

NON-RESIDENTIAL PLANNING COMMITMENTS

AT 31 MARCH 2016

Information on the progress of residential development between
1 April 2015 and 31 March 2016 in Reading Borough



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between 1 April 2015 and 31 March 2016 in Reading Borough

Published May 2016

EXECUTIVE SUMMARY

This publication looks at commitments for non-residential development in Reading Borough at 31 March 2016. It deals with change in the amount of floorspace, based on planning records. It includes those sites that have planning permission (hard commitments) and those that have been identified in principle as being suitable for development (soft commitments).

The key net figures for Reading Borough for the monitoring year 1 April 2015 to 31 March 2016 are summarised below:

	Newly permitted	With permission but not started	Under const	Total hard commits O'standing (N/S + U/C)	Soft commits	Total hard and soft	Completed	Lapsed
A1	-1,210	19,521	-16,287	3,234	4,692	7,926	-1,210	-595
A2	-628	66	222	288	372	660	-693	0
A3	529	2,092	1,456	3,548	270	3,818	1,077	0
A4	0	-573	-695	-1,268	741	-527	0	0
A5	105	105	0	105	0	105	0	0
B1	-14,219	322,476	10,328	332,804	-6,766	326,038	-23,137	-2,549
B2	26,239	26,140	3,038	29,178	0	29,178	-300	0
B8	-41	31,618	-465	31,153	2,452	33,605	172	0
C1	1,689	24,042	0	24,042	4,134	28,176	1,689	247
C2	-4,574	17,186	-4,437	12,749	7,593	20,342	-7,668	134
D1	-49	10,837	17,979	28,816	3,131	31,947	-9,482	4,208
D2	372	34,038	227	34,265	0	34,265	2,654	0
SG	5,372	9,472	-3,051	6,421	6,788	13,209	15,984	-1,111

In terms of new completions, once again there is a notable loss of offices, albeit not on the scale of last year. Much, although not all, of this has been due to conversions to residential in and around the town centre under permitted development rights. The largest single completion this year has been the new vehicle dealership on the Kennet Island site.

In terms of development under construction, the picture regarding offices is somewhat different. There are a number of losses to residential still underway in the town centre, but these are outweighed by new construction on Aldwych House, Thames Tower and the former Energis site, indicating that whilst lower value offices tend to still be being lost, there are new high quality developments in close proximity to the station. Also underway is the demolition of Station Hill, which means that loss of retail in particular is recorded as under construction this year.

Outstanding permissions continue to show a vast amount of office floorspace with unimplemented permission, albeit this is partly countered by a number of new prior approvals for loss of offices to residential. Many of the older schemes have been outstanding for some years, and there is a question mark over whether they will ever be implemented. A major new permission at Island Road boosts the B2 figures here, although it is worth noting that it could actually be within a range of B class uses.

Trends are always difficult to identify in the annual commitments exercise, as figures can be hugely swayed by single developments. However, in general, the completions show something of a trend of investment in new, large-scale high-

quality office floorspace, set against a loss of smaller-scale and larger fringe office stock to other uses.

In terms of how these figures fit into longer trends, there has been an accelerated reduction in B1/B2 floorspace to by far the lowest level in some decades. This is set against a trend of an increase in B8 floorspace. Other uses tend to fluctuate somewhat from year to year.

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1. INTRODUCTION AND BACKGROUND

- 1.1 This document summarises the results of the 2016 survey of Non-Residential Planning Commitments in Reading Borough. Its purpose is to monitor change in the amount of floorspace in various non-residential uses.
- 1.2 The changes in floorspace are monitored through the planning process. This document shows the overall change in amount of floorspace in terms of what has planning permission at 31 March 2016, and what has been completed during the monitoring year (1 April 2015 to 31 March 2016).
- 1.3 Surveys of employment commitments have been produced annually for the Berkshire area for over 20 years. Up until 2010 this information was collected and published for Reading by the Berkshire Unitary Authorities' Joint Strategic Planning Unit (JSPU). However, the responsibility for monitoring of commitments was transferred to Reading Borough Council early in 2011.
- 1.4 The notes in the sections 1 to 3 of this report explain the background to the non-residential commitments, the methodology involved in carrying out the survey and how to use the schedules.
- 1.5 Section 4 contains the summary tables. These provide the following:
 - Amount of floorspace (net) with planning permission that had not been started at 31 March 2016;
 - Amount of floorspace (net) that was under construction at 31 March 2016;
 - Amount of floorspace (net) with permission that was outstanding at 31 March 2016 (i.e. the total of floorspace not started and under construction);
 - Amount of floorspace (net) without planning permission but agreed in principle at 31 March 2016 ('soft commitments');
 - Amount of floorspace (net) that has been completed between 1 April 2015 and 31 March 2016;
 - Amount of floorspace (net) newly permitted between 1 April 2015 and 31 March 2016; and
 - Amount of floorspace (net) for which planning permission had lapsed at 31 March 2016.
- 1.6 Section 5 looks at how the figures from this year's commitments survey compare to those from previous years.
- 1.6 Sections 6 and 7 contain the detailed schedules of the sites that have fed into the summary tables, which list all sites with a commitment for non-residential development (over 100 sq m) within the monitoring year and describes their status at 31 March 2016.
- 1.7 This document has been produced alongside the Residential Planning Commitments at 31 March 2016 document.
- 1.8 For any queries, please contact the LDF Team, Planning Section, Reading Borough Council on 0118 9373337 or planningpolicy@reading.gov.uk.

2. METHODOLOGY

- 2.1 The non-residential commitments surveys (previously called Employment Commitments) are updated and published each year, covering the monitoring year 1 April to 31 March. The 2015 survey has been updated to 2016 in four stages:
- (1) Outstanding commitments at March 2015 were identified from the previous survey¹.
 - (2) Relevant planning permissions granted between 1 April 2015 and 31 March 2016 were identified from the Council's planning application records. Individual planning application forms, decision notices and plans were examined where necessary. In cases where more than one alternative 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, unless there is reason to believe otherwise. 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, or use classes.
 - (4) All sites were visited by Council officers in order to establish building progress for both commitments outstanding at March 2015 and the more recent commitments. These visits were carried out as soon after 31 March 2016 as possible, during April and May 2016. Building progress was classified as 'not started', 'under construction' or 'completed'.
- 2.2 Commitments which have been completed and permissions which lapsed in the period 1 April 2015 to 31 March 2016, 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 Table 7.
- 2.3 Sites which have any of the following characteristics are included in both this document and the Residential Commitments document at March 2016:
- a. Sites with alternative residential and non-residential commitments
 - b. Sites with a commitment for mixed-use including both residential and non-residential use; and
 - c. Sites where there is a loss of non-residential for residential use, or vice versa.
- 2.4 A commitment is defined as an amount of development, which has been approved for a particular use. Floorspace figures are expressed in square metres.

¹ http://www.reading.gov.uk/media/3922/Non-Residential-Commitments-2015/pdf/Non_Residential_Commitments_14_15.pdf

2.5 There are two types of commitment:

- 1 Hard commitment - a site with the benefit of a valid planning permission;
- 2 Soft commitment - a site 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:
 - Developments for which approval has been indicated, usually at Planning Applications Committee, but remain subject to an outstanding Section 106 agreement;
 - Developments which have been identified in a local plan but which have no formal planning permission.

2.6 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 by the Use Classes (Amendment) Order 2005² and General Permitted Development (Amendment) Order 2005 and any further amendments since. 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 etc.
- 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.
- B2 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.

² 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.

- 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.
- 2.7 Developments are only recorded in the schedules if the net change in floorspace is at least 100 sq m. They are classified into one or a combination of the site uses explained above, usually based on the information on planning application forms or any more recent submitted information.
- 2.8 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 usually 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).
- 2.9 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.
- 2.10 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.

3. UNDERSTANDING THE TABLES

- 3.1 This section describes and clarifies the information presented in the tables in sections 4, 6 and 7.

UNDERSTANDING THE SUMMARY TABLES

- 3.2 Section 4 contains seven summary tables, which contain information on developments that have not started, are under construction, are outstanding, are agreed in principle, have been completed, were newly permitted this year and have lapsed.
- 3.3 All tables show the amount of floorspace by square metres (gross internal area, usually based on the information given on planning application forms) in each use class (see paragraph 2.6) which has the relevant status.
- 3.4 As well as an overall total for the Borough, totals within two different categories are shown:

- **By Ward**
Reading Borough Council is broken down into 16 wards (see figure 1). A total for each ward is given³.
- **By Development Plan Designation**
The totals for a number of different planning designations for the area, based on existing and emerging development plan documents (see figure 1):
 - Central Reading - the boundary of Central Reading is the boundary of the Reading Central Area Action Plan (adopted 2009).
 - Smaller Centres - the smaller centres (other than Central Reading) are those listed as district, major local or local centres under policy CS26 of the Core Strategy (adopted 2008). The boundaries are those shown on the adopted Proposals Map, accompanying the Sites and Detailed Policies Document (SDPD) (adopted October 2012).
 - Town Centres sub-total - this is the sub-total for Central Reading and the smaller centres.
 - South Reading - the Core Strategy (adopted 2008) focuses a significant amount of development on South Reading, and this is translated into a South Reading Framework within the SDPD. The boundary used for monitoring this is the definition of South Reading in Chapter 13 of the SDPD.
 - Core Employment Areas (CEAs) - policies CS10 and CS11 of the Core Strategy (adopted 2008) refer to Core Employment Areas as being the areas where new industrial and

³ No figure for parishes is given, as Reading Borough has no parishes.

warehousing uses will be focused, and where existing employment will be protected. The boundaries of the CEAs are shown on the adopted Proposals Map, accompanying the SDPD (Policy SA12) and it is these boundaries that are referred to here.

It is important to note that the figures within this set of designations do not sum, because there is some overlap – i.e. some sites will be within both South Reading and a Core Employment Area, or within both South Reading and a defined centre.

- 3.5 The seven tables are divided by status, and these are described below.
- 3.6 **Table 1** shows the amount of net floorspace (i.e. taking account of both gains and losses) with planning permission (including both full and outline) but not yet started at 31 March 2016.
- 3.7 **Table 2** shows the amount of net floorspace with planning permission that was under construction at 31 March 2016. This starts from the digging of footings and laying of foundations, and ends when work has completed⁴. For changes of use, this includes the period of making internal alterations.
- 3.8 **Table 3** shows the total amount of net floorspace outstanding at 31 March 2016. This consists of net floorspace not started and net floorspace under construction, and therefore is a sum of tables 1 and 2.
- 3.9 **Table 4** shows the amount of net floorspace without planning permission but accepted in principle. These are known as ‘soft commitments’, and relate to the schedule set out at Section 7. There are two types of ‘soft commitment’:
- Sites where there has been a resolution to grant permission, often at Planning Applications Committee, but where the decision had not been officially issued at 31 March 2016. Usually, this is where the permission is awaiting the signing of a Section 106 Agreement.
 - Sites which are allocated for non-residential development in an adopted development plan but where planning permission has not yet been granted.
- 3.10 Allocated floorspace is only included in this table if a figure is set out within the allocation itself. This is generally not the case for non-residential floorspace, so in many years there are no development plan allocations shown.
- 3.11 The inclusion of such soft commitment sites in the document does not necessarily represent a commitment to approve the development. It is not therefore comparable with an outstanding planning permission, nor is it necessarily an indication of a site’s continued acceptability for development. All future planning applications on these sites will be considered on their individual merits by the Council.

⁴ It should be noted that the definition of when construction has begun for these purposes may differ from the definition of whether a permission has been implemented for legal purposes.

- 3.11 **Table 5** shows the amount of net floorspace completed between 1 April 2015 and 31 March 2016. Floorspace is completed for these purposes when work on it has ended, even if it is still unoccupied.
- 3.12 **Table 6** shows the amount of net floorspace newly permitted between 1 April 2015 and 31 March 2016. Its purpose is to show where new sites are coming forward. As such, it does not include developments which are the same as, or similar to, previous or existing permissions on the same site.
- 3.13 **Table 7** shows the amount of net floorspace for which planning permission had lapsed between 1 April 2015 and 31 March 2016. Planning permissions are generally subject to a condition requiring that work begins within a certain period, and an unimplemented permission lapses when that period runs out. Once lapsed, the developments no longer have planning permission. The standard period is generally three years, although other periods may be specified in individual cases.
- 3.14 Previous documents have also included **Tables 8 to 14**, which set out the same information as above but for gross change, i.e. not taking account of the losses of floorspace. This is not considered to add much to the document, and has therefore been excluded for this year. The information is available from the Council if required.

UNDERSTANDING THE INDIVIDUAL SCHEDULES

- 3.15 Sections 6 and 7 list the individual sites which have fed into the overall figures in section 4.
- 3.16 Section 6 lists the 'hard commitments'. Hard commitments are sites with planning permission.
- 3.17 Section 7 lists the 'soft commitments'. Soft commitments are sites without a planning permission, but where the principle of development has been agreed. See paragraph 3.9 above.
- 3.18 The schedules are ordered by ward, and then code, and in each case, the following information is presented.
- **Ward**
The ward that the development is in. In the case of development that covers more than one ward, it is listed under the ward in which the largest part of the site falls.
 - **Code**
This is a unique identifier used only for the commitments exercise. Where a site has a number of different commitments, the code for each commitment ends with a /1, /2, /3 etc. Unlike in previous years, a separate entry is no longer included for extensions of time or variations of condition. Entries are now only separated where they are distinct proposals.
 - **Grid Reference**
The grid reference of the centre point of the development site.

- **Site Area**
The gross site area of the development in hectares.
- **Address**
- **Planning Policy Designations**
Whether or not the development falls within a defined centre or within a Core Employment Area (see paragraph 3.4).
- **Application number and type**
The planning application for the development. In the case of the non-residential commitments, applications on the same site are generally listed separately. In some cases, there are alternative proposals for the same site. In other cases, there have been outline applications followed up by reserved matters, or extensions of time or variations of condition etc. The floorspace figures are usually only listed against one application (unless applications contain additional floorspace on the same site) to avoid double-counting. Where possible, the description of development and comments in the schedule refers to other relevant permissions.

