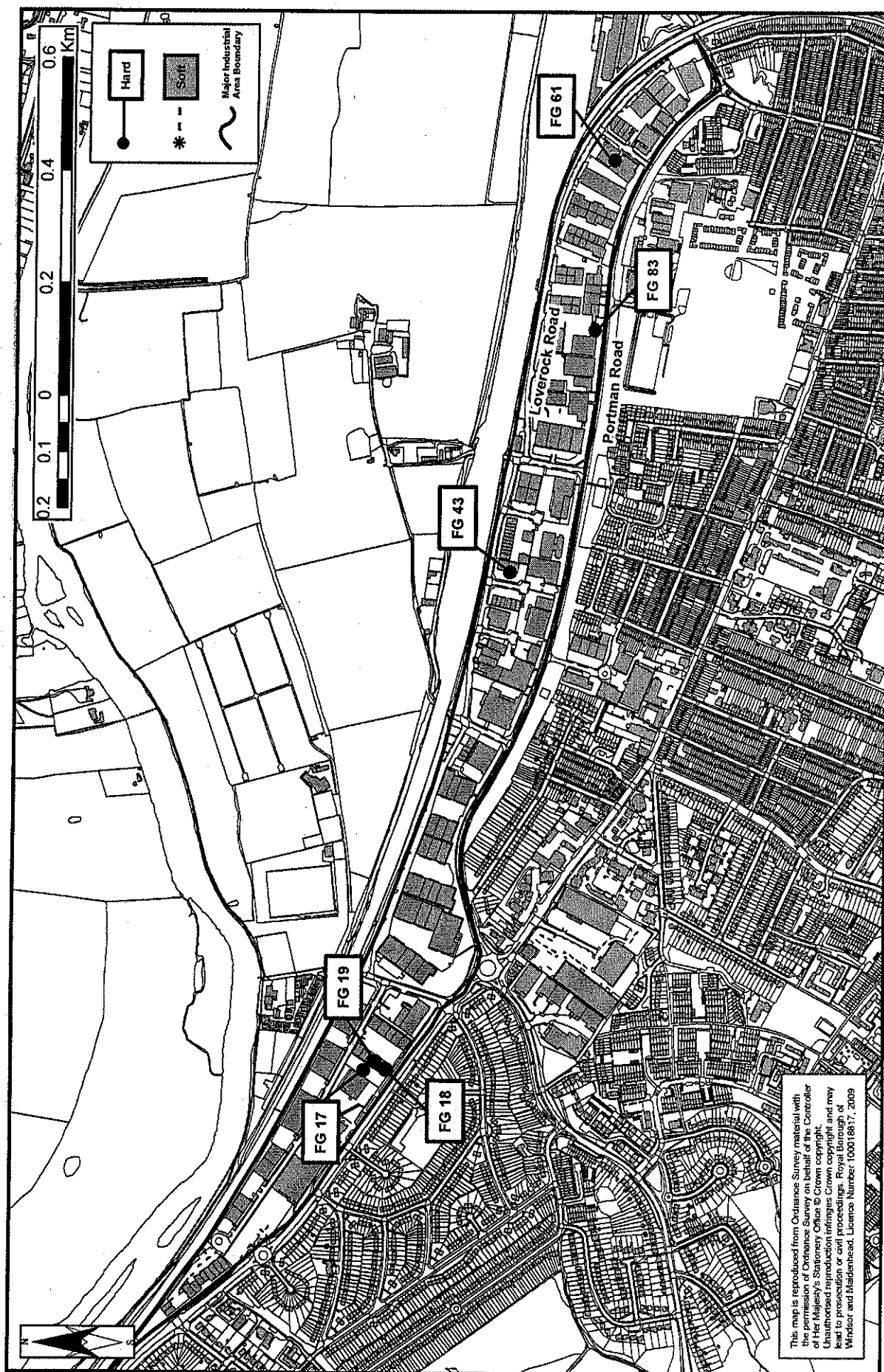
Map 2a READING TOWN CENTRE WEST



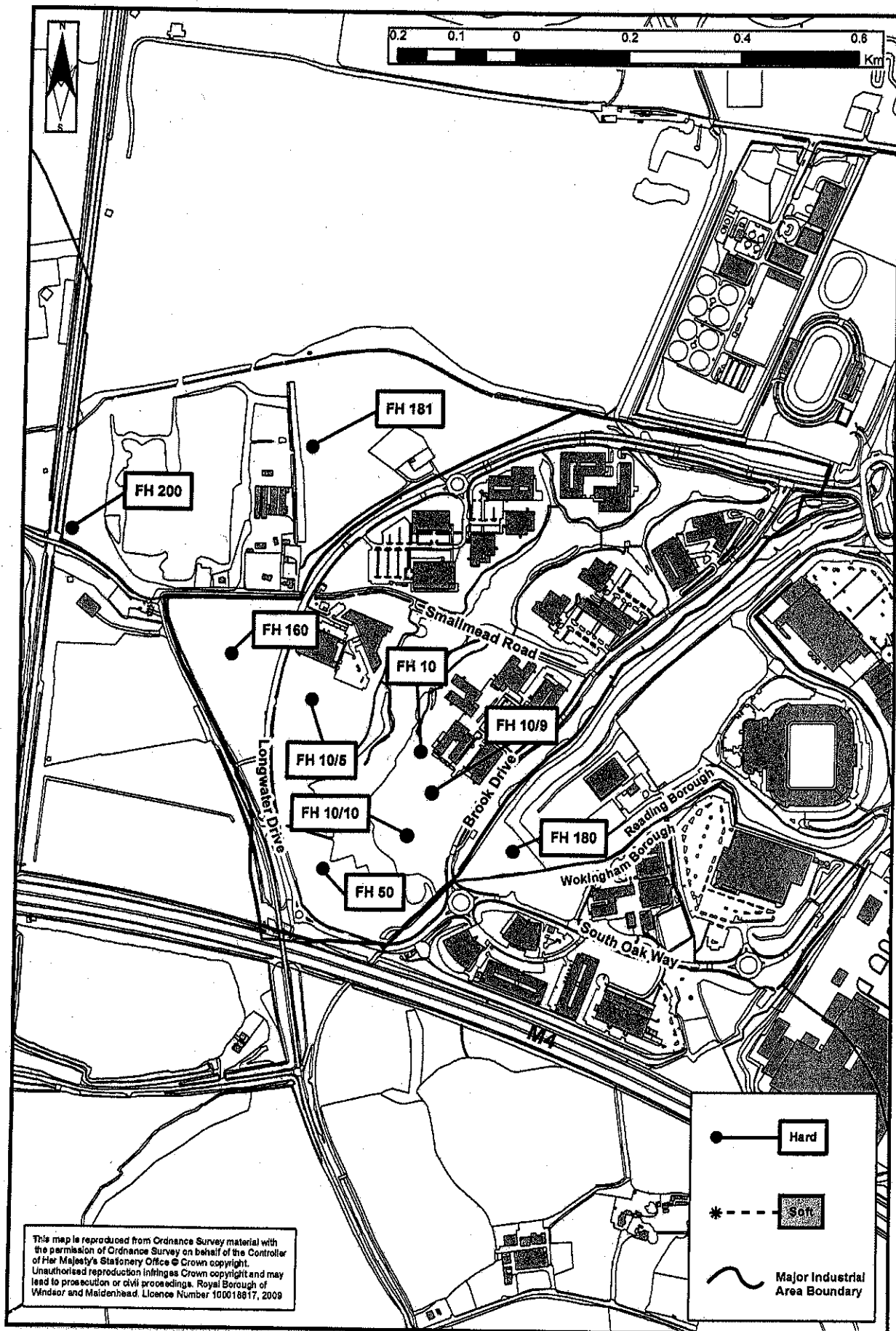
Map 3 BASINGSTOKE ROAD NORTH AREA + ROSE KILN LANE, BOULTON ROAD, ELGAR ROAD & MANOR FARM



