

# NON-RESIDENTIAL PLANNING COMMITMENTS

## AT 31 MARCH 2018

Information on the progress of residential development between  
1 April 2017 and 31 March 2018 in Reading Borough



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between 1 April 2017 and 31 March 2018 in Reading Borough

*Published July 2018*

## EXECUTIVE SUMMARY

This publication looks at commitments for non-residential development in Reading Borough at 31 March 2018. 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 2017 to 31 March 2018 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	-5,655	7,253	-5,220	2,033	-6,561	-4,528	1,234	-954
A2	-213	0	557	557	0	557	-213	0
A3	-46	1,513	1,737	3,250	1,229	4,479	1,717	870
A4	-26	-346	942	596	728	1,324	0	-121
A5	0	0	0	0	0	0	122	0
B1	-20,796	273,634	-4,617	269,017	906	269,923	10,894	19,869
B2	8,029	-536	11,067	10,531	0	10,531	21,162	0
B8	-845	-164	1,635	1,471	0	1,471	3,856	345
C1	115	12,702	4,638	17,340	23,605	40,945	204	0
C2	259	15,881	3,745	19,626	0	19,626	-5,713	0
D1	-445	4,434	9,740	14,174	306	14,480	13,068	2,000
D2	676	37,038	-1,187	35,851	23,453	59,304	1,525	-80
SG	18,747	16,449	9,185	25,634	16,904	42,538	8,053	0

In terms of new completions, the trend of a loss of offices has been broken this year, with the first net gain of offices recorded since 2010. This is in part due to large new office developments at Thames Tower and Forbury Place, but also due to a slowing in the loss of offices to residential under permitted development rights. There has also been the most significant net gain in retail since 2010-11, although it is still relatively small in scale. The largest net increase this year has been in general industrial, with significant new completions at Island Road, and there has also been a significant net gain of non-residential institution (D1) with the completion of the replacement Reading Girls' School.

In terms of development under construction, again the largest gains are for general industrial, with an additional development at Island Road underway, and non-residential institutions, with the Wren School on Bath Road under construction. Otherwise, figures are relatively low. Retail, leisure and offices all show a modest net loss underway.

Outstanding permissions continue to show a vast amount of office floorspace with unimplemented permission, albeit this is partly countered by a number of prior approvals for loss of offices to residential. Many of the older office proposals have been outstanding for some years, and there is a question mark over whether they will ever be implemented. One permission for a large office building at Green Park expired this year, meaning that the amount outstanding is somewhat less than 2016/17.

'Soft' commitments in 2017/18, i.e. those with a resolution to grant permission but with no formal decision yet, are dominated by the proposed Royal Elm Park

development close to the Madejski Stadium, which would deliver a conference centre, ice rink and hotel among other uses, and the development at Kenavon Drive which would result in a significant loss of retail.

Trends are always difficult to identify in the annual commitments exercise, as figures can be hugely swayed by single developments. However, despite this year's net gain, in general, the completions show an overall loss of offices in particular, as many older buildings are converted to residential (including student accommodation), countered by investment in new, large-scale high-quality office floorspace close to the station.

In terms of how these figures fit into longer trends, this year has bucked the year-on-year reduction in B1/B2 floorspace, albeit that the overall figure for total stock is still very low by historic standards. This contrasts with a recent trend of an increase in B8 floorspace which appears to have stabilised over the most recent years. There is also a steady reduction in A1 retail floorspace since the opening of the Oracle almost 20 years ago. 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 2018 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 2018, and what has been completed during the monitoring year (1 April 2017 to 31 March 2018).
- 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 2018;
  - Amount of floorspace (net) that was under construction at 31 March 2018;
  - Amount of floorspace (net) with permission that was outstanding at 31 March 2018 (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 2018 ('soft commitments');
  - Amount of floorspace (net) that has been completed between 1 April 2017 and 31 March 2018;
  - Amount of floorspace (net) newly permitted between 1 April 2017 and 31 March 2018; and
  - Amount of floorspace (net) for which planning permission had lapsed at 31 March 2018.
- 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 2018.
- 1.7 This document has been produced alongside the Residential Planning Commitments at 31 March 2018 document.
- 1.8 For any queries, please contact Planning Policy, Planning Section, Reading Borough Council on 0118 9373337 or [planningpolicy@reading.gov.uk](mailto: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 2017 survey has been updated to 2018 in four stages:
- (1) Outstanding commitments at March 2017 were identified from the previous survey<sup>1</sup>.
  - (2) Relevant planning permissions granted between 1 April 2017 and 31 March 2018 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 2017 and the more recent commitments. These visits were carried out as soon after 31 March 2018 as possible, generally during April and May 2018. 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 2017 to 31 March 2018, 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 2018:
- 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.

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<sup>1</sup> [http://www.reading.gov.uk/media/7260/Non-residential-commitments-2017/pdf/Non\\_Residential\\_Commitments\\_16\\_17.pdf](http://www.reading.gov.uk/media/7260/Non-residential-commitments-2017/pdf/Non_Residential_Commitments_16_17.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 2005<sup>2</sup> 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, betting shops or payday lenders.
- 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 takeaways 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.

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<sup>2</sup> 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 given<sup>3</sup>.
  - **By Development Plan Designation**  
The totals for a number of different planning designations for the area, based on existing 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 warehousing uses will be focused, and where existing

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<sup>3</sup> No figure for parishes is given, as Reading Borough has no parishes.

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 2018.
- 3.7 **Table 2** shows the amount of net floorspace with planning permission that was under construction at 31 March 2018. This starts from the digging of footings and laying of foundations, and ends when work has completed<sup>4</sup>. 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 2018. 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 2018. 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.

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<sup>4</sup> 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 2017 and 31 March 2018. 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 2017 and 31 March 2018. 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 2017 and 31 March 2018. 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 in the most recent documents. 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 2017 - 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 2017-18 - Floorspace that was completed on site during the monitoring year.
- Under Construction - the amount of floorspace under construction at 31 March 2018.
- Not Started - the amount of floorspace with planning permission but not yet started at 31 March 2018.

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 entry. Likewise, the figures will be zero if figures are already counted against another application on the same site.

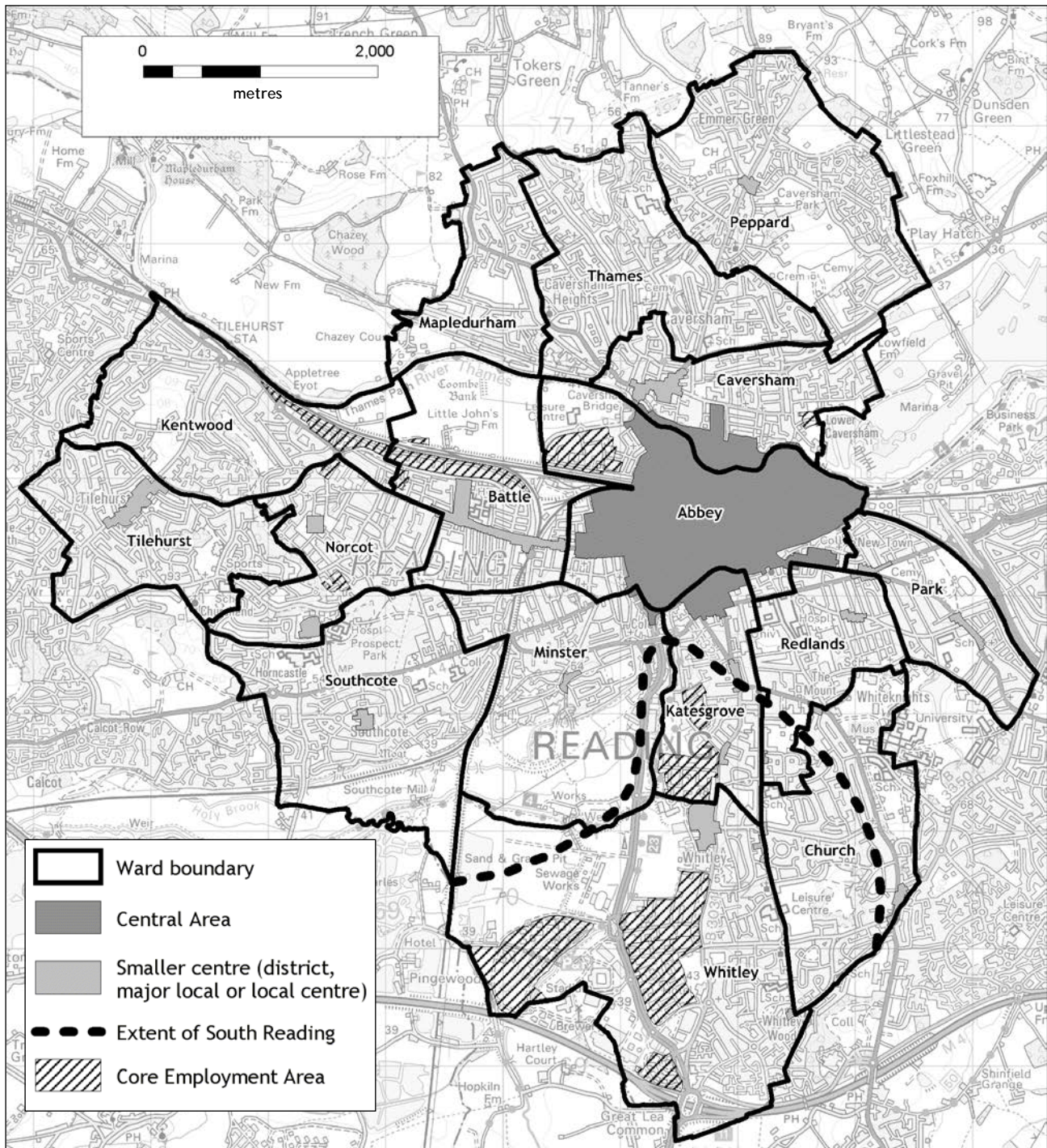
- **Description of development and comments**

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
<b>Reading Borough Total</b>	<b>7,253</b>	<b>0</b>	<b>1,513</b>	<b>-346</b>	<b>0</b>	<b>273,634</b>	<b>-536</b>	<b>-164</b>	<b>12,702</b>	<b>15,881</b>	<b>4,434</b>	<b>37,038</b>	<b>16,449</b>
<b>By Ward</b>													
Abbey	3,847	0	567	181	0	101,272	-536	0	-889	0	-807	5,424	5,829
Battle	-147	0	147	0	0	80	0	-158	0	2,261	193	0	-171
Caversham	501	0	524	0	0	2,052	0	0	0	0	0	508	0
Church	0	0	0	0	0	0	0	0	12,191	0	0	0	0
Katesgrove	-610	0	275	-334	0	-1,450	0	0	0	0	0	0	2,639
Kentwood	-109	0	0	-193	0	-217	0	0	0	0	-96	0	-108
Mapledurham	0	0	0	0	0	0	0	0	0	3,300	0	0	0
Minster	-939	0	0	0	0	-1,072	0	0	0	-81	0	0	81
Norcot	3,908	0	0	0	0	0	0	-231	0	0	4,538	0	192
Park	0	0	0	0	0	-2,041	0	0	0	153	334	0	-353
Peppard	119	0	0	0	0	184	0	0	0	0	0	0	-46
Redlands	0	0	0	0	0	0	0	0	0	10,248	-1,358	0	-387
Southcote	0	0	0	0	0	0	0	0	0	0	270	0	0
Thames	0	0	0	0	0	0	0	0	0	0	0	0	0
Tilehurst	0	0	0	0	0	-122	0	0	0	0	0	0	0
Whitley	683	0	0	0	0	174,948	0	225	1,400	0	1,360	31,106	8,773
<b>By Development Plan Designation</b>													
Central Reading	3,847	0	712	-153	0	103,194	-536	0	-889	0	-807	5,424	5,377
Smaller Centres	4,262	0	671	0	0	-122	0	-158	0	0	320	1,466	-171
<b>Town Centres Sub-Total</b>	<b>8,109</b>	<b>0</b>	<b>1,383</b>	<b>-153</b>	<b>0</b>	<b>103,072</b>	<b>-536</b>	<b>-158</b>	<b>-889</b>	<b>0</b>	<b>-487</b>	<b>6,890</b>	<b>5,206</b>
South Reading Total	-256	0	0	0	0	174,948	0	225	1,400	0	1,360	31,106	8,773
Core Employment Areas Total	0	0	0	0	0	51,775	0	330	0	0	0	0	0