The type of applications are as follows:

- FUL: Application for full planning permission.
- OUT: Outline application, i.e. a planning application to approve the principle of the development, for which more detailed permission ('reserved matters') is required before building can commence.
- REM: Reserved matters, i.e. the detailed permission to enable an outline permission to be implemented.
- COU: Application for a change of use between use classes.
- CLE: Certificate of Lawful Use (Existing) - an application to ensure that development that has already taken place (often without planning permission) is lawful.
- CLP: Certificate of Lawful Use (Proposed) - an application to ensure that proposed development would be lawful, generally because it would not require planning permission.
- VARIAT: An application to vary conditions on an existing permission.
- EXT: Application for extension of time, to extend the time limit of an existing planning permission.
- PRA: Application for prior approval - recently, a number of types of change of use have been classed as permitted development requiring prior approval only rather than a full application. This includes changes of use from B1 office to residential.

In the case of the development plan allocations in the 'Soft commitments' schedule (where they are listed), the policy reference is used instead of an application number.

- **Applicant**
The person or organisation who applied for planning permission.
- **Status by use class**
This shows the amount of floorspace within each use class (see paragraph 2.6), against the status of that floorspace. The following different statuses are shown:
 - Already Comp 2015 - Floorspace that had already been completed on site by the start of the monitoring year, and does not therefore count towards this year's figures.
 - Comp during 2015-16 - Floorspace that was completed on site during the monitoring year.
 - Under Construction - the amount of floorspace under construction at 31 March 2016.
 - Not Started - the amount of floorspace with planning permission but not yet started at 31 March 2016.

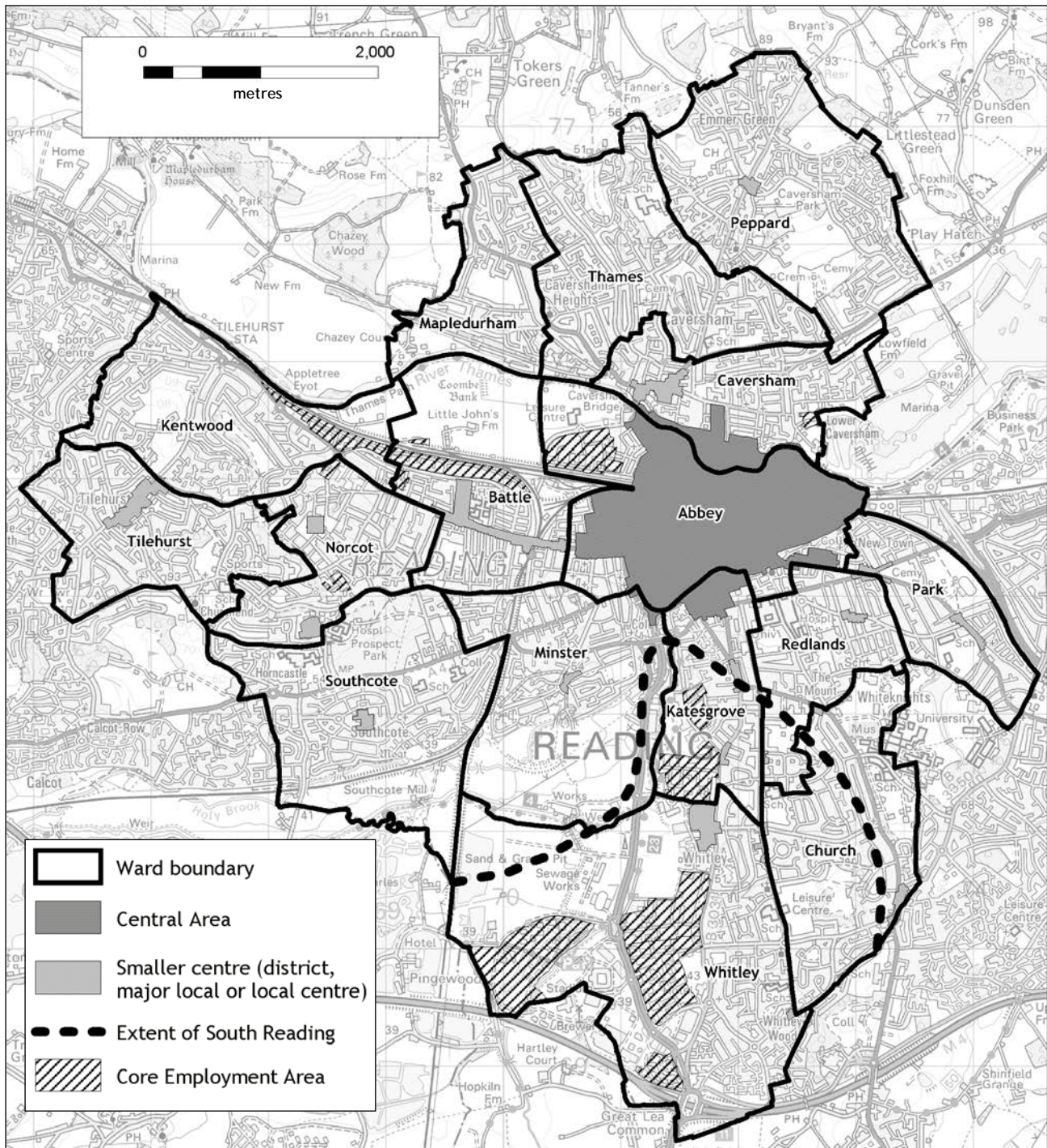
Where a development has lapsed (see above) or has been superseded by a different permission on the same site, all of the figures above will be zero, to avoid double-counting. If so, the schedule will state 'Lapsed' or 'Superseded' within the description. Likewise, the figures will be zero if figures are already counted against another application on the same site.

- **Description of development and comments**
This text describes the proposed development, and its relationship to any other developments shown in the schedule, and includes any other pertinent information.

- 3.19 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 the past, these sites have been divided into their constituent parts, with the code for each commitment ending with a /1, /2, /3 etc. The floorspace and/or the site area remaining under the original outline consent was formerly detailed under a separate record. However, now, where possible, there is a single entry for a large site to reduce the complexity of the schedules.

Figure 1: Wards and Development Plan Designations in Reading

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4. SUMMARY TABLES

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

	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui generis
Reading Borough Total	19,521	66	2,092	-573	105	322,476	26,140	31,618	24,042	17,186	10,837	34,038	9,472
By Ward													
Abbey	16,536	0	791	-452	0	143,737	124	-10,333	10,451	0	1,084	5,395	-903
Battle	188	0	0	0	105	102	259	1,577	0	2,000	-188	-80	-1,941
Caversham	387	0	638	0	0	2,052	0	0	0	0	0	652	192
Church	0	0	0	0	0	0	0	0	12,191	0	849	0	216
Katesgrove	-610	0	0	-121	0	-1,982	968	0	0	0	0	0	514
Kentwood	0	0	0	0	0	-644	812	0	0	-300	-192	0	-562
Mapledurham	0	0	0	0	0	0	0	0	0	3,300	0	0	0
Minster	1,125	0	153	0	0	50	0	365	0	461	361	434	-298
Norcot	1,657	0	0	0	0	0	-223	0	0	0	5,120	0	65
Park	0	0	0	0	0	-370	0	0	0	0	0	0	0
Peppard	0	0	0	0	0	0	0	0	0	0	283	0	0
Redlands	0	0	0	0	0	-4,894	0	0	0	9,867	2,130	0	4,700
Southcote	0	0	0	0	0	0	0	0	0	0	0	0	0
Thames	0	0	0	0	0	0	0	0	0	0	1,200	0	0
Tilehurst	0	0	0	0	0	0	0	0	0	0	0	0	0
Whitley	238	66	510	0	0	184,425	24,200	40,009	1,400	1,858	190	27,637	7,489
By Development Plan Designation													
Central Reading	16,536	0	661	-452	0	141,893	0	-10,850	10,451	0	1,084	5,395	-1,198
Smaller Centres	642	0	638	0	105	907	0	0	0	0	482	-233	108
Town Centres Sub-Total	17,178	0	1,299	-452	105	142,800	0	-10,850	10,451	0	1,566	5,162	-1,090
South Reading Total	1,363	66	510	0	0	184,625	25,168	40,374	1,400	1,858	190	27,637	7,705
Core Employment Areas Total	0	0	0	0	0	58,780	2,163	2,094	0	0	0	0	-2,648

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

	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui generis
Reading Borough Total	-16,287	222	1,456	-695	0	10,328	3,038	-465	0	-4,437	17,979	227	-3,051
By Ward													
Abbey	-15,483	222	1,456	-695	0	14,722	0	0	0	0	-579	227	-3,221
Battle	135	0	0	0	0	0	0	0	0	0	0	0	0
Caversham	0	0	0	0	0	257	0	0	0	0	0	0	0
Church	0	0	0	0	0	0	0	0	0	0	15,460	0	0
Katesgrove	0	0	0	0	0	-1,344	0	0	0	0	0	0	0
Kentwood	0	0	0	0	0	0	0	0	0	0	0	0	0
Mapledurham	0	0	0	0	0	0	0	0	0	0	0	0	0
Minster	-939	0	0	0	0	0	0	-465	0	0	0	0	-1,545
Norcot	0	0	0	0	0	0	0	0	0	0	0	0	0
Park	0	0	0	0	0	0	0	0	0	0	0	0	0
Peppard	0	0	0	0	0	0	0	0	0	0	0	0	0
Redlands	0	0	0	0	0	-3,868	0	0	0	-4,437	450	0	514
Southcote	0	0	0	0	0	0	0	0	0	0	0	0	0
Thames	0	0	0	0	0	0	0	0	0	0	1,660	0	0
Tilehurst	0	0	0	0	0	0	0	0	0	0	988	0	0
Whitley	0	0	0	0	0	561	3,038	0	0	0	0	0	1,201
By Development Plan Designation													
Central Reading	-15,483	-48	1,456	-248	0	11,338	0	0	0	0	-1,078	227	-3,221
Smaller Centres	135	0	0	0	0	-143	0	0	0	0	0	0	0
Town Centres Sub-Total	-15,348	-48	1,456	-248	0	11,195	0	0	0	0	-1,078	227	-3,221
South Reading Total	-939	0	0	0	0	-639	3,038	-465	0	0	15,460	0	-344
Core Employment Areas Total	0	0	0	0	0	-639	3,038	0	0	0	0	0	1,201

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

	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui generis
Reading Borough Total	3,234	288	3,548	-1,268	105	332,804	29,178	31,153	24,042	12,749	28,816	34,265	6,421
By Ward													
Abbey	1,053	222	2,247	-1,147	0	158,459	124	-10,333	10,451	0	505	5,622	-4,124
Battle	323	0	0	0	105	102	259	1,577	0	2,000	-188	-80	-1,941
Caversham	387	0	638	0	0	2,309	0	0	0	0	0	652	192
Church	0	0	0	0	0	0	0	0	12,191	0	16,309	0	216
Katesgrove	-610	0	0	-121	0	-3,326	968	0	0	0	0	0	514
Kentwood	0	0	0	0	0	-644	812	0	0	-300	-192	0	-562
Mapledurham	0	0	0	0	0	0	0	0	0	3,300	0	0	0
Minster	186	0	153	0	0	50	0	-100	0	461	361	434	-1,843
Norcot	1,657	0	0	0	0	0	-223	0	0	0	5,120	0	65
Park	0	0	0	0	0	-370	0	0	0	0	0	0	0
Peppard	0	0	0	0	0	0	0	0	0	0	283	0	0
Redlands	0	0	0	0	0	-8,762	0	0	0	5,430	2,580	0	5,214
Southcote	0	0	0	0	0	0	0	0	0	0	0	0	0
Thames	0	0	0	0	0	0	0	0	0	0	2,860	0	0
Tilehurst	0	0	0	0	0	0	0	0	0	0	988	0	0
Whitley	238	66	510	0	0	184,986	27,238	40,009	1,400	1,858	190	27,637	8,690
By Development Plan Designation													
Central Reading	1,053	-48	2,117	-700	0	153,231	0	-10,850	10,451	0	6	5,622	-4,419
Smaller Centres	777	0	638	0	105	764	0	0	0	0	482	-233	108
Town Centres Sub-Total	1,830	-48	2,755	-700	105	153,995	0	-10,850	10,451	0	488	5,389	-4,311
South Reading Total	424	66	510	0	0	183,986	28,206	39,909	1,400	1,858	15,650	27,637	7,361
Core Employment Areas Total	0	0	0	0	0	58,141	5,201	2,094	0	0	0	0	-1,447

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

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

	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui generis
Reading Borough Total	4,692	372	270	741	0	-6,766	0	2,452	4,134	7,593	3,131	0	6,788
By Ward													
Abbey	0	0	0	0	0	0	0	0	0	0	0	0	1,200
Battle	0	0	0	0	0	0	0	0	0	0	0	0	0
Caversham	0	0	0	0	0	0	0	0	0	0	0	0	0
Church	0	0	0	0	0	0	0	0	0	0	0	0	0
Katesgrove	0	0	0	0	0	0	0	0	0	7,593	0	0	0
Kentwood	0	0	0	0	0	0	0	0	0	0	0	0	0
Mapledurham	0	0	0	0	0	0	0	0	0	0	0	0	0
Minster	0	0	0	0	0	-6,766	0	0	0	0	0	0	0
Norcot	0	0	0	0	0	0	0	0	0	0	0	0	0
Park	0	0	0	0	0	0	0	0	0	0	0	0	0
Peppard	0	0	0	0	0	0	0	0	0	0	0	0	0
Redlands	0	0	0	0	0	0	0	0	0	0	0	0	0
Southcote	0	0	0	0	0	0	0	0	0	0	3,131	0	0
Thames	0	0	0	0	0	0	0	0	0	0	0	0	0
Tilehurst	0	0	0	0	0	0	0	0	0	0	0	0	0
Whitley	4,692	372	270	741	0	0	0	2,452	4,134	0	0	0	5,588
By Development Plan Designation													
Central Reading	0	0	0	0	0	0	0	0	0	7,593	0	0	1,200
Smaller Centres	0	0	0	0	0	0	0	0	0	0	0	0	0
<i>Town Centres Sub-Total</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>7593</i>	<i>0</i>	<i>0</i>	<i>1200</i>
South Reading Total	4,692	372	270	741	0	0	0	2,452	4,134	0	0	0	5,588
Core Employment Areas Total	0	0	0	0	0	0	0	0	0	0	0	0	3,078

*Does not include development plan allocations, as these do not tend to have specific floorspace figures

