

NON-RESIDENTIAL PLANNING COMMITMENTS

AT 31 MARCH 2019

Information on the progress of residential development between
1 April 2018 and 31 March 2019 in Reading Borough



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between 1 April 2018 and 31 March 2019 in Reading Borough

Published May 2019

EXECUTIVE SUMMARY

This publication looks at commitments for non-residential development in Reading Borough at 31 March 2019. 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 2018 to 31 March 2019 are summarised in square metres 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	-9,308	11,171	-11,485	-314	0	-314	-8,270	0
A2	-1,944	-516	-1,428	-1,944	-640	-2,584	557	0
A3	2,995	3,371	2,329	5,700	0	5,700	-174	586
A4	144	477	-224	253	105	358	597	0
A5	0	0	0	0	0	0	0	0
B1	-9,221	227,552	29,007	256,559	-940	255,619	-5,939	-4,910
B2	-4,592	-3,847	0	-3,847	0	-3,847	9,786	0
B8	-6,586	-6,605	185	-6,420	0	-6,420	1,305	0
C1	24,699	37,237	668	37,905	850	38,755	4,134	0
C2	535	16,111	2	16,113	0	16,113	4,048	0
D1	-4,414	8,626	1,644	10,270	-474	9,796	2,035	-147
D2	23,559	62,626	1,782	64,408	0	64,408	-3,133	0
SG	27,971	32,532	21,875	54,407	-406	54,001	-2,609	514

In terms of new completions, all figures this year are relatively limited, with the total change on each use class not exceeding a gain or loss of 10,000 sq m. For the second year in a row, the largest net increase this year has been in general industrial, with significant new completions at Island Road. There continues to be a trend of a loss of offices this year, in part due to losses of office to residential under permitted development rights. There has also been a sizeable loss of retail this year, in line with the broad trend over the last decade.

In terms of development under construction, the most significant amount is in B1 offices, particularly due to the construction of a major office at Green Park getting underway. There is also a significant amount of sui generis uses under construction, including car parks and transport facilities, whilst the significant amount of retail in the process of being lost is mainly due to demolition of retail units at Kenavon Drive for a new residential development.

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. There are also large volumes of hotel, assembly and leisure and sui generis uses outstanding. The most significant new permission is the Royal Elm Park development close to the Madejski Stadium, which would deliver a conference centre, ice rink and hotel among other uses.

The amount of floorspace considered as 'Soft' commitments in 2018/19, i.e. those with a resolution to grant permission but with no formal decision yet, is minimal.

In terms of how these figures fit into the longer-term picture, trends are always difficult to identify in the annual commitments exercise, as figures can be hugely swayed by single developments. The clearest trends over the last decade or so are for loss of B1 offices (often due to conversion to residential) and A1 retail (with losses for other town centre uses as well as demolition to facilitate redevelopment), and gain of B8 storage and distribution floorspace, and in these cases, this year's figures are in line with recent years.

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1. INTRODUCTION AND BACKGROUND

- 1.1 This document summarises the results of the 2019 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 2019, and what has been completed during the monitoring year (1 April 2018 to 31 March 2019).
- 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 2019;
 - Amount of floorspace (net) that was under construction at 31 March 2019;
 - Amount of floorspace (net) with permission that was outstanding at 31 March 2019 (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 2019 ('soft commitments');
 - Amount of floorspace (net) that has been completed between 1 April 2018 and 31 March 2019;
 - Amount of floorspace (net) newly permitted between 1 April 2018 and 31 March 2019; and
 - Amount of floorspace (net) for which planning permission had lapsed at 31 March 2019.
- 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 2019.
- 1.7 This document has been produced alongside the Residential Planning Commitments at 31 March 2019 document.
- 1.8 For any queries, please contact Planning Policy, Planning Section, Reading Borough Council on 0118 9373337 or planningpolicy@reading.gov.uk.

2. METHODOLOGY

- 2.1 The non-residential commitments surveys (previously called Employment Commitments) are updated and published each year, covering the monitoring year 1 April to 31 March. The 2018 survey has been updated to 2019 in four stages:
- (1) Outstanding commitments at March 2018 were identified from the previous survey¹.
 - (2) Relevant planning permissions granted between 1 April 2018 and 31 March 2019 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 2018 and the more recent commitments. These visits were carried out as soon after 31 March 2019 as possible, generally during April and May 2019. 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 2018 to 31 March 2019, 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 2019:
- a. Sites with alternative residential and non-residential commitments
 - b. Sites with a commitment for mixed-use including both residential and non-residential use; and
 - c. Sites where there is a loss of non-residential for residential use, or vice versa.
- 2.4 A commitment is defined as an amount of development, which has been approved for a particular use. Floorspace figures are expressed in square metres.