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	-5,220	557	1,737	942	0	-4,617	11,067	1,635	4,638	3,745	9,740	-1,187	9,185
<b>By Ward</b>													
Abbey	-6,536	0	1,467	201	0	5,720	0	-573	0	0	-97	-1,089	-3,283
Battle	-1,140	0	0	0	0	0	0	1,878	0	0	0	0	0
Caversham	-265	0	0	0	0	-106	0	0	0	0	103	0	0
Church	0	0	0	0	0	0	0	0	0	0	933	0	0
Katesgrove	0	0	0	0	0	-5,819	0	0	0	0	0	0	-170
Kentwood	0	0	0	0	0	71	0	0	0	-300	-136	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	0	0	137	0	0
Norcot	0	0	0	0	0	0	0	0	0	0	0	0	0
Park	-113	0	0	0	0	0	0	0	0	0	-200	0	407
Peppard	0	0	0	0	0	0	0	0	0	0	0	0	0
Redlands	0	0	0	0	0	-2,883	0	0	0	0	0	0	233
Southcote	0	0	0	0	0	0	0	0	504	0	9,000	-98	-406
Thames	0	0	0	0	0	0	0	0	0	4,045	0	0	0
Tilehurst	0	0	0	0	0	0	0	0	0	0	0	0	0
Whitley	2,834	557	270	741	0	-1,600	11,067	330	4,134	0	0	0	12,404
<b>By Development Plan Designation</b>													
Central Reading	-6,536	0	1,467	501	0	-99	0	-573	0	0	-1,186	0	-3,283
Smaller Centres	34	0	0	0	0	-106	0	0	0	0	103	0	0
<i>Town Centres Sub-Total</i>	<i>-6,502</i>	<i>0</i>	<i>1,467</i>	<i>501</i>	<i>0</i>	<i>-205</i>	<i>0</i>	<i>-573</i>	<i>0</i>	<i>0</i>	<i>-1,083</i>	<i>0</i>	<i>-3,283</i>
South Reading Total	2,834	557	270	741	0	-1,600	11,067	330	4,134	0	0	0	12,404
Core Employment Areas Total	-1,277	0	0	0	0	-1,600	0	2,208	0	0	1,089	-1,089	11,169

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

	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui generis
<b>Reading Borough Total</b>	<b>2,033</b>	<b>557</b>	<b>3,250</b>	<b>596</b>	<b>0</b>	<b>269,017</b>	<b>10,531</b>	<b>1,471</b>	<b>17,340</b>	<b>19,626</b>	<b>14,174</b>	<b>35,851</b>	<b>25,634</b>
<b>By Ward</b>													
Abbey	-2,689	0	2,034	382	0	106,992	-536	-573	-889	0	-904	4,335	2,546
Battle	-1,287	0	147	0	0	80	0	1,720	0	2,261	193	0	-171
Caversham	236	0	524	0	0	1,946	0	0	0	0	103	508	0
Church	0	0	0	0	0	0	0	0	12,191	0	933	0	0
Katesgrove	-610	0	275	-334	0	-7,269	0	0	0	0	0	0	2,469
Kentwood	-109	0	0	-193	0	-146	0	0	0	-300	-232	0	-108
Mapledurham	0	0	0	0	0	0	0	0	0	3,300	0	0	0
Minster	-939	0	0	0	0	-1,072	0	0	0	-81	137	0	81
Norcot	3,908	0	0	0	0	0	0	-231	0	0	4,538	0	192
Park	-113	0	0	0	0	-2,041	0	0	0	153	134	0	54
Peppard	119	0	0	0	0	184	0	0	0	0	0	0	-46
Redlands	0	0	0	0	0	-2,883	0	0	0	10,248	-1,358	0	-154
Southcote	0	0	0	0	0	0	0	0	504	0	9,270	-98	-406
Thames	0	0	0	0	0	0	0	0	0	4,045	0	0	0
Tilehurst	0	0	0	0	0	-122	0	0	0	0	0	0	0
Whitley	3,517	557	270	741	0	173,348	11,067	555	5,534	0	1,360	31,106	21,177
<b>By Development Plan Designation</b>													
Central Reading	-2,689	0	2,179	348	0	103,095	-536	-573	-889	0	-1,993	5,424	2,094
Smaller Centres	4,296	0	671	0	0	-228	0	-158	0	0	423	1,466	-171
<b>Town Centres Sub-Total</b>	<b>1,607</b>	<b>0</b>	<b>2,850</b>	<b>348</b>	<b>0</b>	<b>102,867</b>	<b>-536</b>	<b>-731</b>	<b>-889</b>	<b>0</b>	<b>-1,570</b>	<b>6,890</b>	<b>1,923</b>
South Reading Total	2,578	557	270	741	0	173,348	11,067	555	5,534	0	1,360	31,106	21,177
Core Employment Areas Total	-1,277	0	0	0	0	50,175	0	2,538	0	0	1,089	-1,089	11,169

\*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
<b>Reading Borough Total</b>	<b>-6,561</b>	<b>0</b>	<b>1,229</b>	<b>728</b>	<b>0</b>	<b>906</b>	<b>0</b>	<b>0</b>	<b>23,605</b>	<b>0</b>	<b>306</b>	<b>23,453</b>	<b>16,904</b>
<b>By Ward</b>													
Abbey	-6,797	0	501	0	0	-1,066	0	0	0	0	306	182	0
Battle	-236	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	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	0	0	0	0	0	0	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	-396
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	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	472	0	728	728	0	1,972	0	0	23,605	0	0	23,271	17,300
<b>By Development Plan Designation</b>													
Central Reading	-6,797	0	501	0	0	-1,066	0	0	0	0	306	182	0
Smaller Centres	236	0	728	728	0	1,972	0	0	23,605	0	0	23,271	17,300
<b>Town Centres Sub-Total</b>	<b>-6,561</b>	<b>0</b>	<b>1,229</b>	<b>728</b>	<b>0</b>	<b>906</b>	<b>0</b>	<b>0</b>	<b>23,605</b>	<b>0</b>	<b>306</b>	<b>23,453</b>	<b>17,300</b>
South Reading Total	472	0	728	728	0	1,972	0	0	23,605	0	0	23,271	17,300
Core Employment Areas Total	0	0	0	0	0	0	0	0	0	0	0	0	0

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

Table 5 - Planning Permissions (Hard Commitments) Completed 2017-2018\* - Net

	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui generis
<b>Reading Borough Total</b>	<b>1,234</b>	<b>-213</b>	<b>1,717</b>	<b>0</b>	<b>122</b>	<b>10,894</b>	<b>21,162</b>	<b>3,856</b>	<b>204</b>	<b>-5,173</b>	<b>13,068</b>	<b>1,525</b>	<b>8,053</b>
<b>By Ward</b>													
Abbey	-2,753	0	1,717	0	0	18,629	-4,288	-1,697	115	0	-435	1,922	-237
Battle	-152	0	0	0	122	-533	0	4,086	0	0	0	0	-154
Caversham	0	0	0	0	0	-116	0	0	0	0	0	0	-146
Church	0	0	0	0	0	0	0	0	0	0	13,230	0	0
Katesgrove	0	0	0	0	0	-1,934	1,250	-1,250	0	-136	0	0	251
Kentwood	0	0	0	0	0	0	0	-100	0	0	0	0	0
Mapledurham	0	0	0	0	0	0	0	0	0	0	0	0	0
Minster	1,125	0	0	0	0	200	0	365	89	-600	0	-175	0
Norcot	0	0	0	0	0	0	0	0	0	0	-206	-222	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	-110	0	0	0	0	-4,502	0	0	0	-4,437	330	0	5,414
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	213	-213	0	0	0	0	0	0	0	0	149	0	0
Whitley	2,911	0	0	0	0	-850	24,200	2,452	0	0	0	0	2,925
<b>By Development Plan Designation</b>													
Central Reading	-2,753	0	1,717	0	0	16,823	-4,161	-1,697	115	0	-546	1,078	-122
Smaller Centres	-49	-213	0	0	122	0	0	0	0	0	0	0	0
<b>Town Centres Sub-Total</b>	<b>-2,802</b>	<b>-213</b>	<b>1,717</b>	<b>0</b>	<b>122</b>	<b>16,823</b>	<b>-4,161</b>	<b>-1,697</b>	<b>115</b>	<b>0</b>	<b>-546</b>	<b>1,078</b>	<b>-122</b>
South Reading Total	3,926	0	0	0	0	-650	24,200	2,817	0	0	13,230	0	3,225
Core Employment Areas Total	0	0	0	0	0	-1,258	1,250	2,836	0	0	0	0	2,771

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

Table 6 - New Floorspace Permitted During 2017-2018\* - Net

	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui generis
Reading Borough Total	-5,655	-213	-46	-26	0	-20,796	8,029	-845	115	259	-445	676	18,747
<b>By Ward</b>													
Abbey	-9,302	0	-468	501	0	-10,070	-4,288	-1,697	115	0	-830	1,042	3,529
Battle	-1,424	0	147	0	0	-995	0	1,878	0	261	193	0	904
Caversham	-103	0	0	0	0	-106	0	0	0	0	103	-144	0
Church	0	0	0	0	0	0	0	0	0	0	0	0	0
Katesgrove	0	0	275	-334	0	-3,417	1,250	-1,250	0	0	0	0	2,125
Kentwood	0	0	0	-193	0	71	0	-100	0	0	-33	0	0
Mapledurham	0	0	0	0	0	0	0	0	0	0	0	0	0
Minster	0	0	0	0	0	-1,258	0	0	0	-379	0	0	379
Norcot	3,908	0	0	0	0	0	0	-231	0	0	0	-222	0
Park	0	0	0	0	0	-2,041	0	0	0	153	-200	0	407
Peppard	0	0	0	0	0	184	0	0	0	0	0	0	-46
Redlands	0	0	0	0	0	-2,883	0	0	0	224	195	0	433
Southcote	0	0	0	0	0	0	0	0	0	0	127	0	0
Thames	0	0	0	0	0	0	0	0	0	0	0	0	0
Tilehurst	213	-213	0	0	0	-122	0	0	0	0	0	0	0
Whitley	1,053	0	0	0	0	-159	11,067	555	0	0	0	0	11,016
<b>By Development Plan Designation</b>													
Central Reading	-9,302	0	-193	167	0	-12,379	-4,161	-1,697	115	0	-941	1,025	3,529
Smaller Centres	3,871	-213	147	0	0	-228	0	0	0	0	423	0	-171
<b>Town Centres Sub-Total</b>	<b>-5,431</b>	<b>-213</b>	<b>-46</b>	<b>167</b>	<b>0</b>	<b>-12,607</b>	<b>-4,161</b>	<b>-1,697</b>	<b>115</b>	<b>0</b>	<b>-518</b>	<b>1,025</b>	<b>3,358</b>
South Reading Total	1,053	0	0	0	0	-159	11,067	555	0	0	0	0	11,016
Core Employment Areas Total	-1,277	0	0	0	0	-964	1,250	1,288	0	0	0	0	12,091

\*This does not include permissions that are similar to proposals outstanding at 31 March 2017 on the same site

Table 7 - Lapsed Floorspace During 2017-2018\* - Net

	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui generis
Reading Borough Total	-954	0	870	-121	0	19,869	0	345	0	0	2,000	-80	0
<b>By Ward</b>													
Abbey	-886	0	870	0	0	-2,795	0	0	0	0	0	0	0
Battle	0	0	0	0	0	102	0	0	0	0	0	-80	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	-68	0	0	-121	0	-852	0	0	0	0	-130	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	0	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	-370	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	-156	0	0	0	0	2,130	0	0
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	0	0	0	23,940	0	345	0	0	0	0	0
<b>By Development Plan Designation</b>													
Central Reading	-954	0	870	0	0	-3,647	0	0	0	0	-130	0	0
Smaller Centres	0	0	0	0	0	102	0	0	0	0	0	-80	0
<i>Town Centres Sub-Total</i>	<i>-954</i>	<i>0</i>	<i>870</i>	<i>0</i>	<i>0</i>	<i>-3545</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>-130</i>	<i>-80</i>	<i>0</i>
South Reading Total	0	0	0	0	0	102	0	0	0	0	0	-80	0
Core Employment Areas Total	0	0	0	0	0	102	0	0	0	0	0	-80	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	
2017	778,316		576,949	
2018	810,159		580,805	

Source: Planning Commitments for Employment Uses, BCC 1991-1998, JSPU 1998-2010, RBC 2011-2018



## 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)	
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	
2017	14,700		557		320,212		23,664		6,517	
2018	2,033		557		269,017		10,531		1,471	

Source: Planning Commitments for Employment Uses, JSPU 1998-2010, RBC 2011-2018

**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)	
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	
2017	3,908		0		384		0		330	
2018	-6,561		0		906		0		0	

Source: Planning Commitments for Employment Uses, JSPU 1998-2010, RBC 2011-2018

## 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)
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
2006/07	3,860	-400	-9,920	0	-10,060
2007/08	2,710	200	101,250	0	-2,130
<b>Total 1998-2008</b>	<b>-12,330</b>	<b>170</b>	<b>260,460</b>	<b>-63,410</b>	<b>910</b>
<b>Annual Average</b>	<b>-1,233</b>	<b>17</b>	<b>26,046</b>	<b>-6,341</b>	<b>91</b>
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
2016/17	-2,244	557	-14,017	103	5,206
2017/18	-5,655	-213	-20,796	8,029	-845
<b>Total 2008-2018</b>	<b>-5,946</b>	<b>-2,712</b>	<b>-60,985</b>	<b>-32,208</b>	<b>139,971</b>
<b>Annual Average</b>	<b>-595</b>	<b>-271</b>	<b>-6,099</b>	<b>-3,221</b>	<b>13,997</b>