Table 5 - Planning Permissions (Hard Commitments) Completed 2015-2016* - Net

	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui generis
Reading Borough Total	-1,210	-693	1,077	0	0	-23,137	-300	172	1,689	-7,668	-9,482	2,654	15,984
By Ward													
Abbey	-916	-725	1,108	0	0	-5,670	0	0	1,689	0	539	-668	724
Battle	-512	0	0	0	0	-390	0	0	0	0	0	0	153
Caversham	85	0	0	0	0	-352	-300	0	0	0	120	0	0
Church	0	0	0	0	0	-147	0	0	0	0	-10,898	0	0
Katesgrove	-32	32	0	0	0	-6,310	0	0	0	0	-9	0	165
Kentwood	0	0	0	0	0	346	0	0	0	0	0	0	0
Mapledurham	0	0	0	0	0	0	0	0	0	0	0	0	0
Minster	0	0	0	0	0	0	0	242	0	0	0	0	0
Norcot	-972	0	0	0	0	-270	0	510	0	0	0	1,819	0
Park	0	0	0	0	0	0	0	0	0	0	970	0	0
Peppard	0	0	0	0	0	0	0	0	0	0	0	0	0
Redlands	0	0	0	0	0	-643	0	0	0	-7,668	-279	0	-400
Southcote	0	0	0	0	0	0	0	0	0	0	0	0	0
Thames	0	0	0	0	0	0	0	0	0	0	-48	0	0
Tilehurst	0	0	0	0	0	-856	0	0	0	0	0	0	0
Whitley	1,137	0	-31	0	0	-8,845	0	-580	0	0	123	1,503	15,342
By Development Plan Designation													
Central Reading	-948	-693	1,108	0	0	-11,980	0	0	1,689	0	530	-480	901
Smaller Centres	710	0	711	0	0	-6,036	0	0	0	0	120	1,503	-247
Town Centres Sub-Total	-238	-693	1,819	0	0	-18,016	0	0	1,689	0	650	1,023	654
South Reading Total	1,137	0	-31	0	0	-8,845	0	-338	0	0	-8,291	1,503	15,342
Core Employment Areas Total	0	0	0	0	0	-504	0	-70	0	0	0	270	1,500

*Includes developments completed but vacant or partially vacant and those fully occupied

Table 6 - New Floorspace Permitted During 2015-2016* - Net

	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui generis
Reading Borough Total	-1,210	-628	529	0	105	-14,219	26,239	-41	1,689	-4,574	-49	372	5,372
By Ward													
Abbey	674	-660	1,176	0	0	-9,370	0	-573	1,689	0	-173	372	-2,529
Battle	-189	0	0	0	105	-140	259	1,577	0	0	-188	0	-1,788
Caversham	-114	0	114	0	0	-143	0	0	0	0	0	0	192
Church	0	0	0	0	0	-147	0	0	0	0	849	0	0
Katesgrove	-642	32	0	0	0	-2,474	968	0	0	0	-165	0	679
Kentwood	0	0	0	0	0	0	812	0	0	-300	0	0	-562
Mapledurham	0	0	0	0	0	0	0	0	0	0	0	0	0
Minster	-939	0	0	0	0	186	0	-465	0	163	0	0	465
Norcot	0	0	0	0	0	0	0	0	0	0	0	0	0
Park	0	0	0	0	0	0	0	0	0	0	0	0	0
Peppard	0	0	0	0	0	0	0	0	0	0	283	0	0
Redlands	0	0	0	0	0	-1,264	0	0	0	-4,437	-655	0	414
Southcote	0	0	0	0	0	0	0	0	0	0	0	0	0
Thames	0	0	0	0	0	0	0	0	0	0	0	0	0
Tilehurst	0	0	0	0	0	0	0	0	0	0	0	0	0
Whitley	0	0	-761	0	0	-867	24,200	-580	0	0	0	0	8,501
By Development Plan Designation													
Central Reading	642	-628	1,046	0	0	-10,239	0	-573	1,689	0	-993	560	-2,222
Smaller Centres	-303	0	114	0	105	-430	0	0	0	0	-188	0	-352
Town Centres Sub-Total	339	-628	1,160	0	105	-10,669	0	-573	1,689	0	-1,181	560	-2,574
South Reading Total	-939	0	-761	0	0	-2,067	25,168	-1,045	0	0	0	0	8,966
Core Employment Areas Total	0	0	0	0	0	-1,780	2,039	997	0	0	0	0	-1,488

*This does not include permissions that are similar to proposals outstanding at 31 March 2015 on the same site

Table 7 - Lapsed Floorspace During 2015-2016* - Net

	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui generis
Reading Borough Total	-595	0	0	0	0	-2,549	0	0	247	134	4,208	0	-1,111
By Ward													
Abbey	-595	0	0	0	0	-1,327	0	0	0	0	676	0	440
Battle	0	0	0	0	0	0	0	0	0	0	0	0	0
Caversham	0	0	0	0	0	0	0	0	0	0	0	0	0
Church	0	0	0	0	0	0	0	0	0	0	0	0	0
Katesgrove	0	0	0	0	0	-1,222	0	0	0	0	0	0	625
Kentwood	0	0	0	0	0	0	0	0	0	0	0	0	0
Mapledurham	0	0	0	0	0	0	0	0	0	0	0	0	0
Minster	0	0	0	0	0	0	0	0	247	134	0	0	0
Norcot	0	0	0	0	0	0	0	0	0	0	0	0	-2,176
Park	0	0	0	0	0	0	0	0	0	0	3,350	0	0
Peppard	0	0	0	0	0	0	0	0	0	0	0	0	0
Redlands	0	0	0	0	0	0	0	0	0	0	0	0	0
Southcote	0	0	0	0	0	0	0	0	0	0	182	0	0
Thames	0	0	0	0	0	0	0	0	0	0	0	0	0
Tilehurst	0	0	0	0	0	0	0	0	0	0	0	0	0
Whitley	0	0	0	0	0	0	0	0	0	0	0	0	0
By Development Plan Designation													
Central Reading	-595	0	0	0	0	-2,549	0	0	0	0	676	0	1,065
Smaller Centres	0	0	0	0	0	0	0	0	0	0	0	0	0
Town Centres Sub-Total	-595	0	0	0	0	-2549	0	0	0	0	676	0	1065
South Reading Total	0	0	0	0	0	0	0	0	0	0	0	0	0
Core Employment Areas Total	0	0	0	0	0	0	0	0	0	0	0	0	0

*Permissions which have expired and are not counted in outstanding permissions.

Sites where a similar alternative permission is still outstanding are not counted here.

5. DEVELOPMENT TRENDS

5.1 The following statistics give an indication of trends in employment generating development over recent years.

5.2 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 8, 9 and 10 show these adjusted figures in italics together with the figures recorded for each year.

Existing Stock

5.3 Table 8 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 8: 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	
2010	1,017,900		479,890	
2011	973,640		483,743	
2012	900,338		484,419	
2013	891,851		568,986	
2014	872,195		575,394	
2015	815,870		576,839	
2016	791,740		577,011	

Source: Planning Commitments for Employment Uses, BCC 1991-1998, JSPU 1998-2010, RBC 2011-2016

Outstanding Commitments

- 5.4 Table 9 gives details of the amount of outstanding floorspace with planning permission whilst Table 10 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 development plan but which has no formal planning permission.

Table 9: 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)	
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	
2010	9,730		-3,220		219,630		1,420		8,000	
2011	9,660		-3,030		228,400		2,520		53,060	
2012	19,488		-3,051		335,204		3,862		131,612	
2013	9,838		-183		273,635		568		39,480	
2014	11,209		324		257,698		802		34,301	
2015	1,483		227		335,447		2,639		31,366	
2016	3,234		288		332,804		29,178		31,153	

Source: Planning Commitments for Employment Uses, BCC 1997-1998, JSPP 1998-2010, RBC 2011-2016

Table 10: Employment Generating Floorspace Accepted in Principle 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)	
1997	6,760		0		34,860		2,700		9,020	
1998	16,920		10		45,580		-1,780		4,890	
1999	7,280		300		15,080		-2,990		14,620	
2000	15,340		300		11,900		-6,270		28,290	
2001	4,340		-630		3,380		-1,380		13,990	
2002	5,490		0		58,700		-1,380		-3,930	
2003	600		0		62,910		0		-1,210	
2004	600		0		42,460		-70		990	
2005	0		0		5,270		0		0	
2006	0		0		6,800		0		0	
2007	2,420		0		79,540		0		0	
2008	7,650		70		81,380		0		0	
2009	0		0		13,180		0		0	
2010	4,630		0		65,050		0		0	
2011	4,630		0		65,050		0		0	
2012	0		0		-643		0		-85	
2013	67		-1,127		-874		0		0	
2014	67		0		0		0		0	
2015	0		0		0		24,200		0	
2016	4,692		372		-6,766		0		2,452	

Source: Planning Commitments for Employment Uses, BCC 1997-1998, JSPP 1998-2010, RBC 2011-2016

New Permissions

5.5 Table 11 gives details of the amount of floorspace permitted in any particular year.

Table 11: 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)
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
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
Total 1996-2006	-5,750	-370	165,760	-73,820	17,120
Annual Average	-575	-37	16,576	-7,382	1,712
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
2009/10	1,070	-2,990	3,120	2,510	730
2010/11	2,700	40	-45,560	1,660	51,750
2011/12	8,910	-550	92,630	-58,270	83,090
2012/13	-3,690	1,490	-16,720	0	-160
2013/14	-825	-276	-25,169	-14,504	2,061
2014/15	-3,852	-342	-27,334	1,715	-1,680
2015/16	-1,210	-628	-14,219	26,239	-41
Total 2006-2016	8,523	-3,256	65,158	-40,340	123,420
Annual Average	852	-326	6,516	-4,034	12,342

Source: Planning Commitments for Employment Uses, BCC 1997-1998, JSPP 1998-2010, RBC 2011-2016

Completions

5.6 Table 12 gives details of floorspace completed in any particular year.

**Table 12: 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)	
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
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		-12,610
Total 1996- 2006		42,390		3,540		71,640		-74,140		-18,560
Annual Average		4,239		354		7,164		-7,414		-1,856
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
2009/10		-2,500		1,270		53,810		-6,060		2,630
2010/11		2,770		-210		-44,050		560		3,850
2011/12		80		0		-13,690		-59,610		-920
2012/13		-1,720		1,380		-11,040		1,170		84,570
2013/14		-2,055		-595		-4,918		-14,738		6,408
2014/15		218		-455		-55,748		-122		1,445
2015/16		-1,210		-693		-23,137		-300		172
Total 2006- 2016		6,293		707		-122,423		-82,610		82,045
Annual Average		629		71		-12,242		-8,261		8,205

Source: Planning Commitments for Employment Uses, BCC 1997-1998, JSPU 1998-2010, RBC 2011-2016