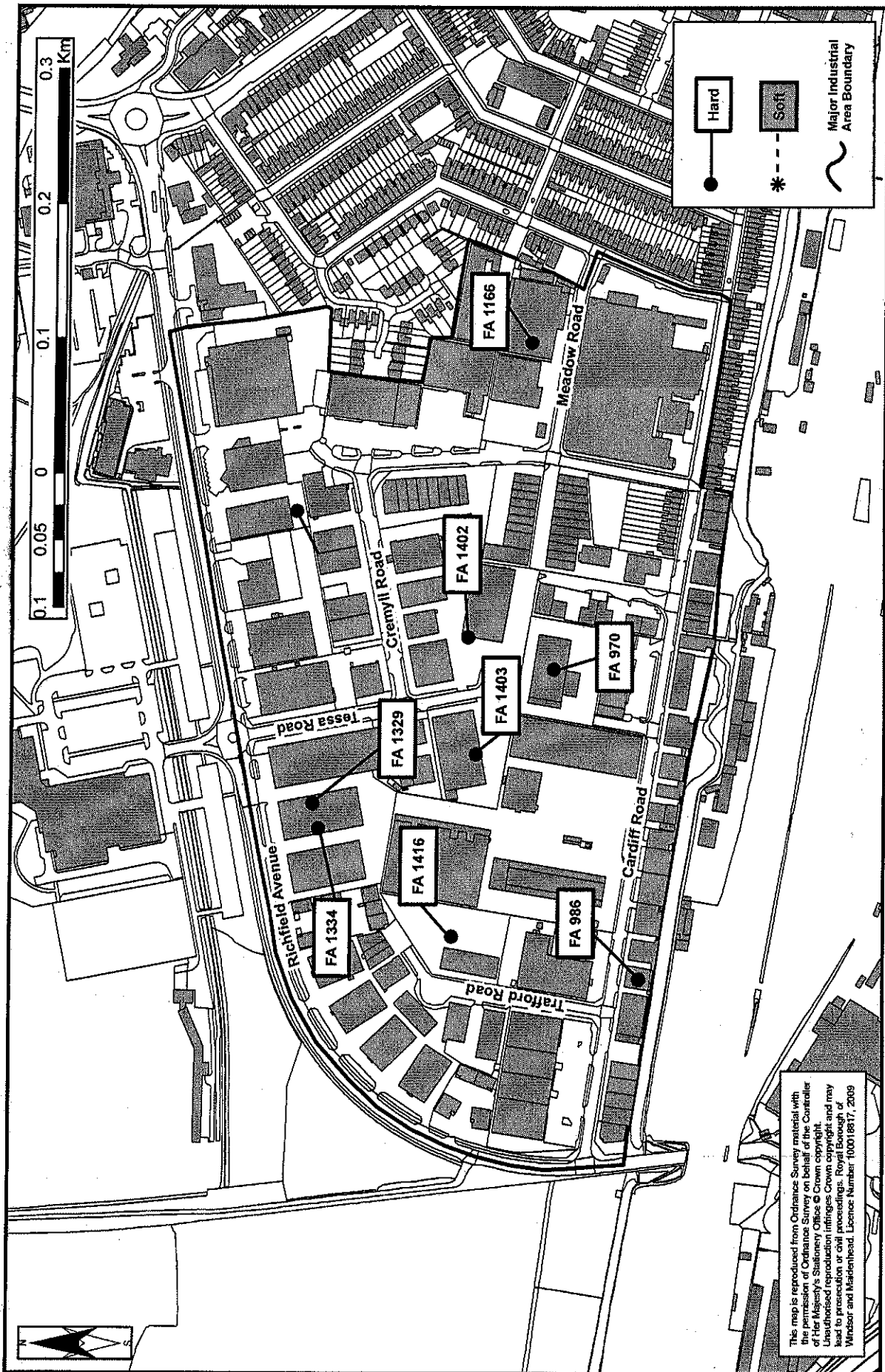
Map 4 BASINGSTOKE ROAD SOUTH AREA + ACRE ROAD, BENNET ROAD & WORTON GRANGE



Map 5 PORTMAN ROAD / DEACON WAY



Map 6 GREEN PARK



Map 7 CARDIFF ROAD / RICHFIELD AVENUE