Source: Planning Commitments for Employment Uses, JSPU 1998-2010, RBC 2011-2018

## 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)	
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	
2006/07	-850		-420		-5,760		-4,920		1,610	
2007/08	7,830		560		-14,210		0		-14,120	
<b>Total 1998- 2008</b>	<b>47,870</b>		<b>4,070</b>		<b>51,230</b>		<b>-66,600</b>		<b>-30,930</b>	
<b>Annual Average</b>	<b>4,787</b>		<b>407</b>		<b>5,123</b>		<b>-6,660</b>		<b>-3,093</b>	
2008/09	3,730		-130		-3,680		1,410		-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	
2016/17	-15,141		-48		-18,869		5,493		-62	
2017/18	1,234		-213		21,162		21,162		3,856	
<b>Total 2008- 2018</b>	<b>-14,594</b>		<b>306</b>		<b>-100,160</b>		<b>-51,035</b>		<b>98,349</b>	
<b>Annual Average</b>	<b>-1,459</b>		<b>31</b>		<b>-10,016</b>		<b>-5,104</b>		<b>9,835</b>	

Source: Planning Commitments for Employment Uses, JSPU 1998-2010, RBC 2011-2018

## 6. SCHEDULE OF INDIVIDUAL 'HARD COMMITMENTS'

READING BOROUGH COUNCIL - NON-RESIDENTIAL COMMITMENTS 2018

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-0016/2 SU718739 1.40	Energis House Forbury Road RG1 8DN	121826 FUL Prudential Assurance Company Limited	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	-1101 20019 0 0	0 0 0 0	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-0016/3 SU718739 0.07	1 Forbury Place Forbury Road RG1 3JD	161086 COU SSE	Already comp 2017 Comp during 2017-18 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	0 389 0 0	0 -389 0 0
Defined Centre? - Central Area Core Emp Area? - None			Alterations at basement level involving creation of ancillary gym and reconfiguration of car parking spaces. Office built under permission 121826.													
Abbey AB-N-0019 SU716735 1.32	173-175 Friar Street RG1 1BP	061033 FUL Cityscene Properties Ltd	Already comp 2017 Comp during 2017-18 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.													
Abbey AB-N-0023/2 SU714736 0.15	Garrard House 30 Garrard Street RG1 1NR	141277 PRA Titan Properties Ltd	Already comp 2017 Comp during 2017-18 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 -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 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.													
Abbey AB-N-0025/1 SU714732 0.04	10 Gun Street RG1 2JR	151281 FUL PDR Ltd	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 227	0 0 0 181	0 0 0 0	0 0 0 -274	0 0 0 0	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 from office to A3 inc replacement GF/1F rear extension. Excavation of basement to rear as extn to nightclub at No 9. Replacement 2 storey bldg for micro-brewery.													

READING BOROUGH COUNCIL - NON-RESIDENTIAL COMMITMENTS 2018

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-0049/3 SU714736 0.05	29-35 Station Road RG1 1LG	170772 PRA Titan Properties	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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 change of use of 1st to 5th floors from Class B1(a) (offices) to C3 (dwelling houses) to comprise 33 x 1-bed flats. 141275 was alternative prior approval for 27 dwellings, now lapsed.													
Abbey AB-N-0079/1 SU711737 2.56	Station Hill Site Station Hill RG1 1NF	090622 OUT Sackville Developments (Reading) Ltd	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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			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 2017	-14276	0	0	0	0	-15530	0	0	0	0	0	-2323	0
			Comp during 2017-18	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	13500	0	0	0	0	1E+05	0	0	0	0	0	2200	2000
Defined Centre? - Central Area Core Emp Area? - None			O/L for redevt for offices, town centre uses incl retail, leisure and residential, infrastructure, public realm works. Floorspace are maxima. 130440 and 141457 deals with demolition of part of site (now complete). 151543 is REM for Building B.													
Abbey AB-N-0079/3 SU711737 0.77	Plot E & Telecom House Land, Friar St/ Station Hill RG1 1NF	151426 OUT Sackville Developments (Reading) Ltd	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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			O/L for mixed use redevt of Plot E of Station Hill & Telecom House for residential, retail and related (A1 - A5), infrastructure, public realm etc. With 151427, extends Station Hill to adjacent site. Maximum uplift in units & f/s shown here.													
Abbey AB-N-0080 SU723730 0.07	84 Watlington Street RG1 4RT	111073 FUL Syon Ltd	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	-300	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			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													

READING BOROUGH COUNCIL - NON-RESIDENTIAL COMMITMENTS 2018

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-0100 SU725733 0.10	191 Kings Road RG1 4EX	162353 FUL The Bagri Foundation	Already comp 2017 Comp during 2017-18 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 0 410
Defined Centre? - Central Area Core Emp Area? - None			Erection of single storey roof extension to provide 14 additional student units (Sui Generis)													
Abbey AB-N-0111 SU712738 0.03	125 Chatham Street RG1 7HT	170979 PRA Zain Reading Ltd	Already comp 2017 Comp during 2017-18 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 -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			Prior approval for change of use of building from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 8 x 1 bed flats.													
Abbey AB-N-0115/2 SU720737 0.10	Forbury Retail Park Forbury Road RG1 3JD	140574 FUL Standard Life Investments Ltd	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 0	0 0 0 0	0 246 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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 building for A1/A3/A5; creation of enclosed bin store and yard; installation of plant, signage structures, and external seating area; amendments to car park layout and hard and soft landscaping; and display of advertisements. 150085 was alternative proposal for retail building of 254 sq m, now superseded.													
Abbey AB-N-0121/2 SU718739 0.05	35-43 Greyfriars Road RG1 1NP	151826 FUL Croudace Properties Ltd	Already comp 2017 Comp during 2017-18 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 1994 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	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-0134 SU712742 0.01	Land adjacent to 86 York Road RG1 8DU	130795 FUL Mr Jack Harvey Album	Already comp 2017 Comp during 2017-18 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	Demolition of storage building associated with shop and construction of a 3-bedroom dwelling (Resubmission of 12/00578/FUL).													

READING BOROUGH COUNCIL - NON-RESIDENTIAL COMMITMENTS 2018

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-0144/1 SU714737 0.19	Thames Tower 37-45 Station Road RG1 1LX	141043 FUL Thames Tower Reading Limited	Already comp 2017 Comp during 2017-18 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 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 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-0144/2 SU714737 0.19	Thames Tower 37-45 Station Road RG1 1LX	170525 COU Thames Tower Limited	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 -501 0	0 0 501 0	0 0 0 0	0 0 0 0	0 0 0 0	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 part of ground floor from flexible office and retail use (Classes A1, A2, A3 and B1) to Class A4 (drinking establishment)													
Abbey AB-N-0144/3 SU714737 0.19	Thames Tower 37-45 Station Road RG1 1LX	180034 CLE Thames Tower Limited	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 281 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -281 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Use of the 6th floor of Thames Tower for B1 use.													
Abbey AB-N-0148 SU707745 0.44	Land west of Rivermead Car Park Richfield Avenue	140329 FUL Mr John Eaton	Already comp 2017 Comp during 2017-18 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. Now operating as open air plant centre but floorspace not started.													
Abbey AB-N-0151 SU721731 0.22	60 Queens Road RG1 4BS	141834 PRA Church Commissioners for England	Already comp 2017 Comp during 2017-18 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	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. Incorrectly listed as under construction in 2016.													



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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-0156 SU714735 0.02	136-137 Friar Street RG1 1EX	150068 PRA Revelan Group Plc	Already comp 2017 Comp during 2017-18 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	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-0157/3 SU711734 0.01	Unit 2 Zenith House 2 Cheapside RG1 7AG	170665 COU Mr Trung Truong	Already comp 2017 Comp during 2017-18 Under Construction Not started	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	0 116 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use from retail (Class A1) to a beauty salon (sui generis) at ground floor level.													
Abbey AB-N-0158 SU721735 0.42	60-62 Friar Street RG1 1DX	141528 COU Aviva Investors	Already comp 2017 Comp during 2017-18 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 (retail) to a flexible permission for A1 (retail) / A2 (financial and professional services) and/or A3 (restaurants and cafes) use (amended description).													
Abbey AB-N-0159 SU717734 0.10	Jacksons Corner 1-9 Kings Road RG1 3AS	160849 FUL SG Capital Ltd	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 -1467 -1882 0	0 0 0 0	0 0 1382 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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			Retention/enlargement of commercial & conversion of upper floors to 18 residential units. Demolition of commercial to rear & construction of 15 dwellings. 141713 was alternative scheme for 18 conversion & 11 new build. See 171238 for VARIAT.													
Abbey AB-N-0162 SU712735 0.02	42-43 West Street RG1 1TZ	120725 FUL Bluebird Engineering Ltd	Already comp 2017 Comp during 2017-18 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 -265 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.													

READING BOROUGH COUNCIL - NON-RESIDENTIAL COMMITMENTS 2018

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-0166 SU710744 0.02	2a Randolph Road RG1 8EB	150279 COU Mr Fazal Fazli	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	130	0	0	0	0	0	0	0	0	0	-130
Defined Centre? - None Core Emp Area? - None			Change of use of the ground floor retail unit/warehouse to a cafe (A3 use).													
Abbey AB-N-0170 SU723730 0.16	Princes House, 73A London Road RG1 5UZ	150685 PRA Mr Phillip Holmes	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	-2271	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-0175/1 SU709733 0.04	Russell House, 117-119 Oxford Road RG1 7UH	151133 PRA Oxford Homes	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	0	0	0	0	0	-338	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			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-0175/2 SU709733 0.04	117-119 Oxford Road RG1 7UH	160961 COU NSL Services Group	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	-250	0	0	0	0	250	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 at basement and part ground floor level from retail (Class A1) to office (Class B1a)													
Abbey AB-N-0178/1 SU721732 0.06	Upper Grnd Floor Havell House, 62-66 Queens Road RG1 4AZ	160023 PRA Singh Construction	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	-220	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. See 151455 for alternative prior approval for the same number of units.													

READING BOROUGH COUNCIL - NON-RESIDENTIAL COMMITMENTS 2018

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-0178/2 SU721733 0.06	First Floor Havell House, 62-66 Queens Road RG1 4AZ	160026 PRA Singh Construction c/o Oakmont Estate Ltd	Already comp 2017 Comp during 2017-18 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. See 151456 for alternative prior approval for the same number of units.													
Abbey AB-N-0178/3 SU721734 0.06	Second Floor Havell House, 62-66 Queens Road RG1 4AZ	160024 PRA Singh Construction	Already comp 2017 Comp during 2017-18 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. See 151457 for alternative prior approval for the same number of units.													
Abbey AB-N-0178/4 SU721735 0.06	Third Floor Havell House, 62-66 Queens Road RG1 4AZ	160025 PRA Singh Construction	Already comp 2017 Comp during 2017-18 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. See 151458 for alternative prior approval for the same number of units.													
Abbey AB-N-0179 SU724733 0.12	173-175 Kings Road RG1 4EX	160775 COU Mrs Christina Meyer	Already comp 2017 Comp during 2017-18 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 -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 0
Defined Centre? - Central Area Core Emp Area? - None			COU from office to 15 (4x1, 10x2 & 1x3-bed) residential units 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 2017 Comp during 2017-18 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.													