6. SCHEDULE OF INDIVIDUAL 'HARD COMMITMENTS'

READING BOROUGH COUNCIL - NON-RESIDENTIAL COMMITMENTS 2016

Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0003/2 SU716736 0.24	Aldwych House 2 Blagrove Street RG1 1AZ	101300 FUL Canmoor Asset Management	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	-7521 0 13467 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Demolition of existing office building (7,521sqm). Erection of new 6-storey office building with associated basement car park & external works.													
Abbey AB-N-0009/3 SU710736 0.01	21 Caversham Road RG1 7BT	110628 FUL Mr Anthony Sharp	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 -143 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -187 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Demolition of existing building and erection of 11 x 1-bed flats. Demolition complete.													
Abbey AB-N-0013/2 SU709735 0.75	Phase 2 Land At Chatham Place	120293 FUL Muse Developments	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 184 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Ph 2 of Chatham PI redevt - 9 storey and 19 storey bldgs for 184 dwellings and GF retail uses (A1, A2 or A3), with basement car park, amenity space, public realm works and landscaping and alts to access.													
Abbey AB-N-0016/2 SU718739 1.40	Energis House Forbury Road RG1 8DN	121826 FUL Prudential Assurance Company Limited	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	-21120 0 40038 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Demolition of existing building and construction of two new office buildings (Use Class B1) with associated access, car parking, servicing, landscaping and engineering works. First building almost complete, second building underway.													
Abbey AB-N-0019 SU716735 1.32	173-175 Friar Street RG1 1BP	061033 FUL Cityscene Properties Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 100	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -1029	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 2135	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Refurb of shopping arcade, food & drink uses & offices including partial demolition. Erection of health club & fourteen dwellings plus additional arcade & shared ancillary spaces. Listed as under construction in previous years.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0023/2 SU714736 0.15	Garrard House 30 Garrard Street RG1 1NR	141277 PRA Titan Properties Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -4378 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Prior Approval Notification for the change of use from B1(a) Office to C3 Residential for the existing office floorspace. Supersedes 110131 for conversion to apart-hotel.													
Abbey AB-N-0025/1 SU714732 0.04	10 Gun Street RG1 2JR	120577 EXT PDR Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 374	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -374	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			EXT of 091230 for COU from offices (324sqm) to retail at GF. Demol of extensions & stairs. Erection of replacement extensions (50sqm), stairs, and internal alterations. See 121736 for alternative development.													
Abbey AB-N-0025/4 SU714732 0.04	10 Gun Street RG1 2JR	121736 COU PDR Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None		Lapsed	Change of use to A1 (Retail) or A3 (Restaurant). Refurbishment and alterations including single storey rear extension (274 sq m). See 120577 for alternative development against which floorspace is counted.													
Abbey AB-N-0035 SU716735 0.05	27-32 Market Place RG1 2DE	110852 EXT Brook Henderson Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 102	0 0 0 0	0 0 0 407	0 0 0 -452	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 451	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -501
Defined Centre? - Central Area Core Emp Area? - None			Ext of 080740 - COU from bar/retail to basement bar, GF retail units, & 9-bed hotel/rest/bar on upper floors. Part demol at rear, & 3-storey rear extension. See 120532 in Resi Commitments for alternative for no 32 (upper floors) for COU to residential.													
Abbey AB-N-0036/3 SU717734 0.04	9-10 Market Place RG1 2EG	120689 COU Summertown Dental Practice	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 -425 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 425 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of existing retail unit (Class A1) to a dental surgery (Class D1) 425 sqm. Supersedes alternative 090089.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0048/2 SU715735 0.02	7-11 Station Road RG1 1SQ	141529 PRA Shaviram Limited	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	-874	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of building from offices to 18 x flats. 140189 is associated development for 3 flats as extension. Supersedes 120353 for 12 flats including 2 additional floors.													
Abbey AB-N-0049/2 SU714736 0.05	29-35 Station Road RG1 1LG	101247 EXT Imperial Properties (Reading)	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None		Lapsed	Ext of time limit of 040516 for demolition and erection of 22 storey building for 103 residential units, 2 ground floor A1 retail and/or A3 restaurant units, with basement level car/cycle parking spaces and refuse storage.													
Abbey AB-N-0049/3 SU714736 0.05	29-35 Station Road RG1 1LG	141275 PRA Titan Properties	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	-1327	0	0	0	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for the change of use to C3 residential (27 units) from B1(a) office use at 29-35 Station Road, Reading. See 101247 for alternative development (now lapsed).													
Abbey AB-N-0050 SU706742 0.00	14 Tessa Road RG1 8HH	030483 COU Thames Properties Ltd	Already comp 2015	0	0	0	0	0	0	-1950	1950	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	0	0	517	0	0	0	0	0
Defined Centre? - None Core Emp Area? - Richfield Avenue			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 3/05 but extension not built.													
Abbey AB-N-0056 SU715732 0.04	The Oracle Shopping Centre Yield Hall Place RG1 2AH	120124 EXT Hammerson PLC	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	1223	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None			Extension of time limit of 081488 for extension to provide additional retail floorspace linked to The Oracle at lower & upper mall levels with storage at roof level over the existing area at Yield Hall Place.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0064 SU717733 0.02	10-14 Duke Street RG1 4RU	110597 COU Ms Natalia Kolotneva	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 92 0 0	0 -65 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -27 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of Ground Floor from Office (B1) and Estate Agents (A2) to Retail (A1) and minor alterations to the external fenestration.													
Abbey AB-N-0066 SU715734 0.01	35 Broad Street RG1 2AA	110839 COU Eat Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 -411 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 411 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of ground and first floor from A1 to mixed A1/A3.													
Abbey AB-N-0071/1 SU713740 2.20	Former Sorting Office Caversham Road RG1 1AA	110024 OUT Royal Mail Estates Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 3800	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 34500	0 0 0 0	0 0 0 -10277	0 0 0 10000	0 0 0 0	0 0 0 0	0 0 0 500	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Outline with all matters reserved except access for demol of buildings; site preparation; and redevt of site for mix of uses from amongst residential & business. CLP 121483 established that current use is B8 rather than uses shown in 2012.													
Abbey AB-N-0079/1 SU711737 2.56	Station Hill Site Station Hill RG1 1NF	090622 OUT Sackville Developments (Reading) Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Demol and devt for residential (782 units), office (80,579sqm), A1-A4 (up to 18,907), community space (250), cultural/leisure space, bowling alley, health/fitness (D2 - 3,750), parking, public realm. 130436 is alternative against which f/s counted.													
Abbey AB-N-0079/2 SU711737 2.56	Station Hill Site Station Hill RG1 1NF	130436 OUT Stanhope Developments (Reading) Limited	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 -14276 13500	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -15530 122000	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -2323 2200	0 0 2000
Defined Centre? - Central Area Core Emp Area? - None			Outline for redevt for offices, town centre uses including retail, leisure and residential, infrastructure, public realm works (all matters reserved). Floorspace are maxima. 130440 and 141457 deals with demolition of part of site.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0080 SU723730 0.07	84 Watlington Street RG1 4RT	111073 FUL Syon Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -300 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Extension and conversion of existing building to create 1 x studio, 6 x 1-bed flats, 3 x 2-bed flats and associated works including parking, amenity space and landscaping													
Abbey AB-N-0084 SU706733 0.06	179 Oxford Road RG1 7UZ	111484 FUL Mr And Mrs Butt	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -228 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -158 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Remodelling of front elevation & conv of offices for 4 x 2-bed flats & 2 x 1-bed flats including demolition of modern single-storey rear section. Construction of 2 x 2-bed flats & 1 x 1-bed flat to the rear fronting Goldsmid Road.													
Abbey AB-N-0087 SU713731 0.04	27 Castle Street RG1 7SB	120173 COU Mr David Philips	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	-200 0 -248 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of former public house to create 7 residential apartments.													
Abbey AB-N-0088 SU716734 0.07	7-8 Broad Street RG1 2BH	121353 COU EuroSpeak	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None		Lapsed	Change of use from A1 to D1.													
Abbey AB-N-0095/2 SU708731 0.08	Land to the rear of 14 - 24 Baker Street RG1 7XX	130408 FUL Richard McCarthy	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 270 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -156 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Conversion of NHS clinic from D1 (existing A2 124sq m and D1 156.3 sq m) to A2/B1 and demolition of existing office block and erection of a new 2-storey office block (proposed 114.8 sq m).													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0099 SU705708 0.03	21 George Street RG1 7NP	121625 COU Mr P Singh	Already comp 2015 Comp during 2015-16 Under Construction Not started Change of use from public house to 4 x 1 bedroom flats.	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -147 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None																
Abbey AB-N-0100 SU725733 0.12	191 Kings Road RG1 4EX	121639 FUL Fawleybridge Investments (Reading) LLP	Already comp 2015 Comp during 2015-16 Under Construction Not started Erection of additional 5th floor level to create 16 student bedrooms.	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None		Lapsed														
Abbey AB-N-0108 SU714732 0.05	2-10 Bridge Street RG1 2LU	130917 COU Mr M Wallace	Already comp 2015 Comp during 2015-16 Under Construction Not started Change of use of the lower ground floor and ground floor to A3 (cafe/restaurant) use, or A2 (financial & professional service) use or A1 (retail) use.	0 0 0 0	0 0 0 0	0 305 0 0	0 0 0 0	0 0 0 0	0 -305 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None																
Abbey AB-N-0109 SU704741 0.30	128 Cardiff Road RG1 8PQ	130255 FUL Collard Waste Management	Already comp 2015 Comp during 2015-16 Under Construction Not started Erection of a new loading bay and 2 storey office building.	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 153	0 0 0 124	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - Richfield Avenue																
Abbey AB-N-0111 SU708734 0.04	125 Chatham Street RG1 7HT	130870 PRA Mr Mohammed Arif	Already comp 2015 Comp during 2015-16 Under Construction Not started Change of use of building from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 8 x 1 bed flats.	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -500	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None																

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0112 SU717733 0.02	16-18 Duke Street RG1 4RU	131662 COU CfBT Education Trust	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 -162 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 162 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of ground floor from A1 to reception, meeting/training rooms and staff cafe in association with offices on the upper floors.													
Abbey AB-N-0115/1 SU721737 0.17	Forbury Retail Park Forbury Road RG1 3JD	130922 FUL Standard Life Investments Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Building of 165 sq m for class A1/A3/A5; bin store and seating area; plant and signage structures; amendments to car park layout and associated hard and soft landscaping. See 150085 for alternative proposal against which floorspace counted.													
Abbey AB-N-0115/2 SU720737 0.10	Forbury Retail Park Forbury Road RG1 3JD	150085 FUL Standard Life Investments Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 254	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Erection of a building for use within class A1/A3/A5, bin store and yard, signage, and external seating area. Amendments to car park layout and hard and soft landscaping. 140574 is alternative proposal for a building measuring 246 SqM (A1/A3/A5).													
Abbey AB-N-0118/1 SU715735 0.03	159 Friar Street RG1 1HE	131795 PRA Haslams	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None		Superseded	COU of 1st and 2nd floors from B1(a) (offices) to C3 (dwellinghouses) to comprise 6 apartments. See 140151 for change of use of third floor. See 151392 for subsequent prior approval for first, second and third floors against which floorspace counted.													
Abbey AB-N-0118/2 SU715735 0.03	159 Friar Street RG1 1HE	140151 PRA Haslams	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None		Superseded	COU of 3rd floor from B1(a) (offices) to C3 (dwellinghouses) to comprise 1 apartment. See 131795 for changes of use of first and second floors. See 151392 for subsequent prior approval for first, second and third floors against which floorspace counted.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0118/3 SU715735 0.03	159 Friar Street RG1 1HE	151392 PRA Fynecast Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -802 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use of first, second and third floors from office to 9 flats. 131795 and 140151 were previous prior approvals for a total of 7 units.													
Abbey AB-N-0121/1 SU718739 0.05	35-43 Greyfriars Road RG1 1NP	131671 COU Aube Properties Ltd.	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use from D1 non-residential education to B1 office use (916 sq m). See 151826 for alternative proposal against which floorspace counted.													
Abbey AB-N-0121/2 SU718739 0.05	35-43 Greyfriars Road RG1 1NP	151826 FUL Croudace Properties Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -1994	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 1186	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Proposed change of use from D1 (education) to B1 (offices), extension and recladding of an existing three storey building (Resubmission of 150369). See 131671 for alternative proposal.													
Abbey AB-N-0122 SU717734 0.01	7 High Street RG1 2EA	120558 FUL C J Basnett And L A Povey	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 -48 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -48 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -45 0
Defined Centre? - Central Area Core Emp Area? - None			Conversion of upper floors to 3 x one bedroom apartments (C3) including internal and external alterations (part retrospective).													
Abbey AB-N-0124 SU720733 0.02	102 Kings Road RG1 3BY	130867 PRA Richard De Souza	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -168 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of the ground floor from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 2 x 1 bed flats. See 140429 (residential commitments only) for additional flat.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0128/1 SU711733 0.30	Yell House Queens Walk RG1 7RH	131302 PRA Ivypark Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None		Superseded	Change of use from offices to dwellinghouses to comprise approximately 115 apartments. 131302 is alternative scheme for 110 dwellings. Superseded by 150752 (non-residential commitments) for use and extension for student accommodation, so figures are zero here.													
Abbey AB-N-0128/2 SU711733 0.30	Yell House Queens Walk RG1 7RH	150752 FUL Crown Student Living	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -8406 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 11437 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use from office (Class B1) to 287 student units (395 bedspaces) (Sui Generis), incorporating erection of two-storey extension, external alterations, new landscaping and associated alterations (amended description)													
Abbey AB-N-0130 SU713733 0.04	59-60 St Marys Butts RG1 2LG	140784 COU Mr A Eisen	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -232 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			COU of first floor from offices to 3 flats and removal of part of first floor and alterations to create lightwell and amenity space. 131699 is alternative OPA for 2 flats. See 131055 for second floor (too small to appear in Non-Residential Commitments).													
Abbey AB-N-0132 SU712735 0.01	45 West Street RG1 1TZ	131762 PRA Mr A Nicolaou	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -160 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of first and second floors from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 3 x 1 bed flats.													
Abbey AB-N-0134 SU712742 0.01	Land adjacent to 86 York Road RG1 8DU	130795 FUL Mr Jack Harvey Album	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 -116	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Demolition of storage building associated with shop and construction of a 3-bedroom dwelling (Resubmission of 12/00578/FUL).													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0140 SU717735 0.08	Sussex House Market Place RG1 2DQ	140892 PRA Sussex House - Reading Joint Venture	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -2400 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of first, second and third floors from Class B1(a) (offices) to C3 (dwellinghouses) for 27 flats. Variation of condition 150848 allows 16 x 1-bed flats, 8 x 2 bed flats and 2 x 3-bed.													
Abbey AB-N-0143 SU716734 0.09	37-42 Market Place RG1 2DE	141280 PRA The Keen Partnership	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -1744 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of building from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 5 x two bed flats, 13 x one bed flats and 18 studio flats.													
Abbey AB-N-0144 SU714737 0.19	Thames Tower 37-45 Station Road RG1 1LX	141043 FUL Thames Tower Reading Limited	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 5939 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Refurbishment and recladding of the existing building, construction of four additional storeys of offices (use class B1), change of use of the ground floor to flexible office and retail uses (classes A1, A2, A3 and B1), rooftop plant and associated works.													
Abbey AB-N-0146 SU711732 0.56	Civic Centre Castle Street RG1 7AE	141596 PRA Reading Borough Council	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -16000 0
Defined Centre? - Central Area Core Emp Area? - None			Application for prior notification of proposed demolition of Reading Civic Centre.													
Abbey AB-N-0147/1 SU717733 0.04	2 Kings Road RG1 3AD	141408 COU Alpha Browett Taylor	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Ground floor change of use from A1 Retail to A3 Restaurant/café (142 sq m). Installation of air conditioning plant and air extraction ductwork at roof level. See 150033 for alternative proposal against which floorspace counted.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0147/2 SU717733 0.02	2-4 Kings Road RG1 3AA	150033 COU Atos IT Services UK Limited	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 -185	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 185	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of ground floor to Class D1 assessment centre, or Class A1 use (amended description). See 141408 for alternative proposal.													
Abbey AB-N-0148 SU707745 0.44	Land west of Rivermead Car Park Richfield Avenue	140329 FUL Mr John Eaton	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 425
Defined Centre? - None Core Emp Area? - None			Erection of a single storey timber clad building with monopitch roof for plant centre and change of use of land to form plant centre.													
Abbey AB-N-0149 SU712737 0.05	Summit House 49-51 Greyfriars Road RG1 1PA	141751 PRA D Rose Planning Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -1237 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use of building (ground, first, second and third floors) from B1(a) (offices) to C3 (dwellinghouses) to comprise 17 x 1-bed and 4 x 2-bed flats.													
Abbey AB-N-0151 SU721731 0.22	60 Queens Road RG1 4BS	141834 PRA Church Commissioners for England	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -2625 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use of ground, first and second floors from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 8 x 2-bed flats and 22 x 1-bed flats.													
Abbey AB-N-0153 SU718733 0.11	Kings Reach 38-50 Kings Road RG1 3AA	152222 PRA Orbit Developments (Southern) Limited	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -4900 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use from offices to residential to comprise 65-75 apartments - 72 units being implemented. See 141734 for prior approval for 60-70 units, and 141238 for prior approval for 66 units on ground to fourth floor only.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0154 SU714735 0.05	138-141 Friar Street RG1 1EX	141673 COU The New Inventive Bar Company	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 -1263 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 1263 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of building from Class A1 retail to Class A4 bar.													
Abbey AB-N-0155 SU715732 0.03	Land Adjacent to the Holy Brook The Oracle Shopping Centre RG1 2AG	140469 FUL Oracle Shopping Centre Limited	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 343 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 139 0 0
Defined Centre? - Central Area Core Emp Area? - None			Erection of a two-storey restaurant (Class A3) as an extension to the Oracle Shopping Centre, including the part change of use of an existing ancillary storage area, and associated external works.													
Abbey AB-N-0156 SU714735 0.02	136-137 Friar Street RG1 1EX	150068 PRA Revelan Group Plc	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -170	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use of first and second floor Class B1(a) (offices) to C3 (dwellinghouses) to comprise 2 x 1 bedroom apartments.													
Abbey AB-N-0157 SU711734 0.11	Zenith House 7 Cheapside RG1 7AG	150146 PRA Berrymist Properties Limited	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -3300 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use of first, second, third and fourth floors of building from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 41 flats.													
Abbey AB-N-0158 SU721735 0.42	60-62 Friar Street RG1 1DX	141528 COU Aviva Investors	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 -870 0	0 0 0 0	0 0 870 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use from A1 (retail) to a flexible permission for A1 (retail) / A2 (financial and professional services) and/or A3 (restaurants and cafes) use (amended description).													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0159 SU717734 0.98	Jacksons Corner 1-9 Kings Road RG1 3AS	141713 FUL Capita Hall Ltd	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	-2061	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None			Preservation of 1-9 Kings Road, retention of commercial space on the ground and basement levels, conversion of upper areas to 18 flats. Demol of commercial use to rear and construct new residential block of 11 units. Creation of central courtyard.													
Abbey AB-N-0160 SU706737 1.07	Hodsoll Road RG1 7HH	141490 REG3 Reading Borough Council	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	-992	0	0	0	0	0	-480	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	2550	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None			Demolition of existing light industrial units and the construction of a new 2FE Primary School including 200m2 of community facilities along with the demolition of two temporary buildings and associated hard standings on Victoria Park.													
Abbey AB-N-0161 SU722732 0.07	Q2 Watlington Street RG1 4AY	131130 COU Mr Richard De Souza	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	-163	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None			Change of use from A1-A4 or B1a commercial space, to 2 one bed and 1 two bed flats.													
Abbey AB-N-0162 SU712735 0.02	42-43 West Street RG1 1TZ	120725 FUL Bluebird Engineering Ltd	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	-265	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of first and second floors from D1 non-residential institutions to C3 dwelling houses consisting of 3 x 3 bedroom flats and a 1 x 2 bedroom flat.													
Abbey AB-N-0164 SU716734 0.01	6 Broad Street RG1 2BH	150199 COU Dr Hanel Nathwani	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	-114	0	0	0	0	0	0	0	0	0	114	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of first floor to a dental practice.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0165 SU711743 0.01	3 Randolph Road RG1 8EB	150225 PRA Mr Spencer Chaplin	Already comp 2015 Comp during 2015-16 Under Construction Not started Prior approval for change of use of building from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 2 x 1 bed flats.	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -114 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None																
Abbey AB-N-0166 SU710744 0.02	2a Randolph Road RG1 8EB	150279 COU Mr Fazal Fazli	Already comp 2015 Comp during 2015-16 Under Construction Not started Change of use of the ground floor retail unit/warehouse to a cafe (A3 use).	0 0 0 0	0 0 0 0	0 0 0 130	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -130
Defined Centre? - None Core Emp Area? - None																
Abbey AB-N-0167 SU722731 0.02	48 Watlington Street RG1 4RS	141054 COU Mr Joe Joshi	Already comp 2015 Comp during 2015-16 Under Construction Not started Proposed conversion of 48 Watlington Street from multiple occupation into 4 no. self contained flats.	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -200 0 0
Defined Centre? - None Core Emp Area? - None																
Abbey AB-N-0168 SU711744 0.01	178 Caversham Road RG1 8AZ	150447 COU Mr & Mrs Ashworth	Already comp 2015 Comp during 2015-16 Under Construction Not started Change of use from C3 residential dwelling to 7-bed House in Multiple Occupation (Sui Generis use), erection of two single storey rear extensions and new rear dormer window.	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 186 0 0
Defined Centre? - Central Area Core Emp Area? - None																
Abbey AB-N-0169 SU721730 0.07	21 Sidmouth Street RG1 4QZ	150698 COU Association of Ukrainians in Great Britain	Already comp 2015 Comp during 2015-16 Under Construction Not started Conversion of the first floor from ancillary residential accommodation to an HMO for six residents.	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -188 0 0	0 188 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None																