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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-0181 SU718735 0.02	The Abbey Gate The Forbury	151725 REG3 Reading Borough Council	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	147	0	0	0	0	-147	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.													
Abbey AB-N-0184 SU708734 0.14	114 Oxford Road RG1 7NE	150721 FUL Kentwood House Investments Limited	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	-553	0	0	0	0	0	0	-573	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			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). Demolition underway.													
Abbey AB-N-0186 SU723732 0.02	130 Queens Road RG1 4DG	170555 PRA Mr Simon Darke	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	-396	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			Prior approval for change of use from offices to 6 residential units. 152306 is alternative prior approval for five flats. 161415 (residential commitments) is additional development extending the roof for an additional dwelling.													
Abbey AB-N-0187 SU721733 0.15	Kings Point, 120 Kings Road RG1 3DA	150019 FUL Carrigmay Developments (Jersey) Limited	Already comp 2017	0	0	0	0	0	-2545	0	0	0	0	0	0	-2427
			Comp during 2017-18	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	352	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			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-0189 SU724732 0.06	Kings Lodge 194 Kings Road RG1 4NH	161754 PRA Oak Developments Ltd	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	-1043	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			Prior approval for change of use of the building from Class B1(a) (offices) to C3 (dwelling houses) to comprise of 18 flats with 17 car parking spaces. See 160158 for alternative prior approval for 14 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-0190 SU719739 0.26	Kings Meadow Baths Napier Road RG1 8FR	141604 FUL Thames Lido Ltd	Already comp 2017 Comp during 2017-18 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	0 560 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.													
Abbey AB-N-0193 SU707734 0.02	118a Oxford Road RG1 7NL	130602 FUL JR Properties	Already comp 2017 Comp during 2017-18 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
Defined Centre? - Central Area Core Emp Area? - None		Lapsed	Additional floor to existing two storey retail unit (re-submission of 12/01946/FUL) and associated alterations to the front elevation. See 141780 for VARIAT													
Abbey AB-N-0194 SU716735 0.06	160-163 Friar Street RG1 1HE	160212 PRA MA Reading Limited	Already comp 2017 Comp during 2017-18 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 -2476	0 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) to C3 (dwelling houses) to comprise 15 x 1 bed flats and 13 x 2 bed flats.													
Abbey AB-N-0195 SU713736 0.10	35-38 Friar Street RG1 1DX	160232 PRA Shaviram Merchants Ltd	Already comp 2017 Comp during 2017-18 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 -1352	0 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 1st to 3rd floor (with ground floor entrance and plant room at basement) from Class B1(a) (offices) to C3 (dwelling houses) to comprise of 25 flats (15 studios, 6 x 1 bedroom and 4 x 2 bedrooms).													
Abbey AB-N-0196 SU707735 0.02	Kennet Court Charles Street RG1 7DB	160386 PRA G S Property Developments Ltd	Already comp 2017 Comp during 2017-18 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 -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
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use from Class B1 (a) to C3 (dwelling houses) to comprise 3 x 1 bed flats and 1 studio 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-0198 SU708743 0.18	10 Cremyll Road RG1 8NQ	152242 COU Reading Ghana Seventh Day Adventist Church	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	1089	-1089	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - None Core Emp Area? - Richfield Avenue			Change of use from snooker hall (D2) to place of worship (D1), replacement of existing fence, alteration to car park layout and addition of cycle parking													
Abbey AB-N-0200 SU716731 1.23	Riverside The Oracle RG1 2AG	151537 FUL The Oracle Shopping Centre Ltd	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	10	0	185	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			Erection of a single storey restaurant unit (Class A3), Kiosk (Class A1) and public realm improvements to The Oracle Riverside.													
Abbey AB-N-0203/1 SU712741 0.02	87-89 Caversham Road RG1 8AN	161196 PRA M G S Commercial Ltd	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	-150	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			Prior approval for the change of use of part of building from A1 retail to 4 x 1-bed C3 dwellinghouses													
Abbey AB-N-0203/2 SU712741 0.02	87 Caversham Road RG1 8AN	171901 PRA Mr Babajide Afolayan	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	-154	0	0	0	0	0	0	0	0	0	0	154	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			Prior approval for change of use from retail (A1) to assembly and leisure (D2) comprising Pilates studios.													
Abbey AB-N-0204 SU712734 0.41	32-41 West Street RG1 1TZ	152269 FUL Primark Stores Ltd	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	-4305	0	0	0	0	6867	0	0	0	0	0	0	-3283
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None			Reconfig part ground floor West St frontage for two retail units, change of use at part basement, ground & first floor from retail to office, remodel & reconfig offices at all floors, alts to all external elevations, revised external plant and provision of rooftop plant screen to West St, Friar St and Cheapside and associated 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													
Abbey AB-N-0205 SU712735 0.01	9 West Street RG1 1TT	160783 COU SAL AGC Limited	Already comp 2017 Comp during 2017-18 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 of the premises from a Hair and Beauty Use (Mixed A1 Retail and Sui Generis) to Tanning Salon on the First Floor and Adult Gaming Centre on the Ground Floor (Sui Generis). No floorspace change shown as both uses are sui generis.													
Abbey AB-N-0206 SU707733 0.03	159 Oxford Road RG1 7UY	161550 COU Gladstone Property	Already comp 2017 Comp during 2017-18 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 -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
Defined Centre? - Central Area Core Emp Area? - None			Change of Use from B1a to C3 with alterations to divide the building into 2 maisonettes and 1 flat, including window alterations.													
Abbey AB-N-0207 SU708731 0.03	14 Baker Street RG1 7XX	160997 COU Mr Patrick Bucek	Already comp 2017 Comp during 2017-18 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 0 157
Defined Centre? - None Core Emp Area? - None			Change of use of the property from dwellinghouse (C3) to 8-bed House in Multiple Occupation (Sui Generis) to include erection of timber cycle store/shed in rear garden and additional refuse and recycling waste provision.													
Abbey AB-N-0209/1 SU712742 0.01	Ground Floor 128 Caversham Road RG1 8AY	170816 PRA John Letch Properties Ltd	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 -148 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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 floor from Class A1 (shops) to C3 (dwellinghouses) to comprise 1x 2-bed flat and 2x 1-bed flats. See 161865 for alternative retail prior approval for two flats. See 170839 for additional development.													
Abbey AB-N-0209/2 SU712742 0.01	Rear of 128 Caversham Road RG1 8AY	170839 PRA John Letch Properties Ltd	Already comp 2017 Comp during 2017-18 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 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of ground floor only from Class B1(a) (offices) to C3 (dwelling houses) to comprise 2 one bedroom flats. See 170816 for additional development.													

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Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0210 SU706736 0.01	85 Bedford Road RG1 7EZ	161768 COU Mr Macleod	Already comp 2017 Comp during 2017-18 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 -121	0 0 0 0	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			Conversion of existing building into 2 flats													
Abbey AB-N-0211 SU714732 0.01	11 Bridge Street RG1 2LR	161958 PRA Thackeray Estates	Already comp 2017 Comp during 2017-18 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 -206	0 0 0 0	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 two floors from Class B1(a) (offices) to C3 (dwellinghouses) to comprise three flats.													
Abbey AB-N-0212 SU715735 0.02	11 Friar Street RG1 1EW	161989 COU Timetrap Escape Rooms	Already comp 2017 Comp during 2017-18 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 -193 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 193 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Proposed change of use of first, second and thirds floors from B1(a) (Office) to D2 (Assembly and Leisure) for use as an escape room activity/puzzle facility													
Abbey AB-N-0213 SU715732 0.01	Unit R15 The Oracle Bridge Street RG1 2AG	162173 PRA The Oracle Management Suite	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 -106	0 0 0 0	0 0 0 106	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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 A1 (shops) to Class A3 (restaurants).													
Abbey AB-N-0214 SU720733 0.19	100 Kings Road RG1 3BY	161449 COU House of Fisher Ltd	Already comp 2017 Comp during 2017-18 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 -889	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 fourth and fifth floors from 9 apart-hotel suites (Class C1) to 9 (2xstudio, 1x1, 3x2 & 3x3-bed) residential units (Class C3)													



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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-0215 SU724733 0.12	177 Kings Road RG1 4EX	160749 COU Mrs Christina Meyer	Already comp 2017 Comp during 2017-18 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 -284 0	0 0 0 0	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 6 residential units (Class C3) including 2no. studios, 3no. two-bedroom and 1no. one-bedroom flats plus new front dormer and associated works													
Abbey AB-N-0216/1 SU716737 0.90	Apex Plaza Forbury Road RG1 1AX	161882 FUL Legal and General Investment Management	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 190 0 0	0 0 0 0	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			External alterations to existing office building (Use Class B1a) to comprise remodelling of the western entrance and reception area, enhanced landscaping and associated public realm improvements.													
Abbey AB-N-0216/2 SU716737 0.90	1 Apex Plaza Forbury Road RG1 1AX	170040 COU Legal & General Investment Management	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 0	0 0 0 0	0 537 0 0	0 0 0 0	0 0 0 0	0 -529 0 0	0 0 0 0	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 Block B from office (use class B1) to create three retail units (Use Class A1/A3), associated external alterations and enhanced landscaping and associated public realm improvements fronting Forbury Road.													
Abbey AB-N-0217 SU706745 0.40	Rivermead Leisure Complex Richfield Avenue RG1 8EQ	162323 FUL Greenwich Leisure Limited	Already comp 2017 Comp during 2017-18 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	0 827 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Northern extension of the existing Rivermead Leisure Centre to accommodate a new, permanent building for leisure purposes (D2 use), with an associated changing village and associated plant, to house a temporary 'demountable' swimming pool.													
Abbey AB-N-0218 SU716733 0.17	Kings Walk King Street RG1 2HG	162147 COU Atlantis Holdings Ltd	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 -380 0 -861	0 0 0 0	0 380 0 977	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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 part of existing shopping centre from A1 (shop) to a flexible A1 (shop)/A3 (restaurant/cafe) use													

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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-0220 SU723734 0.07	Former Gas Works Building Gas Works Road	160378 FUL Mulberry Park Investment (S.E.) Limited	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	-536	0	0	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None			COU, conversion, extensions and various associated works to former Gas Works Buildings to create a part 4, 5 and 6 storey building and a 3 storey building, providing 20 (10x1, 9x2 and 1x3-bed) residential units.													
Abbey AB-N-0221 SU714736 0.08	30-31 Friar Street RG1 1RD	150829 PRA Shaviram Merchants Ltd	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	-2200	0	0	0	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use of 1st floor, 2nd floor (part), 3rd floor and 4th floor (part) from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 19 x studio flats and 6 x 1 bedroom flats.													
Abbey AB-N-0222 SU714734 0.02	23-25 Union Street and 49 Broad Street RG1 2AA	170050 PRA Richard De Souza	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	-125	0	0	0	0	0	0	0
Defined Centre? - Central Area 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 1 X 1-bed and 1 X 2-bed flat.													
Abbey AB-N-0223 SU715735 0.02	155 Friar Street RG1 1HE	151500 COU Mr J Short	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	-152	0	0	0	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of the upper floors from office to residential and internal alterations to form 3 flats and new shop front at ground floor level.													
Abbey AB-N-0224 SU712736 0.12	Greyfriars House, 30 Greyfriars Road RG1 1NL	170229 PRA McKay Securities Plc	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	-3844	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 of 43 apartments comprising 23 one bed flats, 19 two bed flats and a single three bed 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-0225 SU724736 1.22	36 Kenavon Drive	170262 PRA Viridis Properties 3 Limited	Already comp 2017 Comp during 2017-18 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 -1116 0 0	0 -4161 0 0	0 -1697 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 notification for proposed demolition.													
Abbey AB-N-0226 SU721732 0.07	3-4 Wesley Gate Queens Road RG1 4AP	170314 PRA Hickie and Hickie	Already comp 2017 Comp during 2017-18 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 -832 0	0 0 0 0	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 office building from Class B1(a) (offices) to C3 (dwelling houses) to comprise 11 X 1-bed and 3 X 2-bed flats.													
Abbey AB-N-0227 SU715735 0.02	149-150 Friar Street and 2-4 Queen Victoria Street RG1 1EX	170210 FUL CEPF II Regatta 2 (Henley) Sarl c/o Catalyst Capital LLP	Already comp 2017 Comp during 2017-18 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 -633	0 0 0 0	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 conversion of vacant office accommodation at first, second and third floor levels to create 7 x 2 bed residential units with part of ground floor and basement for ancillary storage space.													
Abbey AB-N-0229 SU712733 0.02	Units 109-111 Upper Floor Broad Street Broad Street	170490 COU Miss Anna Davies	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 -178	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 178	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of Use from Class A1 (Retail) to Class D1 Sports Therapy Walk in Clinic													
Abbey AB-N-0230 SU712735 0.01	90 Friar Street RG1 1EL	170501 COU Mr Jonathan Aldridge	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 -131	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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			Application for a change of use from A1 (Shop) to C3 (Dwelling Houses) to the first and second floors only to form 2x2 bed units. Alterations to shop front													