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0170 SU723730 0.16	Princes House, 73A London Road RG1 5UZ	150685 PRA Mr Phillip Holmes	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -2271	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Prior approval for change of use of existing building from Class B1(a) (offices) to C3(dwellinghouses) to comprise 18 x 1 bed flats and 8 x 2 bedroom flats.													
Abbey AB-N-0171 SU714735 0.01	146 Friar Street RG1 1EX	150726 COU Western Furriers Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 140	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -140	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Proposed change of use of first and second floors from Consulting Rooms to Offices (B1).													
Abbey AB-N-0172 SU718733 0.02	23 Kings Road RG1 3AR	150871 COU Emarek Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 -138 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 150 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Permanent change of use of ground floor premises from A1 (Shop) to B1a (Offices).													
Abbey AB-N-0173 SU715732 0.04	The Oracle Shopping Centre Bridge Street RG1 2AG	150998 FUL Oracle Shopping Centre Limited	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 432 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Extension of The Oracle Shopping Centre at Level 6 (Car Park Level 1) to accommodate the relocated Management Suite with associated new/relocated plant.													
Abbey AB-N-0174 SU712735 0.01	1-2 West Street RG1 1TT	151135 PRA Mr Babar Butt	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -320	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use of first & second floors)from Class B1(a) (offices) to C3 (dwelling houses) to comprise 4 self contained flats.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0175 SU709733 0.04	Russell House, 117-119 Oxford Road RG1 7UH	151133 PRA Oxford Homes	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -338	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use of first & second floors from Class B1(a) offices to C3 (dwelling houses) to comprise 4 residential flats.													
Abbey AB-N-0176 SU718734 0.05	The Forbury Hotel Apartments Abbey Square RG1 3EJ	151012 COU Forbury Properties Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 1689 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use from 17 residential units (Class C3) to 17 serviced accommodation units (Class C1) (Retrospective)													
Abbey AB-N-0177 SU716734 0.09	1-5 King Street RG1 2HD	150051 COU Sunnyday Trading	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 -660 0 0	0 660 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use at ground floor level from A2 (Financial and Professional Services) to A3 (Restaurants and Cafés) and demolition and insertion of shopfront to corner of High Street/King Street.													
Abbey AB-N-0178/1 SU721732 0.06	Upper Grnd Floor Havell House, 62-66 Queens Road RG1 4AZ	151455 PRA Singh Construction c/o Oakmont Estate Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -220	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use of Upper Ground Floor from Class B1(a) (offices) to C3 (dwelling houses) to comprise 1 X 2-bed and 2 X 1-bed flats.													
Abbey AB-N-0178/2 SU721733 0.06	First Floor Havell House, 62-66 Queens Road RG1 4AZ	151456 PRA Singh Construction c/o Oakmont Estate Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -253	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use of the first floor from Class B1(a) (offices) to C3 (dwelling houses) to comprise of 4 x 1 bed flats.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0178/3 SU721734 0.06	Second floor Havell House, 62-66 Queens Road RG1 4AZ	151457 PRA Singh Construction c/o Oakmont Estate Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -253	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use of the second floor from Class B1(a) to C3 (dwelling houses) to comprise of 4 x 1 bed flats.													
Abbey AB-N-0178/4 SU721735 0.06	Third floor Havell House, 62-66 Queens Road RG1 4AZ	151458 PRA Singh Construction c/o Oakmont Estate Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -170	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use of 3rd floor only from Class B1(a) (offices) to C3 dwelling houses) to comprise 2 X 2-bed flats.													
Abbey AB-N-0179 SU724733 0.12	173-175 Kings Road RG1 4EX	151116 COU Ms Christine Ann Meyer	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -1120 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use from office (Class B1a) to 13 (1xstudio, 2x1, 7x2 & 3x3-bed) residential units (Class C3) and associated works.													
Abbey AB-N-0180 SU714731 0.06	Reading Business Venture 19 Bridge Street RG1 2LR	151619 COU Arc Design & Build	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 586 0	0 0 0 0	0 0 0 0	0 0 -586 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Proposed change of use from Class B1 office to class A3 restaurant with associated minor internal and external modifications, including outside seating area and installation of external plant units and ventilation equipment.													
Abbey AB-N-0181 SU718735 0.02	The Abbey Gate The Forbury	151725 REG3 Reading Borough Council	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 147	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -147	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use to B1 (GF E side, 1st and 2nd floors) and D1 (GF W side). Dismantling of south east yard wall and its replacement with a dwarf wall and railings. Conservation work and internal alterations.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0182 SU712730 0.02	57 Castle Street RG1 7SN	151816 PRA High-Point Properties Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -610 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Office Prior Approval planning application relating to the conversion of the existing offices to 11 one bedroom flats and one studio.													
Abbey AB-N-0183 SU715734 0.21	116-117 & 119 Broad Street & 19-22 Minster Street RG1 2BE	151221 FUL Primark Stores Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 1050 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Erection of second floor extension, roof level plant, various alterations to Broad Street and Minster Street facades and associated works.													
Abbey AB-N-0184 SU708734 0.14	114 Oxford Road RG1 7NE	150721 FUL Kentwood House Investments Limited	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 -553	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -573	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -270
Defined Centre? - Central Area Core Emp Area? - None			Erection of part 4, part 5 storey building providing 16 (2x1, 13x2 & 1x3-bed) residential units (Class C3) with associated parking and landscaping, following demolition of existing buildings (Class A1 / B8 / nil use).													
Abbey AB-N-0185 SU715735 0.02	12-14 Queen Victoria Street RG1 1TG	151814 COU Leightons Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 201 0 0	0 0 0 0	0 -200 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			New shopfront, internal layout alterations, change of use from Class A3 Restaurants to Class A1 Shops.													
Abbey AB-N-0186 SU723732 0.02	130 Queens Road RG1 4DG	152306 PRA Mr Simon Darke	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -396	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use from Class B1(a)(offices) to C3 (dwelling houses) to comprise 5 residential units.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0187 SU721733 0.15	Kings Point, 120 Kings Road RG1 3DA	150019 FUL Carrigmay Developments (Jersey) Limited	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 352	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -2545	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -2427
Defined Centre? - Central Area Core Emp Area? - None			Demolition of office for a part 7, part 9, part 11, part 12 and part 17 storey building for 103 residential units and 351.5 sqm GIA of commercial (A1/A3) floorspace at ground and mezzanine floor level with parking and associated landscaping.													
Abbey AB-N-0188 SU714734 0.01	37 Broad Street RG1 2AA	152080 COU Mr S Bowes	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 -124 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 124 0
Defined Centre? - Central Area Core Emp Area? - None			Proposed change of use from A1 retail to a Sui Generis Beauty Treatment (including laser hair removal).													
Abbey AB-N-0189 SU724732 0.06	Kings Lodge 194 Kings Road RG1 4NH	160158 PRA Mr A Gill	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -1043	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use from Class B1(a) (offices) to C3 (dwelling houses) to comprise 14 residential units.													
Abbey AB-N-0190 SU719739 0.26	Kings Meadow Baths Napier Road RG1 8FR	141604 FUL Thames Lido Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 560	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Extension, alteration and restoration of Listed open air swimming pool to provide pool, spa and restaurant with associated car park. Demolition of existing changing rooms and provision of replacement changing facilities. Formation of new vehicular access to Napier Road.													
Battle BA-N-0007 SU698736 0.78	Land at former Battle Hospital 344 Oxford Road RG30 1AG	051348 FUL Kingsoak Thames Valley	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	-100000 0 0 2000	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Erection of 434 no. dwellings and health care/social care/community care facility with associated car parking, open space, landscaping and new access arrangements. Demolition counted at 2007. Only healthcare facility is outstanding.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Battle BA-N-0014/2 SU699735 0.03	365-367 Oxford Road RG30 1HA	140778 PRA Mr S Grewal	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -250 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Oxford Road West Core Emp Area? - None			Change of use of part ground floor and first floor from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 1 x 2 bed flats and 5 studio flats.													
Battle BA-N-0019 SU697736 0.02	The Gate House Oxford Road RG30 1AQ	141806 REG3 Reading Borough Council	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 102	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -80	0 0 0 0
Defined Centre? - Oxford Road West Core Emp Area? - None			Demolition of existing building to the rear of The Gate House and construction of a new single storey replacement. 140746 covers the prior approval for demolition.													
Battle BA-N-0021 SU707733 0.04	292 Oxford Road RG30 1AD	150029 COU Mr Peter Kiramba	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 188	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -188	0 0 0 0	0 0 0 0
Defined Centre? - Oxford Road West Core Emp Area? - None			Change of use of building from D1 to A1 and A2 (amended description).													
Battle BA-N-0022 SU699735 0.02	369-371 Oxford Road RG30 1HA	150448 CLP Danks Badnell Architects Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -140 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Oxford Road West Core Emp Area? - None			Certificate of Lawfulness for proposed conversion of first floor offices to flats.													
Battle BA-N-0023 SU705734 0.02	221 Oxford Road RG1 7PX	150309 COU Mr Bradley McCouid	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 -71 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 153 0 0
Defined Centre? - Oxford Road West Core Emp Area? - None			Change of use to 8-bedroom HMO (sui generis).													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Battle BA-N-0024 SU696740 0.03	82 Loverock Road RG30 1DZ	151514 COU Auto Commercial Limited	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 259	0 0 0 -259	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - Portman Road			Use of the premises as a vehicle garage for servicing and MOT.													
Battle BA-N-0025 SU696736 0.02	465 Oxford Road RG30 1HF	151866 COU Miss N Harding	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 105	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -105
Defined Centre? - Oxford Road West Core Emp Area? - None			Conversion of existing trade counter (sui generis use class) to form an A3/A5 unit (sui generis use class).													
Battle BA-N-0026 SU699735 0.27	361-363 Oxford Road RG30 1AY	151847 FUL Mr Philip Anderson	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 -441 135 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Oxford Road West Core Emp Area? - None			Erection of two storey building comprising an A1 (retail) unit at ground floor level and four residential flats at ground and first floor level, following demolition of the existing building.													
Battle BA-N-0027 SU696740 0.46	26 Portman Road RG30 1EA	160084 COU The Door Store Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 1836	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -1836
Defined Centre? - None Core Emp Area? - Portman Road			Change of use of building from car service, parts, distribution and sales (sui generis) to warehouse with ancillary trade counter (Class B8), to include external changes and advertisements.													
Caversham CA-N-0002 SU711747 0.15	Caversham House 13-17 Church Road Caversham RG4 7AA	130609 FUL Gainskill Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 85 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	-869 102 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 120 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Caversham Core Emp Area? - None			Redevt for 14 apartments on the first, second and third floors and 2 A1/A2 units on the ground floor, parking & amenity space. 150176 amends ground floor uses. Supersedes similar 091066 with 367 sq m commercial.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Caversham CA-N-0006/2 SU725744 0.40	Unit 1 Paddock Road Industrial Estate Paddock Road Caversham RG4 5BY	100384 FUL Mr N Elkes	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 1577	0 0 0 0	-1877 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - Paddock Road			Erection of eleven units for light mixed industrial / warehousing with ancillary car parking & landscaping. Demolition previously counted under 080287.													
Caversham CA-N-0014 SU713748 0.05	The Old Bakehouse Wellington House Caversham RG4 7QF	110796 FUL Mulhern Properties Limited	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -300 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Demolition of existing industrial building and erection of 7 no. 1 bed dwellings.													
Caversham CA-N-0015 SU718739 0.45	72 George Street Caversham RG4 8DW	130684 FUL White Knight Laundry	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -454 400 475	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			A replacement detached warehouse and new single storey side extension. Permission 120294 is alternative for smaller warehouse at rear (130 sqm).													
Caversham CA-N-0018 SU713747 1.71	St Martin's Precinct Church Street Caversham	140997 FUL Hermes Property Unit Trust	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 501	0 0 0 0	0 0 0 524	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 652	0 0 0 0
Defined Centre? - Caversham Core Emp Area? - None			Erection of new and extended retail floorspace, new restaurant, new leisure floorspace, residential apartments, car park works and associated landscaping, surfacing, public realm and shopfront improvement works.													
Caversham CA-N-0019 SU712748 0.02	16 Church Street Caversham RG4 8AU	151230 PRA Mr Geoff Day	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -143 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Caversham Core Emp Area? - None			Prior approval for change of use of 1st and 2nd floors from Class B1(a) (offices) to C3 (dwelling houses) to comprise 3 X 1 bed flats.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Caversham CA-N-0020 SU714748 0.01	18 Prospect Street Caversham RG4 8JG	160183 COU Brywel Associates	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 -114	0 0 0 0	0 0 0 114	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Caversham Core Emp Area? - None			Change of use from an A1 shop to an A3 restaurant under Schedule 2, Part 3, Class C of the General Permitted Development Order 2015.													
Caversham CA-N-0021 SU715749 0.04	58 Prospect Street Caversham RG4 8JN	152256 COU Mrs M Chopra	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 192
Defined Centre? - None Core Emp Area? - None			For the proposed change of use from 6 bedroom House in Multiple Occupation (C4) to 7 bedroom House in Multiple Occupation (Sui Generis use).													
Church CH-N-0004/4 SU730717 3.00	University of Reading The Chancellors Way & Shinfield Road RG6 6AH	100726 EXT University of Reading	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 12191	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Extension of time of 070909 for redevelopment of Rural English Life Museum to provide a 151 room hotel & conference centre with new car park on Queens Drive totalling 400 parking spaces. See 151284 for prior approval for demolition.													
Church CH-N-0004/5 SU730717 3.00	University of Reading, Whiteknights Campus The Chancellors Way RG6 6UR	151284 PRA University of Reading	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -2484 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Application for prior notification of proposed demolition.													
Church CH-N-0012 SU722713 0.98	Reading Girls School Northumberland Avenue RG2 7PY	140708 FUL Interserve Construction Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 13230 0	0 -8129 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Demolition of buildings & develop a new secondary school.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Church CH-N-0013 SU729704 1.89	Ridgeway Primary School Willow Gardens RG2 7EL	141554 REG3 Reading Borough Council	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -285 2230 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Extensions to school to create a 3 form of entry (630 pupils) from a 1 form of entry (210 pupils) with additional service access from Hillbrow, new playground and new 7-a-side astro turf pitch and internal alterations and refurbishment of existing school.													
Church CH-N-0014/1 SU732702 0.05	1 Lacewood Gardens RG2 8JW	141683 COU Mr And Mrs Ashworth	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Change of use from Dwellinghouse (C3) (168 sq m) to Sui Generis large House in Multiple Occupation for eight persons. See 150042 for alternative involving extension against which figures are counted.													
Church CH-N-0014/2 SU732702 0.05	1 Lacewood Gardens RG2 8JW	150042 FUL Mr And Mrs Ashworth	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 216
Defined Centre? - None Core Emp Area? - None			Change of use from C3 dwellinghouse to Sui Generis large HMO for ten persons with single storey side and rear extensions. See 141683 for alternative involving change of use only.													
Church CH-N-0015 SU732714 0.50	Leighton Park School Shinfield Road RG2 7DD	152304 FUL Leighton Park School	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 849	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - Nonr			Removal of existing portacabin style teaching building. Provision of new foyer facilities to existing theatre and single storey teaching block. Creation of new parking area and improved landscaping to front of Old School building.													
Church CH-N-0016 SU733702 0.06	258 Shinfield Road RG2 8EY	150756 PRA Hebron and Medlock Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -147 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Shinfield Road Core Emp Area? - None			Prior approval for change of use of the first floor from B1 (a) (offices) to C3 (dwellinghouses) to comprise 2 x 2 bed flats.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Katesgrove KA-N-0020 SU718729 0.15	Enterprise House 89-97 London Street RG1 4QA	111087 CNV Lionsgate Properties LP	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None		Lapsed	Conversion of existing first and second floor offices into 10 no. residential apartments (6 two-bed and 4 one-bed). Internal alterations to listed building but maintaining existing historic façade. Previously shown as underway, but now lapsed.													
Katesgrove KA-N-0029 SU719727 0.03	62-68 Silver Street RG1 2QH	110915 FUL Mr Richard Turner	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None		Lapsed	Renovation and extension of existing building to provide student accommodation (16 no. self contained rooms).													
Katesgrove KA-N-0037 SU718731 0.05	55-57 London Street RG1 4PS	131062 PRA Barley Mow Partnership	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	-460	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None			Office Prior Approval requested for a change of use to C3													
Katesgrove KA-N-0045 SU718724 0.09	The Woodley Arms Ph Waldeck Street RG1 2RF	140524 FUL Mr Richard Burlton	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	-121	0	0	0	0	0	0	0	0	0
Defined Centre? - None Core Emp Area? - None			Conversion and change of use of Public House (A4 & C3) to four residential flats (C3).													
Katesgrove KA-N-0047 SU719730 0.21	The Chambers East Street RG1 4JD	140903 PRA Thomas Homes	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	-1964	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of building from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 31 x 1 bed flats and 15 studio apartments.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Katesgrove KA-N-0048/1 SU718731 0.01	1 London Court East Street RG1 4QL	140995 PRA Mr Nick Kirby	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -195 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use from B1(a) (offices) to C3 (dwelling houses).													
Katesgrove KA-N-0048/2 SU718731 0.02	4 London Court East Street RG1 4QL	141668 PRA Ms Helen Jamieson	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -260 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of ground, first and second floors from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 5 x 1-bed flats.													
Katesgrove KA-N-0049/1 SU715729 0.01	Unit 2 St Giles Court Southampton Street RG1 2QL	141305 PRA The Keen Partnership	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -132 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of building from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 2 x two bed flats.													
Katesgrove KA-N-0049/2 SU715729 0.01	Unit 3 St Giles Court Southampton Street RG1 2QL	141511 PRA Mr B Marston	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -158 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of building (ground and first floor) from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 2 x 2-bed flats.													
Katesgrove KA-N-0049/3 SU715729 0.01	Unit 4 St Giles Court Southampton Street RG1 2QL	141276 PRA Mr R De Souza	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -134 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of building from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 2 x two bed flats.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Katesgrove KA-N-0049/4 SU715729 0.01	Unit 5 St Giles Court Southampton Street RG1 2QL	141352 PRA The Keen Partnership	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -103 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of building from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 1 x one bed flat and 1 x two bed flats.													
Katesgrove KA-N-0050 SU717730 0.24	St Giles House 10 Church Street RG1 2SD	150161 PRA Unison	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -2368 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use of the ground, first and second floor from Class B1 (a) (offices) to Class C3 (dwellinghouses) to comprise 89 studio apartments. 141547 is an alternative prior approval for change of use to 32 flats.													
Katesgrove KA-N-0053 SU718730 0.06	83-85 London Street RG1 4QA	141720 PRA Irongate Property Asset Management Services Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -852	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of ground, first and second floors from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 6 studio flats, 4 x 2 bed flats and 1 x 1 bed flat.													
Katesgrove KA-N-0055 SU719731 0.02	25 South Street RG1 4QU	140772 FUL Mr Paul Danvers	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -156 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 156 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use from B1 Business/Offices to D1.													
Katesgrove KA-N-0056 SU720730 0.04	Southern Court 1 South Street RG1 4QS	141784 PRA Wallmer Asset Management	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -380 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of building from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 12 x self-contained studio units and 1 x 3 bed flat. 141052 is a prior approval on same site for 12 dwellings													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Katesgrove KA-N-0057 SU717728 0.03	34-36 Crown Street RG1 2SE	160090 PRA Wallwork Wainwright LLP	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	-250	0	0	0	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use of building from Class B1 (a) (offices) to Class C3 (dwelling houses) to comprise of 14 studio dwellings. See also prior approval 150457 for alternative development for 4 flats.													
Katesgrove KA-N-0058 SU717727 0.01	Ibex House, 85 Southampton Street RG1 2QU	151145 PRA Mr Zafar Iqbal	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	-291	0	0	0	0	0	0	0
Defined Centre? - None Core Emp Area? - None			Prior approval for change of use of building from Class B1 (offices) to C3 (dwellinghouses) to comprise of 6 x 1 bed flats.													
Katesgrove KA-N-0059 SU720731 0.09	Trinity Hall South Street RG1 4QU	151356 FUL United Reformed Church (Wessex) Trust Limited	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	514
Defined Centre? - None Core Emp Area? - None			Erection of part 3, part 4 storey building to provide 25 student units (42 bedspaces) (Sui Generis) and associated works, following demolition of existing 3 storey building (Sui Generis).													
Katesgrove KA-N-0060 SU715714 0.20	7 Cradock Road RG2 0LB	151777 FUL Generator Power Limited	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	-1200	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	0	968	0	0	0	0	0	0
Defined Centre? - None Core Emp Area? - North of Basingstoke Road			Demolition of existing building and construction of new workshop/offices with new front yard, wider access and wash down facility.													
Katesgrove KA-N-0061 SU717731 0.01	52 London Street RG1 4SQ	152036 COU Skin Clinics	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	-165	0	165
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None			Change of use from a Laser Clinic (D2) to a (Sui Generis) mixed use of skin care beauty parlour treatments on ground/1st/2nd floors with associated internal alterations. See 140589 for alternative change of use to 3 residential flats.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Katesgrove KA-N-0062 SU718731 0.04	49-53 London Street RG1 4PS	150596 COU Wallmer Asset Management Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 -32 0 0	0 32 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -433	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use from B1 offices to mixed B1 offices and three C3 self-contained flats, change of use of A1 hairdressers to A2 beauty salon (No. 53, GF only), roof lights to rear elevation and rear courtyard elevation and alterations to fenestration.													
Katesgrove KA-N-0063 SU718730 0.01	88 London Street RG1 4SJ	131560 COU Mr R Galot	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -156	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Proposed change of use from office to dwelling house.													
Katesgrove KA-N-0064 SU718727 0.11	40 Silver Street RG1 2ST	150885 FUL Hurst Development Solutions	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 -610	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Redevelopment of 40 Silver Street, demolition of existing light industrial building and erection of 14 flats (8x2bed & 6x1 bed) including 14 parking spaces and landscaping.													
Katesgrove KA-N-0065 SU718731 0.01	3 London Court East Street RG1 4QL	160157 PRA Mr C Wells	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -144 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use from Class B1(a) (offices) to C3 (dwelling houses) to comprise 1x one bed and 1x two bed apartments.													
Kentwood KE-N-0003 SU673747 0.20	Kentwood Methodist Church 181 Kentwood Hill Tilehurst RG31 6JE	121480 FUL Mrs Abida Saood	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -192	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Demolition of existing church buildings and construction of 2 x 4-bed detached dwellings (Resubmission of 121369). See 100742 for an earlier permission for change of use to education.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Kentwood KE-N-0007 SU679747 0.77	Gresham Way Industrial Estate Gresham Way Tilehurst RG30 6AW	110320 FUL Max Industrial GP On Behalf Of Max Industrial LP	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	-324 346 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - Portman Road			Demolition of units 9 and 10 (324 sq m) and new access from Oxford Road, two replacement units (346 sq m) with associated vehicular turning, parking and landscaping.													
Kentwood KE-N-0011 SU669741 0.07	14-16 Armour Road Tilehurst RG31 6HN	120880 FUL Mr E A Richardson	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -644	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Demolition of existing B1 industrial unit & construction of three 1-bedroom houses and one 2-bedroom house with parking, bin & cycle stores.													
Kentwood KE-N-0016 SU682745 0.16	17 Deacon Way Tilehurst RG30 6ES	150502 COU BNP Paribas Securities Services Trust Company (Jersey) Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 812	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -812
Defined Centre? - None Core Emp Area? - Portman Road			Change of Use from a waste transfer station for skips (Sui Generis) to employment uses falling within Use Classes B2 and/or B8.													
Kentwood KE-N-0017 SU674749 0.05	217 Kentwood Hill Tilehurst RG31 6JD	150592 COU Mr Michael Phillips	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 250
Defined Centre? - None Core Emp Area? - None			Demolition of garage with replacement side porch and changes to ground floor windows with internal alterations. Change of use from single dwelling to a large HMO (sui generis).													
Kentwood KE-N-0018 SU673751 0.07	993 Oxford Road Tilehurst RG31 6TL	141355 COU B. Carers	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -300	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Change of use from residential home for adults with severe learning difficulties, converting the property into five self contained flats - One three bedroom, two two bedroom and two one bedroom. Proposed first floor rear extension.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Mapledurham MA-N-0001 SU691752 2.00	Chazey Farm The Warren Caversham	030275 VARIAT Westfield Estates Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 3300	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Variation of condition 1 of 950598, to extend time for 78 bed nursing home, associated road improvements and restoration of listed tithe barn. Lapsed in 2004 commitments, but now agreed that road improvements have implemented permission.													
Minster MI-N-0002/3 SU701727 0.01	48 Bath Road RG1 6PG	110615 FUL Mr MS And SS Gill	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None		Lapsed	Rear extension to create 8 additional guest rooms (resubmission of planning application 110213).													
Minster MI-N-0004 SU713726 0.63	5 - 9 Berkeley Avenue RG1 6EL	101656 EXT Lok'n Store Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -2500 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Extension of time for 070256 for redevelopment of storage premises for 112 flats. Allowed on appeal. Demolition complete.													
Minster MI-N-0007 SU704730 0.05	13 Maitland Road RG1 6NL	970247 COU Mr G Jones	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 298	0 0 0 0	0 0 0 0	0 0 0 -298
Defined Centre? - None Core Emp Area? - None			Alteration, extension and COU from residential dwelling in multiple occupation to a residential care unit. Partially implemented-rear extension commenced but not completed.													
Minster MI-N-0008 SU712720 0.71	25-27 Rose Kiln Lane RG2 0JZ	110750 EXT Universities Superannuation Scheme	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 2742 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Application for the extension of the time limit for implementation of planning permission 080948 (2,742 Square Metres B8 use with ancillary trade counters). Was shown as lapsed at 2012.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Minster MI-N-0014 SU705728 0.48	Spire Dunedin Hospital 16 Bath Road RG1 6NS	120075 FUL Spire Healthcare	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None		Lapsed	Installation of a temporary Operating Theatre modular unit in the main car park with associated access ramp and enclosed link corridor.													
Minster MI-N-0015 SU695729 0.30	34 Parkside Road RG30 2DD	130767 FUL Reading YMCA	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 153	0 0 0 0	0 0 0 0	0 0 0 -336	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 361	0 0 0 434	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Demolition and erection of replacement building/extension for residential (1 additional), improved nursery, conference/seminar room, and leisure facilities incl: gym, swimming pool, sports hall, sauna and steam room, fitness studios & changing rooms.													
Minster MI-N-0020 SU713721 0.56	21 Rose Kiln Lane RG2 0LE	140542 FUL Mr Juan Bodi	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 1125	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 200	0 0 0 0	0 0 0 365	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -2010 0
Defined Centre? - None Core Emp Area? - None			Demolition of existing warehouse, erection of retail warehouse (A1).													
Minster MI-N-0021 SU697728 0.28	Jasmine House Nursing Home 16-22 Westcote Road RG30 2DE	140369 FUL Dr Zyrieda Denning	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 163	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Two single storey extensions to the rear of the property to provide for 6 additional resident bedrooms with alterations to existing parking spaces at the front and rear of the property to provide 3 additional parking spaces.													
Minster MI-N-0022 SU709729 0.07	Hadwyn House Field Road RG1 6AP	141889 FUL Robin Andrews and Philip Andrews	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 186	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Erection of new mansard roof and provision of additional office space within the roofspace with dormer windows and rooflights. Re- modeling the exterior of the building with changes to fenestration.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Minster MI-N-0023 SU710721 0.20	1A, 1B & C1 Reading Link Retail Park Rose Kiln Lane RG2 0SN	150996 FUL Reading Link (Jersey) Limited	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 -939 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Application for 98 sq.m Extension to the Rear of Unit C1, Internal Reconfiguration of Units 1A, 1B and C1 and Associated External Alterations													
Minster MI-N-0024 SU712720 0.17	Unit 1 Reading Trade Centre Rose Kiln Lane	150936 COU Multi Tile Limited	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -465 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 465 0
Defined Centre? - None Core Emp Area? - None			Change of use to allow storage, distribution and sale of hard wall and floor finishes and associated products and/or Class B8 use with ancillary trade counter (sui generis).													
Norcot NO-N-0001 SU685733 0.85	103 Dee Road Tilehurst RG30 4FS	100126 EXT Royal Berkshire Fire And Rescue Service	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None		Lapsed	Extension of the time limit for 070728/OUT for outline application for redevelopment of fire station to provide a residential development comprising 42 units.													
Norcot NO-N-0004 SU683735 16.40	Dee Park Estate Spey Road	091606 OUT Dee Park Partnership	Already comp 2015 Comp during 2015-16 Under Construction Not started	250 0 0 1590	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	190 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	-200 0 0 4450	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Demol flats, centre, school, pub. Erect dwellings, community uses, retail, primary school. OUT 091606 for 705 units, with details for Ph 1 (092084 & 091899 - 264 units), Ph 2a (110612 - 106) and Ph 2b (131056 - 145). Demol of pub counted 2011.													
Norcot NO-N-0013 SU681730 0.19	St Michael's Primary School Dee Road RG30 4AS	130570 REG3 Reading Borough Council	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 149 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Provision of 1 demountable modular double classroom and associated external works. Extension to external hard play space and 4 new staff parking bays.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Norcot NO-N-0014 SU694736 0.08	Groveland Baptist Church 553 553 Oxford Road RG30 1HJ	121716 FUL Reading Community Church	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 67	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 670	0 0 0 0	0 0 0 213
Defined Centre? - Oxford Road West Core Emp Area? - None			Demol church buildings, construction of a new 3 storey church building for worship/meeting rooms, offices, cafe, and 2 retail shop units. Attached residential, comprising 1x one bedroom flat, 1x two bedroom flat, and 1x studio flat.													
Norcot NO-N-0015 SU685730 0.15	20 Upton Road Tilehurst RG30 4BJ	140965 FUL Mr & Mrs Bowller	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 510 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - Marcus Close			Erection of new warehouse building (Class B8) incorporating ancillary offices.													
Norcot NO-N-0016 SU687730 0.21	330 Tilehurst Road RG30 2NG	141971 FUL Gables Homes Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -223	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -148
Defined Centre? - None Core Emp Area? - None			Demolition of existing commercial buildings and redevelopment of site to provide 10 x 2-bedroom apartments for the elderly and associated car parking and landscaping (amended description)													
Norcot NO-N-0017 SU687740 0.10	Unit 3 Reading Retail Park Oxford Road RG30 1PR	150355 FUL CBRE Global Investors	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 -972 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 1400 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Application for a change of use of floorspace from retail (class A1) to retail (class A1) and / or a health and fitness centre (class D2), and the creation of 428 sq m of additional floorspace at mezzanine level.													
Norcot NO-N-0018 SU685731 0.03	Unit 1 Marcus Close RG30 4EA	150532 COU Progressive Fitness LTD	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -270 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 270 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - Marcus Close			Permission required to allow subdivision and change of use of a section of property to D2. This change of use will enable a new Fitness Centre to open.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Park PA-N-0004/1 SU734730 0.04	34 Wokingham Road RG6 1JH	131688 REM Mr Yasien & Raheel Rashid	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -210	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			REM for 101291 for redevelopment of site from light industrial to residential comprising two semi detached houses. See 141495 for additional development.													
Park PA-N-0004/2 SU734730 0.03	34 Wokingham Road RG6 1JH	141496 REM Mr Yasien & Raheel Rashid	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -160	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Application for approval of reserved matters for outline 110147 (Outline application for demolition of existing office and out buildings and erection of one pair of semi detached houses).													
Park PA-N-0009 SU738728 0.44	Land At Green Road	101734 FUL Jamme Masjid (Reading)	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None		Lapsed	New mosque and Islamic cultural centre with associated car parking.													
Park PA-N-0017 SU739727 0.96	Alfred Sutton Primary School Wokingham Road RG6 1JR	140968 REG3 Reading Borough Council	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 970 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Part two storey part single storey extensions to existing school, extension to admin block and associated external works.													
Peppard PE-N-0008 SU721760 0.02	The Hill Primary School Peppard Road Emmer Green RG4 8TU	141923 REG3 Reading Borough Council	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 283	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Office and classroom extension with construction of new staff car park.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Redlands RE-N-0008/1 SU724729 0.47	Royal Berkshire Hospital London Road RG1 5AN	950590 FUL Royal Berks & Battle NHS Trust	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 9867	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Redevelopment of part of hospital to provide ancillary commercial centre/private health facility/offices (15,181sqm gr) & 2 multi-storey car parks. Some floorspace completed under other applications. Balance of floorspace shown here.													
Redlands RE-N-0008/3 SU724727 0.67	Royal Berkshire Hospital London Road RG1 5AN	141659 FUL Royal Berkshire NHS Foundation Trust	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 2130	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Two storey Pre-Operative Assessment and Ward Unit building linked to South Block of the existing hospital. Alterations to existing south car park, including closure of existing 'exit' on to Addington Road, and widening of existing entrance from Addington Road to accommodate 2 way traffic. Incorrectly listed as under construction in 2015.													
Redlands RE-N-0018 SU729731 0.09	Avon House And Clifton House 318A Kings Road RG1 4JG	110967 COU Goldtique Securities Limited	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -643 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Change of Use to 7 no. 1-bedroom flats and 7 no. 2-bedroom flats; Ext to form new central core; replacement of existing roof structure with a reconfigured 3rd floor; remodelling of facades incl alts to fenestration and external materials.													
Redlands RE-N-0025 SU727724 2.07	Wells Hall Upper Redlands Road RG1 5JF	140428 REM The University Of Reading	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -7668 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Reserved matters for 121820 for demolition of all existing buildings, halls of residence and associated buildings and redevt to provide 34 dwellings, open space, landscaping, accesses to Upper Redlands Road and all associated works.													
Redlands RE-N-0028 SU727732 0.01	Clock House 286 Kings Road RG1 4HP	140594 PRA Serrate Limited T/A ITS	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -156	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Change of use of building from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 3 x 1 bed flats.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Redlands RE-N-0029/1 SU724732 0.32	Hanover House 202 Kings Road RG1 4NN	141343 PRA Adelais Property Limited	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -3354 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Excluding the fourth floor, change of use of building from Class B1(a) (offices) to C3 (dwellinghouses) to comprise up to 80 x 1 bed units and 10 x 2 bedroom units.													
Redlands RE-N-0029/2 SU724732 0.32	Hanover House 202 Kings Road RG1 4NN	150229 COU Adelais Property Limited	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -655 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of fourth floor to residential use (Class C3) to provide 14 residential units and associated works.													
Redlands RE-N-0031 SU731756 0.35	Reading School Erleigh Road RG1 5LW	141324 FUL Reading School	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -279 1105 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Demolition of chemistry building and firing range to allow the erection of a new two storey science block and associated services and landscaping, including temporary classrooms. A new glazed link will be built joining the two buildings.													
Redlands RE-N-0034 SU726732 0.18	252 Kings Road RG1 4JL	141986 FUL Alpha Property Fund Asset Company (No.2) Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -3532	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 4400
Defined Centre? - None Core Emp Area? - None			Change of use and extension of the existing office building Berkshire House (252 - 256 Kings Road, Reading) to create a six storey student residential building.													
Redlands RE-N-0035 SU729731 0.03	320 Kings Road RG1 4JG	142010 PRA Mr M Jarmoszuk	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -456	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Change of use of part ground floor, first and second floors from Class B1(a) (offices) to C3 (dwelling houses) to comprise one residential unit.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Redlands RE-N-0036 SU734723 0.53	1A Upper Redlands Road RG1 5JJ	150890 FUL The University Of Reading	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -750	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Demolition of existing industrial units (B1 Use) and the development of 10 residential units for staff accommodation in connection with The University of Reading, associated car parking, bin stores, access and landscaping.													
Redlands RE-N-0037 SU723716 0.06	29 Newcastle Road RG2 7TN	151171 COU Brett Property Developments Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 300
Defined Centre? - None Core Emp Area? - None			Change of use to a 9 bedroom House in Multiple Occupation with part single storey and part two storey side and rear extensions (re-submission of 150287).													
Redlands RE-N-0038 SU721729 0.45	University of Reading London Road RG1 5AQ	150730 COU Thomas Homes and University of Reading	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -4437	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Proposed conversion and alteration of existing buildings to residential use (53 dwellings) together with car and cycle parking, landscaping and bin stores.													
Redlands RE-N-0039 SU729731 0.11	149 London Road RG1 5DE	151013 CLE Mr P Bhathal	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -400 0 0
Defined Centre? - Cemetery Junction Core Emp Area? - None			Certificate of Lawfulness for existing use as 10 self contained flats at first and second floor level.													
Redlands RE-N-0040 SU726728 0.11	13 and 15 Craven Road RG1 5LE	152171 COU Turner Estates	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -514 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 514 0
Defined Centre? - None Core Emp Area? - None			Proposed change of use of existing building to form 2 no. 8 bedroom HMOs (sui generis), including modification to the existing car parking and provision of associated bin & cycle storage (amended description).													

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Planning Policy Designations			Description of development and additional comments													
Southcote SO-N-0006 SU691720 0.18	The Surgery 53 Circuit Lane RG30 3AN	121709 FUL The Surgery	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - None Core Emp Area? - None		Lapsed	Extension to existing GP surgery to accommodate 4 new medical consulting rooms and a pharmacy/dispensary.													
Thames TH-N-0006 SU712763 0.28	Highdown School Surley Row Caversham RG4 8LR	120329 EXT Highdown School & Sixth Form Centre	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	1200	0	0
Defined Centre? - None Core Emp Area? - None			Application for the extension of the time limit for implementation of planning permission 091124 for construction of a new build sixth form and general teaching block with associated landscaping.													
Thames TH-N-0008 SU717751 0.47	Queen Annes School Henley Road Caversham RG4 6DX	141288 FUL The Grey Coat Hospital Foundation	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	-48	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	1660	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - None Core Emp Area? - None			The refurb and extension of Moore House to provide the school with a dedicated sixth form centre as well as a state of the art dining and kitchen facility. The sixth form centre will include a contemporary knowledge centre a common room cafe and flexible teaching areas. New external landscaping.													
Tilehurst TI-N-0004 SU669739 0.09	20 School Road Tilehurst RG31 5BW	131799 PRA Mr Tim Young	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	-350	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - Tilehurst Triangle Core Emp Area? - None			Change of use of first and second floors from Class B1(a) offices to C3 (Dwellinghouses) to comprise 7 residential flats.													
Tilehurst TI-N-0005 SU667737 0.03	72 School Road Tilehurst RG31 5AW	140010 PRA Mr M Saood	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	-104	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - Tilehurst Triangle Core Emp Area? - None			Change of use of 72 School Road first floor, from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 2 x 1 bed flats.													