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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-0231 SU712743 0.02	163-165 Caversham Road RG1 8BB	170491 COU Dr Lakshmi Kanthan	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 -107 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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			Single storey rear extn to GF shop and conversion of upper floors to 3x1-bed units comprising 2 flats at first floor level and one maisonette at first and second floor level, with first floor rear extension and rear dormer roof extension.													
Abbey AB-N0232 SU712742 0.02	126 Caversham Road RG1 8AY	170710 COU Berkshire Corporate Homes	Already comp 2017 Comp during 2017-18 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	0 163 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use from a 6-bed HMO, C4 Use Class to a 7-bed HMO, Sui Generis Use Class (163 sq m). Supersedes 152255 (Residential Commitments) for conversion to 3 flats.													
Abbey AB-N-0232 SU718734 0.05	St Lawrence House Abbey Square RG1 3AG	170357 COU Forbury Properties Limited	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 -497	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 497	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of the ground and lower ground floor from Class A3 restaurant use to Class D2 (assembly and leisure) function room use for leisure and corporate events													
Abbey AB-N-0233 SU714735 0.02	146 Friar Street RG1 1EX	170654 COU The Thackeray Estate	Already comp 2017 Comp during 2017-18 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 -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
Defined Centre? - Central Area Core Emp Area? - None			Change of use of first and second floor from B1a Office to C3 residential to provide two self contained flats, together with additional first floor window to rear elevation. 172172 is alternative change of use permission for one flat.													
Abbey AB-N-0234 SU721732 0.21	Clarendon House 59-75 Queens Road RG1 4BN	180156 PRA Reading Heights Ltd	Already comp 2017 Comp during 2017-18 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 -2515	0 0 0 0	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 from Class B1(a) (offices) to C3 (dwelling houses) to comprise 49 dwellings. See 170905 for alternative prior approval also for 49 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-0235 SU705733 0.04	2a Prospect Mews RG1 7YG	141516 FUL Mr L Crawford	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	0	0	0	0	0	0	-127	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			The demolition of a commercial building containing a panel beating, a spray booth and a valeting service and to construct a residential development providing 4 x two bedroom flats and 2 x one bedroom flats including change of use.													
Abbey AB-N-0236 SU710730 0.01	122 Castle Street RG1 7RJ	170937 COU Deadlocked Ltd	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	0	0	0	0	0	-128	0	0	0	0	0	128	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			Change of use of basement and part ground floor from Office (Class B1) to Assembly & Leisure (Class D2) for use as an indoor escape room centre.													
Abbey AB-N-0237 SU711744 0.01	209 Caversham Road RG1 8BB	171107 COU Mr Chaplin	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	127	0	0	0	0	0	0	0	0	0	0	0	-127
			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 sui generis (motorcycle retail shop) to A1													
Abbey AB-N-0238 SU713735 0.02	106 Friar Street RG1 1EP	171414 COU GDK Ltd	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	0	0	218	0	0	0	0	0	0	0	0	-218	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			Proposed change of use of ground floor from Gymnasium (D2) to Restaurant (A3) and installation of new extract and air condenser plant equipment.													
Abbey AB-N-0239 SU718738 0.49	Former Cooper Reading BMW Kings Meadow Road RG1 8BN	162166 FUL Lochailort Reading Ltd	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	2967
Defined Centre? - Central Area Core Emp Area? - None			Part 12, part 23 storey building with 315 apartments; residents' lounges, tech-hub, dining room, and cinema room, amenity spaces, various facilities, cycle and car parking spaces, landscaping, and associated 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													
Abbey AB-N-0241 SU714735 0.01	145 Friar Street RG1 1DH	171720 COU The Thackeray Estate	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	620	0	0	0	0	-620	0	0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of the first, second and third floors of the property from an Educational Training Institute (Class D1) to office use (Class B1a).													
Abbey AB-N-0242 SU716733 0.04	Unit 1B Kings Walk King Street RG1 2HG	171999 COU Escape Hunt Group Ltd	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	-376	0	0	0	0	0	0	0	0	376	0
Defined Centre? - Central Area Core Emp Area? - None			Change of use from A3 (restaurants & cafes) to D2 (assembly & leisure) for use as an 'escape room' experience facility													
Abbey AB-N-0243 SU713734 0.03	80 Broad Street RG1 2AP	171927 COU Chopstix Restaurants Ltd	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	-266	0	266	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			Change of use from use class A1 (shops) to class A3 (restaurants), installation of extraction and ventilation system and replacement shop front													
Abbey AB-N-0244 SU718735 0.27	Davidson House Forbury Square RG1 3EB	172092 COU dn-a	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	-216	0	0	0	0	0	216	0
Defined Centre? - Central Area Core Emp Area? - None			Improvements to canopy/passageway and entry statement to existing office building and refurbishment of entrance lobby and common areas. Change of use from class B1 (a) to D2 of the basement area adjacent to south entrance.													
Abbey AB-N-0245 SU715735 0.01	22-24 Cross Street RG1 1SN	171742 COU Mr Tandon	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	-109	0	0	0	0	-218	0	0
Defined Centre? - Central Area Core Emp Area? - None			Change of use to residential (C3) on first, second and third floors to create 6 x one bedroom flats with alterations to fenestration and gable roof alteration to existing rear four storey projection													

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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-0246 SU710736 1.32	Land between Weldale Street and Chatham Street	170326 FUL Ropemaker Properties Ltd	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 -4946	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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 427 (233x1, 182x2 & 12x3-bed) residential units and 1 flexible ground floor retail shop (Class A1) or restaurant and cafe (Class A3) unit, with new public realm, landscaping, accesses, parking and associated works.													
Abbey AB-N-0247 SU712736 0.26	52-55 Friar Street and 12 Greyfriars Road RG1 1DX	162210 FUL CIP Property (AIPT) LTD	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 -3531	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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 3 new buildings for 135 (1xstudio, 54x1, 73x2 & 7x3-bed) residential units, a flexible Class A1-A5 use & a flexible Class A1-5, B1(a) or D2 (gym only) use at ground floor, with access, parking, servicing, landscaping and engineering works.													
Abbey AB-N-0248 SU706736 0.01	2a Stanley Street RG1 7NY	171880 CLE Shahjalal Islamic Centre	Already comp 2017 Comp during 2017-18 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	0 111 0 0	0 -111 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Use of existing building as a mosque (D1) in breach of condition 1 of application reference 05/00420/FUL													
Abbey AB-N-0249 SU714736 0.03	1 Station Road and 22 Friar Street RG1 1LG	180139 PRA Nationwide Building Society	Already comp 2017 Comp during 2017-18 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 -823	0 0 0 0	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 1st, 2nd and 3rd floors of building from Class B1(a) (offices) to C3 (dwelling houses) to comprise 11 dwellings.													
Abbey AB-N-0250 SU724734 0.25	Bel and the Dragon Gas Works Road RG1 3EQ	161260 COU Longshot County Inns Limited	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 0	0 0 0 0	0 -115 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 115 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 at first floor to create five guest bedrooms and associated 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													
Battle BA-N-0007 SU698736 0.78	Land at former Battle Hospital 344 Oxford Road RG30 1AG	051348 FUL Kingsoak Thames Valley	Already comp 2017 Comp during 2017-18 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 2000	##### 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.													
Battle BA-N-0019 SU697736 0.02	The Gate House Oxford Road RG30 1AQ	141806 REG3 Reading Borough Council	Already comp 2017 Comp during 2017-18 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? - Oxford Road West Core Emp Area? - None		Lapsed	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-0025/1 SU696736 0.02	465 Oxford Road RG30 1HF	151866 COU Miss N Harding	Already comp 2017 Comp during 2017-18 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? - Oxford Road West Core Emp Area? - None		Superseded	Conversion of existing trade counter (sui generis use class) to form an A3/A5 unit (105 sq m). See 161056 for additional development. Superseded by 170776 for alternative change of use.													
Battle BA-N-0025/2 SU696736 0.02	465 Oxford Road RG30 1HF	161056 COU Mr P Harding	Already comp 2017 Comp during 2017-18 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 -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
Defined Centre? - Oxford Road West Core Emp Area? - None			Conversion of existing warehouse to form a 4 bedroom dwelling with associated works. See 151866 and 170776 (Non-Residential Commitments) for additional development.													
Battle BA-N-0025/3 SU696736 0.02	465 Oxford Road RG30 1HF	170776 COU Mr Saeed Ahmed	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 -122 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 122 0 0	0 0 0 0	0 0 0 0	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 ground floor from retail (Class A1) to an A3/A5 bakery (Class Sui-Generis) and installation of external rear extract duct and various alterations to shop unit. See 151866 for alternative change of use and 161056 for additional development.													



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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-0026 SU699735 0.27	361-363 Oxford Road RG30 1AY	170530 FUL Mr Philip Anderson	Already comp 2017 Comp during 2017-18 Under Construction Not started	-441 -30 137 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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			Roof extension and alterations to form an A1 retail unit and four residential flats at ground and first floor level and two residential flats at 2nd floor level. See 151847 for alternative proposal for redevelopment for retail unit (135 sq m) and four flats. Demolition incorrectly listed as complete in previous years.													
Battle BA-N-0027 SU696740 0.46	26 Portman Road RG30 1EA	160084 COU The Door Store Ltd	Already comp 2017 Comp during 2017-18 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 1836 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -1836 0 0
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.													
Battle BA-N-0028 SU699739 0.60	25 Loverock Road RG30 1DZ	160206 COU Ms Julia O'Gorman	Already comp 2017 Comp during 2017-18 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 -607 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 607 0 0
Defined Centre? - None Core Emp Area? - Portman Road			Change of use from storage and distribution to dog day care centre, grooming parlour and boarding kennels.													
Battle BA-N-0033 SU690741 0.78	62 Portman Road RG30 1EA	161345 FUL Access Self Storage Ltd	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 667 0 0	0 0 0 0	0 2857 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			Erection of an extension over ground, first and second floors for Class B1 office purposes. Erection of extension over ground, first and second floors for class B8 self storage purposes. Alterations to existing elevations. Ancillary car and cycle parking. Demolition of approx. 275 m2 of existing Class B8 self storage space.													
Battle BA-N-0035 SU704735 0.06	Land rear of 36-46 Mason Street	160342 FUL Launchpad Reading	Already comp 2017 Comp during 2017-18 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 -125 0 0	0 0 0 0	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 part 1, part 2 storey residential (Class C3a) building comprising 5x1-bed units (Supported Housing) with associated landscaping, bin and cycle storage, following demolition of existing office/workshop.													

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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-0036/1 SU693741 0.20	111-113 Loverock Road Battle Farm Industrial Estate RG30 1DZ	170158 FUL Sharma Family Partnership	Already comp 2017 Comp during 2017-18 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 0 270	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
Defined Centre? - None Core Emp Area? - Portman Road			Side extension to form third unit comprising light industrial/storage use (Class B1c/B8)													
Battle BA-N-0036/2 SU693741 0.20	Kyocera House 111-113 Loverock Road RG30 1DZ	172177 COU South Central Ambulance Service	Already comp 2017 Comp during 2017-18 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 -1075 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 1075 0 0
Defined Centre? - None Core Emp Area? - Portman Road			Change of use from light industrial/storage and distribution (Class B1c/B8) to Passenger Transport Service Hub (Class Sui Generis)													
Battle BA-N-0037 SU698735 0.02	387 Oxford Road RG30 1HA	171307 PRA Mr Hasan Tabatabaian	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 -147	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 0 0 0
Defined Centre? - Oxford Road West Core Emp Area? - None			Prior approval for change of use of the ground floor unit from a Class A1 shop to a Class A3 restaurant with new flue and alterations to rear door and window.													
Battle BA-N-0038 SU700734 0.12	Western Elms Lodge Western Elms Avenue RG30 1AT	171068 FUL IBC Architects	Already comp 2017 Comp during 2017-18 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 0 193	0 0 0 0	0 0 0 0
Defined Centre? - Oxford Road West Core Emp Area? - None			Alterations and first floor extensions to existing Surgery													
Battle BA-N-0039 SU702734 0.02	196 Oxford Road RG30 1AA	171524 COU Info-Site Limited	Already comp 2017 Comp during 2017-18 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 -171
Defined Centre? - Oxford Road West Core Emp Area? - None			Refurbishment and change of use from a licensed 10 person House in Multiple Occupation (sui generis) to 2 two bed flats and a studio (C3a use)													

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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-0040 SU691739 0.18	7 Bridgewater Close RG30 1JT	171681 COU Leander Ltd	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 -1277 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 1878 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? - Bridgewater Close			Change of use from Class A1(etail) to Class B8 (self-storage) to include an additional 601sqm of mezzanine.													
Battle BA-N-0041 SU705733 0.03	Land rear of 8 Prospect Street RG1 7YG	171894 PRA Mr Barrie Mann	Already comp 2017 Comp during 2017-18 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 -190	0 0 0 0	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 building from Class B1(c) (light industrial) to C3 (dwellinghouses) to comprise of 3 x 1 bed flats & 1 x 2 bed flats.													
Battle BA-N-0043 SU699731 0.07	Connaught House, 116 Connaught Road RG30 2UF	180108 COU Fairhome Group Plc	Already comp 2017 Comp during 2017-18 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 0 261	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Change of use application to convert existing residential property containing 4.no 1 bed flats, into an 8 bed shared house for adults with learning difficulties (C2)													
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 2017 Comp during 2017-18 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-0015 SU718739 0.45	72 George Street Caversham RG4 8DW	130684 FUL White Knight Laundry	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	-54 0 0 475	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.													