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Planning Policy Designations			Description of development and additional comments													
Tilehurst TI-N-0013 SU668737 0.08	66 School Road Tilehurst RG31 5AW	140593 PRA Mrs Joan Crossman	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -100 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Tilehurst Triangle Core Emp Area? - None			Change of use of upper floors from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 2 one-bedroom apartments.													
Tilehurst TI-N-0014 SU668737 0.06	81-83 School Road Tilehurst RG31 5AW	150879 PRA Mr James Francis	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -302 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Tilehurst Triangle Core Emp Area? - None			Change of use from offices to 4 x 1 bed flats and 2 x 2 bed flats. 150192 is prior approval for change to 3 x 2-bed and 3 x 1-bed and 140372 is for prior approval for change to six 1-bed flats.													
Tilehurst TI-N-0015 SU675728 0.85	Church End Primary School Usk Road Tilehurst RG30 4HP	141613 REG3 Reading Borough Council	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 988 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Two storey rear extension and single storey front extension to school, external works and relocation and extension of staff car parking.													
Whitley WH-N-0001 SU713689 3.36	Reading International Business Park A33 Relief Road RG2 6DH	090530 VARIAT Akeler Developments Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 33910	-5868 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Variation of conditions on 060942, which was an EXT for 990690 for redevelopment of bottling plant to provide offices (Reading 360). Demolition complete and counted in previous years.													
Whitley WH-N-0012 SU699697 2.60	Plot 3.2 400-450 Longwater Avenue RG2 6GP	080571 REM Prudential Assurance Co Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 14080	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - Green Park			Reserved matters pursuant to outline permission 85/TP/690 (original Green Park permission) for the erection of a 4 storey building (14,080 sqm.) on 2.6 ha for open business use including access, car parking, servicing, landscaping.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Whitley WH-N-0013 SU700695 0.00	Plot 8 600 South Oak Way RG1 6AD	070488 REM Prudential Assurance Co Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 20430	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - Green Park			Reserved matters pursuant to o/l 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.													
Whitley WH-N-0014/1 SU709709 6.20	Land west of A33 & north of Island Road	101983 EXT Stadia UK Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Extension of time of planning permission 060179 for the relocation and expansion of the Reading Greyhound and Speedway Stadium (5,076 sq m) to land north of Island Road. See 141789 for alternative development for employment. Figures are zero here to avoid double counting.													
Whitley WH-N-0014/2 SU705709 8.59	Land north of Island Road RG2 0WR	141789 OUT Evander Properties Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 24200	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Outline planning application for development comprising up to 24,200 sq m (GIA) of B2 (General Industrial) and/ or B8 (Storage or Distribution), parking and service yards, access, landscaping and associated works. 151461 is the REM. See 101983 for alternative development for stadium development.													
Whitley WH-N-0016 SU698702 24.65	Pingemead Business Park & Land adj to Longwater Avenue	102172 OUT St Edward And Prudential Assurance Company Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 238	0 0 0 66	0 0 0 380	0 0 0 0	0 0 0 0	0 -3520 0 16000	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 1858	0 -191 0 190	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Hybrid appln for mixed development. Phase 1: Full app 68 dwells, retail, management suite, & village hall. (O/L for 669 dwells, extra care hsg, offices, primary sch, surgery, sports pitch). 151070 is REM for Phase 1c, 151761 is REM for Phase 2a.													
Whitley WH-N-0017/1 SU698698 4.08	Plot 17, 500 - 600 Longwater Avenue	141447 REM Oxford Properties	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 22540	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - Green Park			Reserved matters pursuant to outline permission 021084 for erection of five 4-storey & one 5 storey buildings of flexible office space with 564 parking spaces. Time limit of 021084 has since been extended by 101594.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Whitley WH-N-0019 SU717706 0.25	Junction of Basingstoke Rd and Manor Farm Road RG2 0JH	140477 FUL RO Developments	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 1400	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Erection of 2 storey office building, parking, refuse storage and landscaping. Alterations to entrance onto Gillette Way. (Resubmission of 080814). Extension of time of 090792.													
Whitley WH-N-0020/1 SU715706 40.00	Kennet Island Manor Farm Road	050823 OUT Foudry/Kennet Properties Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 73102	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Devt for up to 1150 homes, offices, hotel, retail & community uses, open space & infrastructure incl a bridge link across A33. Outstanding A1/D2 (6,323 sqm) supers by 102167. Some B1 to be superseded by 120408. Remaining B1 is for W of A33.													
Whitley WH-N-0020/3 SU711703 3.40	Foudry Place & 22 Commercial Road	120408 OUT Kennet Properties And Inchcape Estates Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 2295	0 0 0 0	0 0 0 1400	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 13860 0 0
Defined Centre? - None Core Emp Area? - None			Hybrid application for car dealership including workshop, car parking and storage with associated roads, public realm and landscaping (full), and B1 offices, serviced apartments (O/L with appearance, landscaping, layout & scale reserved).													
Whitley WH-N-0022 SU708697 17.70	Madejski Stadium Royal Way RG2 0FL	101623 EXT Reading Football Club	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 28442	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Extension of time limit on 070434 for expansion of stadium for additional 24,882 sqm & to stands to form additional 12,400 seats (6,467 sqm), re-alignment of Shooters Way, and alterations to layout of the parking areas. See VARIAT 130908 for changes to phasing.													
Whitley WH-N-0023 SU698701 0.30	Land r/o Pingemead House Smallmead Road RG30 3UR	960537 OUT Bucknell Brothers (Holdings)	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	162 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None		Superseded	Erection of small business and/or industrial units (300 sq.m.). Renewal of 930793. Part superseded by 970694 (RM). 162 sq.m. completed March 1998. Development of 102172 (Green Park Village) supersedes this permission, and results in loss of this small industrial area.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Whitley WH-N-0025 SU715693 8.34	Worton Grange Imperial Way RG2 0TE	131527 OUT Worton Grange Industrial Ltd	Already comp 2015	0	0	0	0	0	-36500	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	0	0	39664	0	0	0	0	0
Defined Centre? - None Core Emp Area? - None			Outline application (with Landscaping and Appearance matters reserved) for the erection of two warehouse buildings (Use Class B8) with ancillary office accommodation, car, lorry, motorcycle and cycle parking, landscaping and associated works.													
Whitley WH-N-0033 SU709698 0.02	Reading Gate Retail Park A33 Relief Road RG2 0QG	120432 FUL Legal And General Assurance Society Limited And The NFU	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	-18
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	130	0	0	0	0	0	0	0	0	0	0
Defined Centre? - None Core Emp Area? - None			Erection of a coffee shop with replacement security hut at the rear, external seating area at the front and replacement fascia ATMs.													
Whitley WH-N-0035 SU710702 1.93	Lancaster Jaguar Bennet Road RG2 0QX	120971 FUL Axis 3 Design	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	340
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - None Core Emp Area? - Bennet Road			Proposed extension and refit of existing Aston Martin car dealership.													
Whitley WH-N-0041 SU717709 0.24	Bjs Bingo Club Gillette Way RG2 0BS	130716 COU Shipleigh Brothers Ltd	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	805	0	0	0	0	0	-805	0
Defined Centre? - Whitley Core Emp Area? - None			Change of use of part of bingo club to business use (classes B1, B2 and B8).													
Whitley WH-N-0042/2 SU715696 1.57	Worton Drive	141602 FUL SEGRO Industrial Estates Limited	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	561	3038	0	0	0	0	0	1201
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - None Core Emp Area? - South of Basingstoke Road			New car showroom with ancillary offices, service garage and workshop, parts storage and sale and hiring of motor vehicles, free-standing car valet building, rooftop car storage deck, car parking, cycle parking facilities, drainage, landscaping, plant and ancillary works.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Whitley WH-N-0043 SU715707 0.03	Manor Farm Road RG2 0JH	130246 FUL R O Property Managment Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 150	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Erection of a cafe ancillary to the existing office campus (use Class B1).													
Whitley WH-N-0044 SU471711 0.09	Land at Brunel Retail Park Rose Kiln Lane RG2 0HS	131743 FUL SWIP Property Trust	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 256 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Erection of two new units for use within Class A1 and / or A3, alterations to the wider site and car park layout and associated works.													
Whitley WH-N-0046 SU723696 1.52	Geoffrey Field Infant School Exbourne Road RG2 8RH	141041 REG3 Reading Borough Council	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 314 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Extension to existing school.													
Whitley WH-N-0047 SU716692 2.29	Little Chef Basingstoke Road RG2 0TA	150218 FUL The Keen Partnership	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 -237 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 148
Defined Centre? - None Core Emp Area? - None			Demolition of existing building and replacement with new building to be used for the purposes of van hire, including a hire office (sui generis). Application 140844 was for a change of use and extension, but a new application made for a rebuild due to condition of the building.													
Whitley WH-N-0048 SU716706 0.79	1-3 Gillette Way RG2 0BS	141570 FUL Travis Perkins	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 345	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Erection of ancillary warehouse storage (B8) building and soft landscaping. Incorrectly listed as under construction in 2015.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Whitley WH-N-0049 SU700705 3.54	Land west of Longwater Avenue RG2 6GP	141944 REG3 Reading Borough Council	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 6106
Defined Centre? - None Core Emp Area? - None			Construction of a new Railway Station, bus interchange, multi-storey car park (park and rise facility), short stay car park, taxi drop-off, disable parking facility, station access road from Longwater Avenue, landscaping and associated works.													
Whitley WH-N-0051 SU713701 0.31	16 Bennet Road RG2 0QX	151067 COU One Call Insurance	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -580 0 0	0 0 0 0	0 580 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - Bennet Road			Change of use of existing buildings and site to motor vehicle storage compound.													
Whitley WH-N-0052 SU718713 0.40	177 Basingstoke Road RG2 0HX	150715 FUL GBS Securities	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 -761 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 1235
Defined Centre? - None Core Emp Area? - None			Erection of 2 blocks of student accommodation comprising 34 Rooms, associated parking and amenity space.													
Whitley WH-N-0053 SU711698 0.60	Former City Link Warehouse Acre Road RG2 0SU	151635 COU Travis Perkins (Properties) Limited	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -1160 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 1160 0 0
Defined Centre? - None Core Emp Area? - South of Basingstoke Road			External alterations to existing warehouse (Class B8) and part change of use to a builders' merchant (sui generis) for display, sale and storage of building, timber and plumbing supplies, plant and tool hire including outside display and storage, revised access, car parking and servicing arrangements, and associated works.													
Whitley WH-N-0054 SU713706 0.03	79 Tean House Havergate Way RG2 0GU	152188 COU Berkeley Homes (Western) Ltd	Already comp 2015 Comp during 2015-16 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -287	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Change of use of units 9, 10 and 11 from B1 Office to C3 Residential to create 4 flats.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Whitley WH-N-0055 SU717709 1.20	350 Basingstoke Road RG2 0NT	140739 FUL Mr Michael Tomkins	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2015-16	1137	0	711	0	0	-4745	0	0	0	0	0	1503	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - Whitley Core Emp Area? - None			Demolition of existing Office buildings (Class B1) and construction of two buildings comprising Block A (Use Class A1) and Block B (Use Class A3, A4 and D2), including provision of car parking, cycle parking, landscaping, highways and access.													