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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-0018 SU713747 1.71	St Martin's Precinct Church Street Caversham	140997 FUL Hermes Property Unit Trust	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	501	0	524	0	0	0	0	0	0	0	0	652	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-0021 SU723749 0.02	Corner House 1 Donkin Hill Caversham RG4 5DG	161073 COU Mr Nigel Joyner	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	0	0	0	0	0	-116	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			Change of use from a Charity Office (B1) at ground floor to 2 residential units (C3).													
Caversham CA-N-0023 SU715746 0.08	14 Wolsey Road Caversham RG4 8BY	161571 FUL Rabbit Vehicle Hire Ltd	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	0	0	0	0	0	0	0	0	0	0	0	0	-146
			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			Demolition of existing buildings to be replaced with two porta cabins.													
Caversham CA-N-0024 SY721745 0.03	355-357 Gosbrook Road Caversham RG4 8ED	150863 PRA Mr Nick Horsfall	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	-162	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			Prior approval for change of use of building from Class A1 (retail) to C3 (dwellinghouses) to comprise 4 x 1 bed flats. See 161498 for external alterations. See 170938 for first floor extensions.													
Caversham CA-N-0026 SU714747 0.01	Archway House Gosbrook Road Caversham RG4 8HU	171028 COU Hermes Property Unit Trust	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	-103	0	0	0	0	0	0	0	0	0	103	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - Caversham Core Emp Area? - None			Change of use of ground floor of Archway House (east) from A1 to D1 use													

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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-0027 SU722745 0.03	371 Gosbrook Road Caversham RG4 8ED	162199 COU Erleigh Investments Limited	Already comp 2017 Comp during 2017-18 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	-144 0	0
Defined Centre? - None Core Emp Area? - None			Proposed conversion of 1st floor and part of ground floor (access only) from D2 (Assembly & Leisure) to C3 (Residential) to create 1 x 2 bedroom flat with alterations to fenestration (D1 Nursery use to be retained at ground floor).													
Caversham CA-N-0028 SU711747 0.01	13 Bridge Street Caversham RG4 8AA	180066 PRA Jay-Bee Fabrics	Already comp 2017 Comp during 2017-18 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 -106 0	0 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 first and second floors from Class B1(a) (offices) to C3 (dwelling houses) to comprise of 2 x 2 bed apartments.													
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 2017 Comp during 2017-18 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
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. Site currently occupied by temporary buildings in accordance with permission 160574.													
Church CH-N-0012 SU722713 0.98	Reading Girls School Northumberland Avenue RG2 7PY	140708 FUL Interserve Construction Ltd	Already comp 2017 Comp during 2017-18 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	-8129 13230 0 0	0 0 0 0	0
Defined Centre? - None Core Emp Area? - None			Demolition of buildings & develop a new secondary school.													
Church CH-N-0015 SU732714 0.50	Leighton Park School Shinfield Road RG2 7DD	152304 FUL Leighton Park School	Already comp 2017 Comp during 2017-18 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 0 933 0	-84 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.													

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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-0018 SU735715 1.60	Engineering, University of Reading Shinfield Road	162219 FUL University of Reading	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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			Demol of Engineering Bldg (4,327 sq m) and erect 5 storey Health and Lifesciences Bldg (7,588 sq m). Demol of Harborne Bldg (4,848 sq m). New entrance and external works to Philip Lyle Bldg, landscaping, car parking. Mainly in Wokingham, so no f/s counted here to avoid double-counting. Demol of Engineering Bldg underway.													
Katesgrove KA-N-0045 SU718724 0.09	The Woodley Arms Ph Waldeck Street RG1 2RF	140524 FUL Mr Richard Burlton	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	Conversion and change of use of Public House (A4 & C3) to four residential flats (C3).													
Katesgrove KA-N-0053 SU718730 0.06	83-85 London Street RG1 4QA	141720 PRA Irongate Property Asset Management Services Ltd	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	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-0057 SU717728 0.03	34-36 Crown Street RG1 2SE	160090 PRA Wallwork Wainwright LLP	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	0	0	0	0	0	-250	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			Prior approval for change of use of building from Class B1 (a) (offices) to Class C3 (dwelling houses) to comprise of 14 studio dwellings.													
Katesgrove KA-N-0059 SU720731 0.09	Trinity Hall South Street RG1 4QU	151356 FUL United Reformed Church (Wessex) Trust Limited	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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).													

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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 2017 Comp during 2017-18 Under Construction Not started	-32 0 0 0	32 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 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 2017 Comp during 2017-18 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 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 2017 Comp during 2017-18 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 building and erection of 14 flats (8x2bed & 6x1 bed) including 14 parking spaces and landscaping.													
Katesgrove KA-N-0066 SU717731 0.01	52 London Street RG1 4SQ	140589 FUL Ms A Summers	Already comp 2017 Comp during 2017-18 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 the use of the building from a mixed A1 and D1 use to C3 dwellinghouses in the form of 3x1-bed flats with associated cycle storage.													
Katesgrove KA-N-0068 SU717726 0.01	154 Southampton Street RG1 2RD	160361 COU Mr Tony Ghatahora	Already comp 2017 Comp during 2017-18 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 -170 0
Defined Centre? - None Core Emp Area? - None			Single-storey rear extension and change of use of a large sui generis HMO to five self-contained studio flats and two self-contained one-bedroom 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-0071 SU718726 0.05	172 Southampton Street RG1 2RD	160765 COU Kennetcare Ltd	Already comp 2017 Comp during 2017-18 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 -136 0 0	0 0 0 0	0 0 0 0	0 136 0 0
Defined Centre? - None Core Emp Area? - None			Change of use from C2 (Residential Institution) to Sui-Generis House in Multiple Occupation													
Katesgrove KA-N-0072 SU720731 0.03	46 Queens Road RG1 4AU	160419 COU 46QR Developments	Already comp 2017 Comp during 2017-18 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 -115 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 115 0 0
Defined Centre? - Central Area Core Emp Area? - None			Alterations to existing buildings to convert into a residential House in Multiple Occupation providing 9no units with shared communal facilities, within the existing building footprint. Creation of waste bin area to rear.													
Katesgrove KA-N-0073/1 SU718732 0.13	Building 1 New Century Place East Street RG1 4QJ	172272 PRA Studios Building (Reading) Ltd	Already comp 2017 Comp during 2017-18 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 -2536 0	0 0 0 0	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 (dwelling houses) to comprise 72 self-contained studio apartments. See 161601 for alternative prior approval for 75 studio and twodio apartments.													
Katesgrove KA-N-0073/2 SU719732 0.17	Building 2 New Century Place East Street RG1 4ET	172271 PRA Studios Building (Reading) Ltd	Already comp 2017 Comp during 2017-18 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 -1976 0	0 0 0 0	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 63 self-contained studio apartments. See 161602 for alternative prior approval for 58 studio and twodio apartments.													
Katesgrove KA-N-0074 SU719730 0.04	9 Southern Court South Street RG1 4QS	162305 PRA Wallwork Sturmer LLP	Already comp 2017 Comp during 2017-18 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 -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 0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use from Class B1(a) (Offices) to Class C3 (dwelling houses) to comprise 16 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													
Katesgrove KA-N-0075/1 SU718728 0.33	Land at Crown Street and Silver Street  RG1 2SE	160868 OUT Montpelier Estates Limited	Already comp 2017 Comp during 2017-18 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			Residential institution (Class C2) comprising 74 no 1-bed and 10 no 2-bed assisted living units (Access, Appearance, Layout and Scale only) (7,223 sq m). See 170794 for alternative application for residential development. Figures are zero here to avoid double-counting.													
Katesgrove KA-N-0075/2 SU718728 0.33	13-21 Crown Street and 27 Silver Street  RG1 2SE	170794 FUL Thomas Homes Ltd	Already comp 2017 Comp during 2017-18 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 -980 0 0	0 0 0 0	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			Residential development consisting of 80 no. dwellings (Class C3) with associated access and landscaping works. Demolition of existing buildings (amended description). Demolition complete.													
Katesgrove KA-N-0076 SU718729 0.07	87 London Street  RG1 4QA	170341 PRA Latin Link	Already comp 2017 Comp during 2017-18 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 -591 0	0 0 0 0	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 from offices to dwelling houses to comprise 4 X 1-bed flats on first floor, 3 X 1- bed and 1 X 2-bed flats on second floor and 1 X 1-bed flat to rear of ground floor. Front of ground floor to remain B1(a).													
Katesgrove KA-N-0077 SU719731 0.03	38 Queens Road  RG1 4AU	170164 COU Aspire 38 Ltd	Already comp 2017 Comp during 2017-18 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 -292 0	0 0 0 0	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 6 self contained flats, C3 and associated works													
Katesgrove KA-N-0078 SU717730 0.01	78 London Street  RG1 4SJ	170714 PRA Musketeers Investments	Already comp 2017 Comp during 2017-18 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 -266	0 0 0 0	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 2 no. 1 bed (maisonette at basement and ground floor; flat at first floor) and 1 no. 2 bed (maisonette at second and third floor) 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-0079 SU716728 0.01	51 Southampton Street RG1 2QP	170845 PRA David Cooksley	Already comp 2017 Comp during 2017-18 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 -204	0 0 0 0	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 (dwellinghouse) to comprise 3 x 2-bed flats.													
Katesgrove KA-N-0080 SU718731 0.01	2 London Court East Street RG1 4QL	171060 PRA Irongate Property Asset Management Ltd	Already comp 2017 Comp during 2017-18 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 -104 0	0 0 0 0	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 from Class B1(a) (offices) to C3 (dwelling houses) to comprise 1 x 1 bed and 1 x 2 bed flats.													
Katesgrove KA-N-0081 SU716728 0.10	The Red Cow PH 50 Crown Street RG1 2SE	170291 COU Platinum SA	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 275	0 0 0 -334	0 0 0 0	0 0 0 0	0 0 0 0	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 pub (A4) to restaurant (A3) at ground floor and erection of a single storey rear/side extension; conversion of upper floor into three (2x studio & 1x 1-bed) self- contained flatsincluding a first floor side extension.													
Katesgrove KA-N-0082 SU716721 0.17	1 Preston Road RG2 0BE	171634 COU Think One Limited	Already comp 2017 Comp during 2017-18 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 1250 0 0	0 -1250 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? - Elgar Road			Change of use from warehouse (Class B8) to motor vehicle workshop (Class B2)													
Katesgrove KA-N-0083 SU719727 0.10	79 Silver Street RG1 2TN	170685 FUL Chamberwell Investment Services Limited	Already comp 2017 Comp during 2017-18 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 -980	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 2125
Defined Centre? - None Core Emp Area? - None			Demolition of existing building and erection of a part 3 and part 4 storey (plus basement level) building to provide 56 student studio rooms (sui generis use class) with associated ancillary services and landscaping 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													
Kentwood KE-N-0018 SU673751 0.07	993 Oxford Road Tilehurst RG31 6TL	152075 COU B. Carers	Already comp 2017 Comp during 2017-18 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 -300 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			COU from residential home for adults with severe learning difficulties into 6 flats - 1 x 3-bed, 2 x 2-bed and 3 x 1-bed. First floor rear extension, and dormers and rooflight to front. 141355 is alternative proposal for five flats.													
Kentwood KE-N-0021 SU689739 0.07	750 & 752 Oxford Road RG30 1EJ	160938 FUL John Filbee Properties Limited	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 -109	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -217	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -108
Defined Centre? - None Core Emp Area? - None			COU from ground floor betting shop (sui generis) and shop/showroom (A1) with first floor office (B1) changing to 8 no. residential flats (C3). Construction of an additional roof storey, and provision of parking, bin and cycle storage.													
Kentwood KE-N-0022 SU682744 0.02	930 Oxford Road Tilehurst RG30 6TJ	161917 PRA Mr Harish Raichura	Already comp 2017 Comp during 2017-18 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 -100 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			Notification of prior approval for a change of use of the existing basement from storage or distribution (Class B8) to 1 x 1 bed dwelling.													
Kentwood KE-N-0023 SU689739 0.08	The Pond House PH 738 Oxford Road RG30 1EH	171413 FUL E.I. Group	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -193	0 0 0 0	0 0 0 0	0 0 0 0	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			Proposed demolition of function room and adjoining outbuilding. See 150539 in residential commitments for development to rear.													
Kentwood KE-N-0024 SU671739 0.05	5-7 Norcot Road Tilehurst RG30 6BP	171769 COU Ian Badcock	Already comp 2017 Comp during 2017-18 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 71 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -136 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Change of use from Doctors Surgery (Class D1) to offices on the ground floor (Class B1) and self contained 1 bedroom flat on the first floor (Class C3).													

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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-0025 SU677739 0.12	The Surgery Tylers Place Tilehurst RG30 6BW	172128 FUL The Surgery	Already comp 2017 Comp during 2017-18 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 0 103	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Proposed extensions and internal modifications to the existing Surgery. The application consists of a single storey ground floor extension and a first floor extension on columns above the existing car park. An additional glazed entrance lobby has also been included.													
Kentwood KE-N-0026 SU673747 0.09	Kentwood Methodist Church 181 Kentwood Hill Tilehurst RG31 6JE	162035 FUL Mrs Abida Saood	Already comp 2017 Comp during 2017-18 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 -199	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Demolition of existing wooden frame building used as Church and 1 ancillary building and erection of 2 No. detached 4 bed dwellings, with parking spaces, garden shed and private garden.													
Mapledurham MA-N-0001 SU691752 2.00	Chazey Farm The Warren Caversham	030275 VARIAT Westfield Estates Ltd	Already comp 2017 Comp during 2017-18 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-0007 SU704730 0.05	13 Maitland Road RG1 6NL	970247 COU Mr G Jones	Already comp 2017 Comp during 2017-18 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-0020 SU713721 0.56	21 Rose Kiln Lane RG2 0LE	140542 FUL Mr Juan Bodi	Already comp 2017 Comp during 2017-18 Under Construction Not started	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 0 0
Defined Centre? - None Core Emp Area? - None			Demolition of existing warehouse, erection of retail warehouse (A1). See 160403 for variation of conditions.													

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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-0022 SU709729 0.07	Hadwyn House Field Road RG1 6AP	141889 FUL Robin Andrews and Philip Andrews	Already comp 2017 Comp during 2017-18 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.													
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 2017 Comp during 2017-18 Under Construction Not started	0 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
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-0026 SU703730 0.10	Helena House Brownlow Road RG1 6NP	161420 COU Mrs M Dench	Already comp 2017 Comp during 2017-18 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 89 0 0	0 -600 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 Sui Generis HMO to a mixed use comprising 4 x C1 serviced apartments and 9 x C3 residential flats, including partial demolition of existing building, provision of access, parking and soft landscaping.													
Minster MI-N-0027 SU710726 0.18	Elim Pentecostal Church Berkeley Avenue RG1 6JE	162264 FUL Elim Pentecostal Church	Already comp 2017 Comp during 2017-18 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 0 137 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Construction of a single storey extension to the north side of the existing church building to provide additional rooms for community use and activities, new access from Wolseley Street and associated parking													
Minster MI-N-0028 SU712724 0.04	Swimming Pool Complex Admirals Court	140603 FUL Kingwood Homes Ltd	Already comp 2017 Comp during 2017-18 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 -175 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Demolition of pool complex and erection of a building comprising of four 2x bed flats and four car parking spaces.													

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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-0029 SU707729 0.11	8 Bath Road RG1 6ND	170671 COU Turner Estates & Mr Michael Bissell	Already comp 2017 Comp during 2017-18 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 -379	0 0 0 0	0 0 0 0	0 0 0 379
Defined Centre? - None Core Emp Area? - None			COU from 12 bedroom residential care home (C2) and one bedroom self contained flat (C3), to a 12 person HMO (sui generis) and one bedroom self contained flat (C3) with associated car parking and bin / cycle storage facilities.													
Minster MI-N-0030 SU712722 0.23	Ground and First Floor Cadogan House Rose Kiln Lane RG2 0HP	172277 PRA AEW UK	Already comp 2017 Comp during 2017-18 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 -1258	0 0 0 0	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 ground & first floors from Class B1(a) (offices) to C3 (dwelling houses) to comprise of 19 one bed apartments.													
Norcot NO-N-0004 SU683735 16.40	Dee Park Estate Spey Road	091606 OUT Dee Park Partnership	Already comp 2017 Comp during 2017-18 Under Construction Not started	250 0 0 0	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), Ph 2a (110612 - 106) and Ph 2b (131056 - 145). 172312 for community centre (638 sq m).													
Norcot NO-N-0016 SU687730 0.21	330 Tilehurst Road RG30 2NG	141971 FUL Gables Homes Ltd	Already comp 2017 Comp during 2017-18 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	-223 0 0 0	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 commercial buildings and redevelopment of site to provide 10 x 2-bedroom apartments for the elderly and associated car parking and landscaping.													
Norcot NO-N-0018 SU690730 0.04	2 Waverley Road RG30 2PX	162181 COU Miss Olivia Hutton	Already comp 2017 Comp during 2017-18 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			Additional one bedroom in the ground floor annex to change the existing 6 bedroom HMO (C4) to seven 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													
Norcot NO-N-0019 SU690736 0.31	St Georges Hall St Georges Road RG30 2RG	152301 FUL Stonewater and Tilehurst St Georges Church	Already comp 2017 Comp during 2017-18 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 -206 0 88	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Church extension of 88sqm with dedicated parking area, core access road and construction of 12 affordable housing units with associated parking and amenity space													
Norcot NO-N-0020 SU684727 2.00	Meadway Precinct Honey End Lane RG30 4AB	150945 FUL Chillingham Limited	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 3908	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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? - The Meadway Core Emp Area? - None			Redevelopment of the Meadway precinct including partial demol, refurbishment of existing retail incl creation of new f/s, new shop fronts, extn to existing precinct to create new retail units within use classes A1, A2, A3, A4 and A5, car park, servicing, toilets etc													
Norcot NO-N-0021 SU691737 0.02	1a Beecham Road RG30 2RA	160862 PRA Heatherstone Ltd	Already comp 2017 Comp during 2017-18 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 -231	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 from storage or distribution Buildings (Class B8) to dwelling houses (Class C3) for 2 x 1 bed and 2 x 2 bed dwellings.													
Norcot NO-N-0022 SU689738 0.06	12 Shaftesbury Road RG30 2QP	170212 FUL Mr Peter Neville	Already comp 2017 Comp during 2017-18 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 -222 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Demolition of existing building and erection of 4 no. residential dwellings, with associated parking, landscaping and amenity space.													
Park PA-N-0004/1 SU734730 0.04	34 Wokingham Road RG6 1JH	131688 REM Mr Yasien & Raheel Rashid	Already comp 2017 Comp during 2017-18 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	REM for 101291 for redevelopment of site from light industrial to residential comprising two semi detached houses. See 141495 for additional development.													

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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-0004/2 SU734730 0.03	34 Wokingham Road RG6 1JH	141496 REM Mr Yasien & Raheel Rashid	Already comp 2017 Comp during 2017-18 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	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-0018 SU730732 0.03	29-31 Cumberland Road RG1 3LB	170365 FUL Jamiat Ahle Hadith Reading	Already comp 2017 Comp during 2017-18 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	-110 0 0 334	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Replace rear single storey extension with a 2 storey extension, and associated works, for community uses ancillary to use as a Mosque with ancillary residential (part retrospective), amendment to 11/00583/FUL to alter roof design and associated internal changes. See implemented scheme 111308 for similar scheme for 230 sq m f/s (120 sq m net gain).													
Park PA-N-0019 SU733733 0.02	14 Cholmeley Road RG1 3NQ	150682 COU Mr Harguns	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 -113 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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			Conversion of existing shop with residential accommodation over into 2 x 1 bedroom apartments and 1 x 3 bedroom apartment, and a two and a half storey front extension													
Park PA-N-0022 SU732731 0.07	28 Wokingham Road RG6 1JQ	150325 FUL S&T Coachworks	Already comp 2017 Comp during 2017-18 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 -353
Defined Centre? - None Core Emp Area? - None			Erection of seven new flats: 4 x 2 bed flats and 3 x 1 bed flat													
Park PA-N-0023 SU729732 0.16	Alexander House 205-207 Kings Road RG1 4LS	162057 FUL Mount Properties Limited C/O Investra Capital Ltd	Already comp 2017 Comp during 2017-18 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 -2041	0 0 0 0	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 basement and 4-7 storey building comprising 56 (30x1, 18x2 & 8x3-bed) residential units (Class C3) with associated parking and landscaping, following demolition of existing basement and 2 storey office building (Class B1a).													



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Planning Policy Designations			Description of development and additional comments													
Park PA-N-0024 SU742723 0.18	155a Wokingham Road RG6 1LP	161993 FUL Mulberry Care Ltd	Already comp 2017 Comp during 2017-18 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 0 153	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Application for full planning permission for first floor and loft extensions to provide additional bedroom accommodation, residents lounge and storage space													
Park PA-N-0025 SU740724 0.06	226 Wokingham Road RG6 1JS	170577 COU Turner Estates	Already comp 2017 Comp during 2017-18 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 -200 0	0 0 0 0	0 0 0 0	0 0 216 0
Defined Centre? - None Core Emp Area? - None			Change of use from D1 Non-residential Institution (Physiotherapy Clinic) to Sui Generis House in Multiple Occupation to include a single storey rear extension, car parking, bin and cycle storage.													
Park PA-N-0026 SU735725 0.08	81 Hamilton Road RG1 5RB	171562 CNV Dr Shoba Benjamin-Philip	Already comp 2017 Comp during 2017-18 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 0 191 0
Defined Centre? - None Core Emp Area? - None			Change of use from a C3 dwellinghouse to a 7 person large Sui Generis HMO													
Peppard PE-N-0009 SU728751 0.02	182-184 Henley Road Caversham RG4 5LW	161288 FUL Motor Fuel Group	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 119	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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			External refurbishment and extension of shop													
Peppard PE-N-0010 SU726754 0.05	Reading Crematorium, 55 All Hallows Road Caversham RG4 5LP	171021 REG3 Reading Borough Council	Already comp 2017 Comp during 2017-18 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 0 184	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 -46
Defined Centre? - None Core Emp Area? - None			Demolition of existing toilet block and grounds maintenance store and construction of a single storey office and reception building													

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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 2017 Comp during 2017-18 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 2017 Comp during 2017-18 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	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-0028 SU727732 0.01	Clock House 286 Kings Road RG1 4HP	140594 PRA Serrate Limited T/A ITS	Already comp 2017 Comp during 2017-18 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	Change of use of building from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 3 x 1 bed flats.													
Redlands RE-N-0034 SU726732 0.18	252 Kings Road RG1 4JL	141986 FUL Alpha Property Fund Asset Company (No.2) Ltd	Already comp 2017 Comp during 2017-18 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 -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 0 0
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. See 170029 for variation of condition to amend layout and 170129 for variation to create 11 additional bedspaces using vacant basement/ground floor space.													
Redlands RE-N-0035 SU729731 0.03	320 Kings Road RG1 4JG	142010 PRA Mr M Jarmoszuk	Already comp 2017 Comp during 2017-18 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 -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 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-0037 SU723716 0.06	29 Newcastle Road RG2 7TN	151171 COU Brett Property Developments Ltd	Already comp 2017 Comp during 2017-18 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	0 300 0 0
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 2017 Comp during 2017-18 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 -4437 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			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-0040 SU726728 0.11	13 and 15 Craven Road RG1 5LE	152171 COU Turner Estates	Already comp 2017 Comp during 2017-18 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 -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 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).													
Redlands RE-N-0042/1 SU723723 0.04	Land at Hillside Allcroft Road RG1 5DJ	160753 FUL Turner Estates	Already comp 2017 Comp during 2017-18 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 0 157	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Proposed construction of an eight bedroom student housing unit as an extension to student housing block C within the curtilage of grade 2 listed Hillside House.													
Redlands RE-N-0042/2 SU723723 0.21	Land at Hillside Allcroft Road RG1 5DJ	170625 FUL Turner Estates	Already comp 2017 Comp during 2017-18 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 0 224	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Proposed construction of a seven bedroom student housing unit, a Laundry and a Common Room as an extension to student housing block D, along with creation of a landscaped garden serving the grade 2 listed Hillside House.													

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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-0043 SU722722 0.08	35 Christchurch Road RG2 7AN	151034 COU Mr Tony Chima	Already comp 2017 Comp during 2017-18 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 -387
Defined Centre? - None Core Emp Area? - None			Conversion of 12 Bedroom HMO into 10 self-contained units comprising 7 x 1 bed studios, 1 x 2 bed apartment and 2 x 1 bed apartment.													
Redlands RE-N-0044 SU725728 0.33	3-5 Craven Road RG1 5LE	170166 PRA EDTS, Berkshire Healthcare Foundation Trust	Already comp 2017 Comp during 2017-18 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 -1223	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Application for prior notification of proposed demolition. All buildings at 3 to 5 Craven Road.													
Redlands RE-N-0045 SU722716 0.05	69 Northumberland Avenue RG2 7PS	152275 FUL Mr Paul Riat	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 -110 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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? - Northumberland Avenue North Core Emp Area? - None			Demolition of ground floor rear/side extension. Erect new ground floor rear/side extension, first floor side and rear extension and rear dormer for 3 self contained flats. Also erect new dwelling house to the rear. See 171831 (Residential Commitments) for additional development.													
Redlands RE-N-0046 SU728732 0.29	Aspen House 300 Kings Road RG1 4HP	170512 PRA CCL Develco 4 Ltd	Already comp 2017 Comp during 2017-18 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 -2883 0	0 0 0 0	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 office building from Class B1(a) (offices) to C3 (dwelling houses) to comprise 78 flats. See 170915 for associated physical changes.													
Redlands RE-N-0047 SU731724 0.02	St Joseph's College 64 Upper Redlands Road RG1 5JT	170687 FUL St Joseph's College	Already comp 2017 Comp during 2017-18 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	0 330 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Erection of a new music block													

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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-0048 SU724732 0.08	Mulberry House, 1a Eldon Road RG1 4DJ	171521 FUL The Faculty Ltd	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	-135	0	0
Defined Centre? - None Core Emp Area? - None			Demolition of Mulberry House (Class D1) and replacement with soft landscaping (nil use) (amended description)													
Redlands RE-N-0049 SU725728 0.05	9 Craven Road RG1 5LE	171728 CNV Mrs Eileen McClure Fisher	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	233
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - None Core Emp Area? - None			Change of use from dwelling house (Class C3) to 7 bedroom House in Multiple Occupation (Sui Generis).													
Redlands RE-N-0050 SU733724 0.03	1 Upper Redlands Road RG1 5JJ	171677 COU ANS Property Investments Limited	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	0	0	0	0	0	0	0	0	0	0	0	0	200
			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			Change of Use from small House in Multiple Occupation (C4) to a large Sui Generis House in Multiple Occupation comprising 8 bedrooms and one studio room for up to a maximum of 12 persons.													
Southcote SO-N-0008 SU696725 0.86	72 Bath Road RG30 2BE	160087 FUL Mr Walia	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	0	0	0	504	0	0	-98	-406
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - None Core Emp Area? - None			Conversion of undercroft parking into conference facilities, conversion of the existing conference facilities into 7 service apartments (504 sq m), provision of additional surface car parking and incorporation of part of the rear garden of 1a Parkside Road for a footpath. See 170614 for proposal for increase from 7 to 13 studio serviced apartments.													
Southcote SO-N-0009 SU696724 5.00	Elvian School Bath Road RG30 2BB	151175 OUT Taylor Wimpey UK Ltd	Already comp 2017	0	0	0	0	0	0	0	0	0	0	-5869	0	0
			Comp during 2017-18	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	9000	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - None Core Emp Area? - None			Hybrid appn - O/L for a new 6 form entry secondary school and detailed permission for 118 dwellings, following the demolition of the existing buildings. See 161877 for REM for school. See 161240 for prior approval of demolition.													