7. SCHEDULE OF INDIVIDUAL 'SOFT COMMITMENTS'

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey	Station Hill Site	151426 FUL	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
	Station Hill	Sackville Developments	Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
SU711737		(Reading) Limited	Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
2.56	RG1 1NF		Not started	0	0	0	0	0	0	0	0	0	0	0	0	1200
Defined Centre? - Central Area			Major mixed use scheme. This application together with 151427 extends the Station Hill scheme to incorporate an adjacent site. Maximum uplift in residential units and floorspace shown here.													
Core Emp Area? - None																
Katesgrove	20-22 Crown St & 22	151702 OUT	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
	Silver Street	Montpelier Estates Ltd	Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
SU717728			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
0.38	RG1 2SE		Not started	0	0	0	0	0	0	0	0	0	7593	0	0	0
Defined Centre? - Central Area			Outline Application for residential institution within Class C2 comprising 86 no 1 bed and 10 no 2 bed assisted living units (Landscaping reserved for future consideration).													
Core Emp Area? - None																
Minster	Government Buildings, Coley Park	151173 FUL	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
	Wensley Road	Taylor Wimpey UK Ltd	Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
SU704723			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
1.91	RG1 6LY		Not started	0	0	0	0	0	-6766	0	0	0	0	0	0	0
Defined Centre? - None			Residential development consisting of 71 residential dwellings (20 apartments) with associated landscaping, open space, parking and access following the demolition of the existing office buildings.													
Core Emp Area? - None																
Southcote	Elvian School	151175 OUT	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
	Bath Road	Taylor Wimpey UK Ltd	Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
SU696724			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
5.00	RG30 2BB		Not started	0	0	0	0	0	0	0	0	0	0	3131	0	0
Defined Centre? - None			Hybrid application: outline for a new 6 FE secondary school with all matters other than access reserved; detailed permission for 118 dwellings, access, car parking, landscaping and amenity space, following the demolition of the existing buildings.													
Core Emp Area? - None																
Whitley	Worton Grange	151944 OUT	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
	Imperial Way	Kier Reading LLP	Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
SU715693			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
6.17			Not started	4692	372	270	741	0	0	0	2452	4134	0	0	0	2510
Defined Centre? - None			Hybrid app: outline for 175 homes (all matters reserved apart from access); full for B1(c)/B2/B8, car showrooms, retail warehouses, hotel, pub, coffee shop, restaurant, bank. New access from Basingstoke Rd and Imperial Wy. Bus stop, landscaping etc.													
Core Emp Area? - None																

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Whitley	Lancaster Jaguar	152071 FUL	Already comp 2015	0	0	0	0	0	0	0	0	0	0	0	0	0
	Bennet Road	Jardine Motors Group	Comp during 2015-16	0	0	0	0	0	0	0	0	0	0	0	0	0
SU710702			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
1.77	RG2 0QX		Not started	0	0	0	0	0	0	0	0	0	0	0	0	3078
Defined Centre? - None			Extend & refurb existing Jaguar/Volvo showroom into a Jaguar Land Rover dealership. Extend & refurb existing Land Rover showroom and after sales facility into a single use after sales building. Demol redundant buildings.													
Core Emp Area? - Bennet Road																

Planning Section
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