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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													
Southcote SO-N-0010 SU692722 0.20	Hugh Faringdon RC School Fawley Road RG30 3EP	161905 REG3 Reading Borough Council	Already comp 2017 Comp during 2017-18 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 0 143	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Replacement of the existing temporary, modular unit and bungalow with a new permanent single storey building. Plus relocation of bike shed, associated external works including extension of staff car park.													
Southcote SO-N-0011 SU687719 0.10	Southcote Y&C Centre 85 Coronation Square RG30 3QP	171018 REG3 Reading Borough Council	Already comp 2017 Comp during 2017-18 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 0 127	0 0 0 0	0 0 0 0
Defined Centre? - Coronation Square Core Emp Area? - None			Single storey side and rear extension for new community hub													
Thames TH-N-0009 SU708751 0.47	The Arthur Clark Home 1 Albert Road Caversham RG4 7AN	152277 FUL A2Dominion Housing Options Ltd	Already comp 2017 Comp during 2017-18 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	-1448 0 4045 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 1-4 storey building comprising 43 extra care apartments (Class C2) with altered landscaping, 21 car parking spaces and associated works, following demolition of existing buildings.													
Tilehurst TI-N-0017 SU676729 0.12	The Avenue School Conwy Close Tilehurst RG30 4BZ	162331 REG3 Reading Borough Council	Already comp 2017 Comp during 2017-18 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	0 149 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Installation of a temporary demountable modular double classroom unit and associated external works.													
Tilehurst TI-N-0018 SU670739 0.02	13 School Road Tilehurst RG31 5AR	170477 CLP A B Walker & Son Limited	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 213 0 0	0 -213 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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			Proposed change of use of building from A2 (bank) to A1 (funeral directors)													

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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													
Tilehurst TI-R-0019 SU671739 0.01	14a Lemart Close Tilehurst RG30 4UE	172194 PRA Mr John Hayes	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	-122	0	0	0	0	0	0	0
Defined Centre? - Tilehurst Triangle Core Emp Area? - None			Prior approval for change of use of 14a Lemart Close from Class B1(a) (offices) to C3 (dwelling houses) to comprise 2 x 1-bed flats.													
Whitley WH-N-0001 SU713689 3.36	Reading International Business Park A33 Relief Road RG2 6DH	090530 VARIAT Akeler Developments Ltd	Already comp 2017	0	0	0	0	0	0	-5868	0	0	0	0	0	0
			Comp during 2017-18	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	33910	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-0012/1 SU699697 2.60	Plot 3.2 400-450 Longwater Avenue RG2 6GP	080571 REM Prudential Assurance Co Ltd	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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? - 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. See 160569 for alternative development against which floorspace counted.													
Whitley WH-N-0012/2 SU699697 2.60	400 Longwater Avenue RG2 6GP	160569 FUL Green Park Reading No.1 LLP	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	27207	0	0	0	0	0	0	0
Defined Centre? - None Core Emp Area? - Green Park			Development of commercial office buildings (B1 Use Class), access, decked and surface car parking, cycle parking, landscaping, servicing, associated engineering and ancillary works. See 080571 for alternative development.													
Whitley WH-N-0013 SU700695 0.00	Plot 8 600 South Oak Way RG1 6AD	070488 REM Prudential Assurance Co Ltd	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	20430	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.													

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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-0014/2 SU705709 8.59	Land north of Island Road RG2 0WR	141789 OUT Evander Properties Ltd	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	0	0	0	0	0	0	24200	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			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.													
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 2017	0	0	0	0	0	-3520	0	0	0	0	-191	0	0
			Comp during 2017-18	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	683	0	0	0	0	16000	0	0	0	0	1360	1850	0
Defined Centre? - None Core Emp Area? - None			Ph 1: Full app 68 dwells, retail, village hall. (O/L for 669 dwells, extra care, offices, primary sch, surgery, sports pitch). REM -151070 Ph 1c, 151761 Ph 2a (uplift 49 homes), 162050 Ph 2c, 160700 Ph 3a, 170095/96 Ph 3b, 170087 Ph 3c, 161893 Ph 5.													
Whitley WH-N-0017/1 SU698698 4.08	Plot 17, 500 - 600 Longwater Avenue	141447 REM Oxford Properties	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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? - Green Park		Lapsed	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 had been extended.													
Whitley WH-N-0019 SU717706 0.25	Junction of Basingstoke Rd and Manor Farm Road RG2 0JH	140477 FUL RO Developments	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	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 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2017-18	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	73102	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. Residential element now complete.													



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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-0020/3 SU711703 3.40	Foudry Place & 22 Commercial Road	120408 OUT Kennet Properties And Inchcape Estates Ltd	Already comp 2017 Comp during 2017-18 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 0	0 0 0 1400	0 0 0 0	0 0 0 0	0 0 0 0	13860 0 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 2017 Comp during 2017-18 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-0025/2 SU715693 6.17	Worton Grange Imperial Way	151944 OUT Kier Reading LLP	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 1858 2834 0	0 0 557 0	0 0 270 0	0 0 741 0	0 0 0 0	0 0 0 0	0 0 0 0	0 2452 0 0	0 0 4134 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 2667
Defined Centre? - None Core Emp Area? - None			O/L for 175 homes, & FUL for 12 B1c/B2/B8 units, car showrooms, retail, hotel, pub, coffee shop, restaurant, bank. 161496 is REM for resi. 162257 changes 372sqm A2 to 557sqm flexible A1/A2/A3. 171568 increases one car showroom from 1115-1272 sq m.													
Whitley WH-N-0041/2 SU717709 0.29	ATOM Gillette Way RG2 0BS	161119 FUL STP LLP	Already comp 2017 Comp during 2017-18 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 0 814	0 0 0 0
Defined Centre? - Whitley Core Emp Area? - None			Extension to trampoline park. See 130716 for original change of use.													
Whitley WH-N-0048 SU716706 0.79	1-3 Gillette Way RG2 0BS	141570 FUL Travis Perkins	Already comp 2017 Comp during 2017-18 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	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 2017 Comp during 2017-18 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-0052 SU718713 0.40	177 Basingstoke Road RG2 0HX	150715 FUL GBS Securities	Already comp 2017 Comp during 2017-18 Under Construction Not started	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 0
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-0054 SU713706 0.03	79 Tean House Havergate Way RG2 0GU	152188 COU Berkeley Homes (Western) Ltd	Already comp 2017 Comp during 2017-18 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.													
Whitley WH-N-0056 SU710702 1.77	Lancaster Jaguar Bennet Road RG2 0QX	152071 FUL Jardine Motors Group	Already comp 2017 Comp during 2017-18 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 3078 0 0
Defined Centre? - None Core Emp Area? - South of Basingstoke Road			Extending and refurbishing the existing Jaguar/Volvo showroom into a Jaguar Land Rover dealership. Extending and refurbishing the existing Land Rover showroom and after sales facility into a single use after sales building. Demolition and removal of redundant buildings on site and external site works to coordinate the new building uses.													
Whitley WH-N-0057 SU712720 0.59	4 Acre Road RG2 0SX	170412 FUL Business Moves Group	Already comp 2017 Comp during 2017-18 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 0 330	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? - South of Basingstoke Road			Demolition of existing warehouse and erection of new larger warehouse													

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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-0058 SU714711 0.23	Unit 4 Brunel Retail Park Rose Kiln Lane RG2 0HS	170215 FUL Aberdeen UK Property Fund	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 1053 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 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			Works to Unit 4 including reconfiguration of existing mezzanine floorspace and insertion of additional mezzanine floorspace of 1,053sqm, the creation of an external display area of 465sqm and associated works including new fire doors.													
Whitley WH-N-0059 SU720692 0.10	155 Whitley Wood Lane RG2 8PW	170519 OUT Waddington Forbes Homes Ltd	Already comp 2017 Comp during 2017-18 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 -105	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 application with all matters reserved for the demolition of existing buildings and construction 4 No. new houses (re-application following refusal ref: 162217).													
Whitley WH-N-0060 SU715704 1.54	452 Basingstoke Road RG2 0QE	162108 FUL Procter & Gamble Limited	Already comp 2017 Comp during 2017-18 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 -850 3275 0	0 0 0 0	0 0 330 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -153 8134 0
Defined Centre? - None Core Emp Area? - Bennet Road			Part retention and refurbishment of the existing Gillette building, erection of a two storey research and development building (Class B1/B8), with associated access, surface car parking, servicing, landscaping and engineering works.													
Whitley WH-N-0061 SU708709 3.37	Land at Island Road West	170444 FUL Exton Estates (Three) Limited	Already comp 2017 Comp during 2017-18 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 11067 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 no. employment buildings (B1c, B2 and B8 Use Classes) totalling 11,067sqm (GIA) including ancillary offices and structures, servicing areas and access roads, car parking and landscaping.													
Whitley WH-N-0062 SU713703 0.28	1 Darwin Close RG2 0TB	171971 FUL The White Partnership	Already comp 2017 Comp during 2017-18 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 -2025 2291	0 0 0 0	0 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? - Bennet Road			Demolition of existing building and erection of two storey building for Class B1 and Class B8 uses with associated parking and hardstanding.													

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Planning Policy Designations			Description of development and additional comments													
Whitley	Unit 10	172297 COU	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
WH-N-0063	Worton Drive	Volvo Group UK Ltd	Comp during 2017-18	0	0	0	0	0	0	0	0	0	0	0	0	0
SU713697			Under Construction	0	0	0	0	0	-2850	0	0	0	0	0	0	3035
0.66	RG2 OTG		Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - None			Change of use from light industrial premises (Class B1) to HGV servicing and repair facility, with MOT testing lane, parts storage and ancillary offices (Class Sui Generis), with associated internal and external alterations.													
Core Emp Area? - South of Basingstoke Road																

## 7. SCHEDULE OF INDIVIDUAL 'SOFT COMMITMENTS'

READING BOROUGH COUNCIL - NON-RESIDENTIAL COMMITMENTS 2018

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	17-27	170650 FUL	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
	Queen Victoria Street	Pepa Holdings	Comp during 2017-18	0	0	0	0	0	0	0	0	0	0	0	0	0
SU715735			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
0.07	RG1 1SY		Not started	0	0	0	0	0	-1066	0	0	0	0	0	0	0
Defined Centre? - Central Area			Proposed change of use of first, second and third floor from office to residential use comprising 15 x 1 bed flats and 4 x 2 bed flats.													
Core Emp Area? - None																
Abbey		170509 FUL	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
	Kenavon Drive	London and Quadrant	Comp during 2017-18	0	0	0	0	0	0	0	0	0	0	0	0	0
SU722735			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
2.80			Not started	-6797	0	501	0	0	0	0	0	0	0	306	182	0
Defined Centre? - Central Area			Demolition of retail (Homebase and former Toys R Us) and erection of 765 (18 x studio, 302x1, 409x2 and 36x3- bed) dwellings units, 5 commercial units, public realm, landscaping, accesses, parking and associated works.													
Core Emp Area? - None																
Battle	470-478	162355 FUL	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
	Oxford Road	Prestige Property Limited	Comp during 2017-18	0	0	0	0	0	0	0	0	0	0	0	0	0
SU695737			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
0.10	RG30 1EF		Not started	-236	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - Oxford Road West			Demolition of an existing retail unit, ancillary warehouse and residential unit and the erection of a retail unit (Class A1) and nine new residential flats (Class C3) with associated parking, amenity space and landscaping (amended description).													
Core Emp Area? - None																
Park	27	161779 FUL	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
	Hamilton Road	Baronscroft Ltd	Comp during 2017-18	0	0	0	0	0	0	0	0	0	0	0	0	0
SU733729			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
0.09	RG1 5RA		Not started	0	0	0	0	0	0	0	0	0	0	0	0	-396
Defined Centre? - None			Single storey side and two storey rear extensions and conversion of existing 12 bedroom HMO to 7 one bedroom flats and 2 two bedroom flats (Amended)													
Core Emp Area? - None																
Whitley	Land at Madejski Stadium	160199 OUT	Already comp 2017	0	0	0	0	0	0	0	0	0	0	0	0	0
	Shooters Way	Reading Prop Co	Comp during 2017-18	0	0	0	0	0	0	0	0	0	0	0	0	0
SU708697			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
15.47	RG2 0FL		Not started	472	0	728	728	0	1972	0	0	23605	0	0	23271	17300
Defined Centre? - Whitley			O/L for up to 430 dwellings with landscaping and car parking. FUL for residential and mixed use: 196 dwellings, convention centre and ice rink, hotel and up to 102 serviced apartments, decked car parking, flexible ancillary retail space etc.													
Core Emp Area? - None																

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