¹ http://www.reading.gov.uk/media/9168/Residential-planning-commitments-March-2018/pdf/Residential_Commitments_17-18.pdf

2.5 There are two types of commitment:

- 1 Hard commitment - a site with the benefit of a valid planning permission;
- 2 Soft commitment - a site without a valid planning permission but which has been identified in local plans or is subject to an outstanding Section 106 agreement. These are allocated to the following categories:
 - Developments for which approval has been indicated, usually at Planning Applications Committee, but remain subject to an outstanding Section 106 agreement;
 - Developments which have been identified in a local plan but which have no formal planning permission.

2.6 The land use categories in the survey are based on the uses contained in the Town and Country Planning (Use Classes) Order 1990, as amended by the Use Classes (Amendment) Order 2005² and General Permitted Development (Amendment) Order 2005 and any further amendments since. An outline specification for each use is given below:

- A1 Shops and premises for selling goods. Retail warehouses, post offices, travel agents and internet cafes are included in this category, but not amusement arcades, garages, restaurants or shops selling hot food for consumption off the premises.
- A2 Independent office premises in use for financial and professional services where the majority of services are provided to visiting members of the public. Banks, estate agents, employment agencies and solicitors are included in this category but not taxi businesses, 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.

² The Use Classes Amendment Orders 2005 brought in two new use classes; these were for the introduction of A4 and A5 uses, details of which are included above.

- C2 Residential institutions. This category includes hospitals, nursing homes, residential schools or training centres and premises used for the provision of residential accommodation for those in need of a significant amount of care.
- D1 Non-residential institutions. This category includes premises used for medical or health services, day nurseries, schools, public libraries and museums.
- D2 Assembly and leisure, including cinemas, concert halls, bingo halls, dance halls, gymnasiums and swimming pools but excluding theatres and nightclubs.
- SG Sui Generis. This comprises uses that do not fall within the specified use classes.
- 2.7 Developments are only recorded in the schedules if the net change in floorspace is at least 100 sq m. They are classified into one or a combination of the site uses explained above, usually based on the information on planning application forms or any more recent submitted information.
- 2.8 Commitments are assigned to the various land use categories in the report on the basis of the type of use that forms the main or principal component, except where there is an obvious joint main use on the site. Commitments that are for a range of business (B1), industrial (B2) and/or warehousing (B8) are usually attributed to the business use class (B1), since that is considered to be the use with the potential to generate the greatest amount of employment per unit area. It is, however, recognised that the floorspace could be used for industrial (B2) or warehousing (B8) purposes. Ancillary floorspace is included within the main use, e.g. a development of 1,000 sq m of B8 (warehousing) floorspace plus 200 sq m of ancillary B1 (office) floorspace is recorded as 1,200 sq m under the main site use which in this instance would be B8 (warehousing).
- 2.9 A change of use from one main site use to another is recorded as a gain for one use and a loss of another, e.g. A1 (retail) -200 sq m; B1 (office) +200 sq m.
- 2.10 The net change in floorspace disregards unauthorised uses and takes into account permitted uses only. For instance, a permission for the redevelopment of premises being occupied for B1 uses without consent, will result in an addition of the gross floorspace of the new B1 building to the commitment total.

3. UNDERSTANDING THE TABLES

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

UNDERSTANDING THE SUMMARY TABLES

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

- **By Ward**
Reading Borough Council is broken down into 16 wards (see figure 1). A total for each ward is given³.
- **By Development Plan Designation**
The totals for a number of different planning designations for the area, based on existing 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

³ 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 2019.
- 3.7 **Table 2** shows the amount of net floorspace with planning permission that was under construction at 31 March 2019. This starts from the digging of footings and laying of foundations, and ends when work has completed⁴. For changes of use, this includes the period of making internal alterations.
- 3.8 **Table 3** shows the total amount of net floorspace outstanding at 31 March 2019. 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 2019. Usually, this is where the permission is awaiting the signing of a Section 106 Agreement.
 - Sites which are allocated for non-residential development in an adopted development plan but where planning permission has not yet been granted.
- 3.10 Allocated floorspace is only included in this table if a figure is set out within the allocation itself. This is generally not the case for non-residential floorspace, so in many years there are no development plan allocations shown.
- 3.11 The inclusion of such soft commitment sites in the document does not necessarily represent a commitment to approve the development. It is not therefore comparable with an outstanding planning permission, nor is it necessarily an indication of a site's continued acceptability for development. All future planning applications on these sites will be considered on their individual merits by the Council.

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

- 3.11 **Table 5** shows the amount of net floorspace completed between 1 April 2018 and 31 March 2019. 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 2018 and 31 March 2019. 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 2018 and 31 March 2019. 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 2018 - 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 2018-19 - Floorspace that was completed on site during the monitoring year.
- Under Construction - the amount of floorspace under construction at 31 March 2019.
- Not Started - the amount of floorspace with planning permission but not yet started at 31 March 2019.

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.

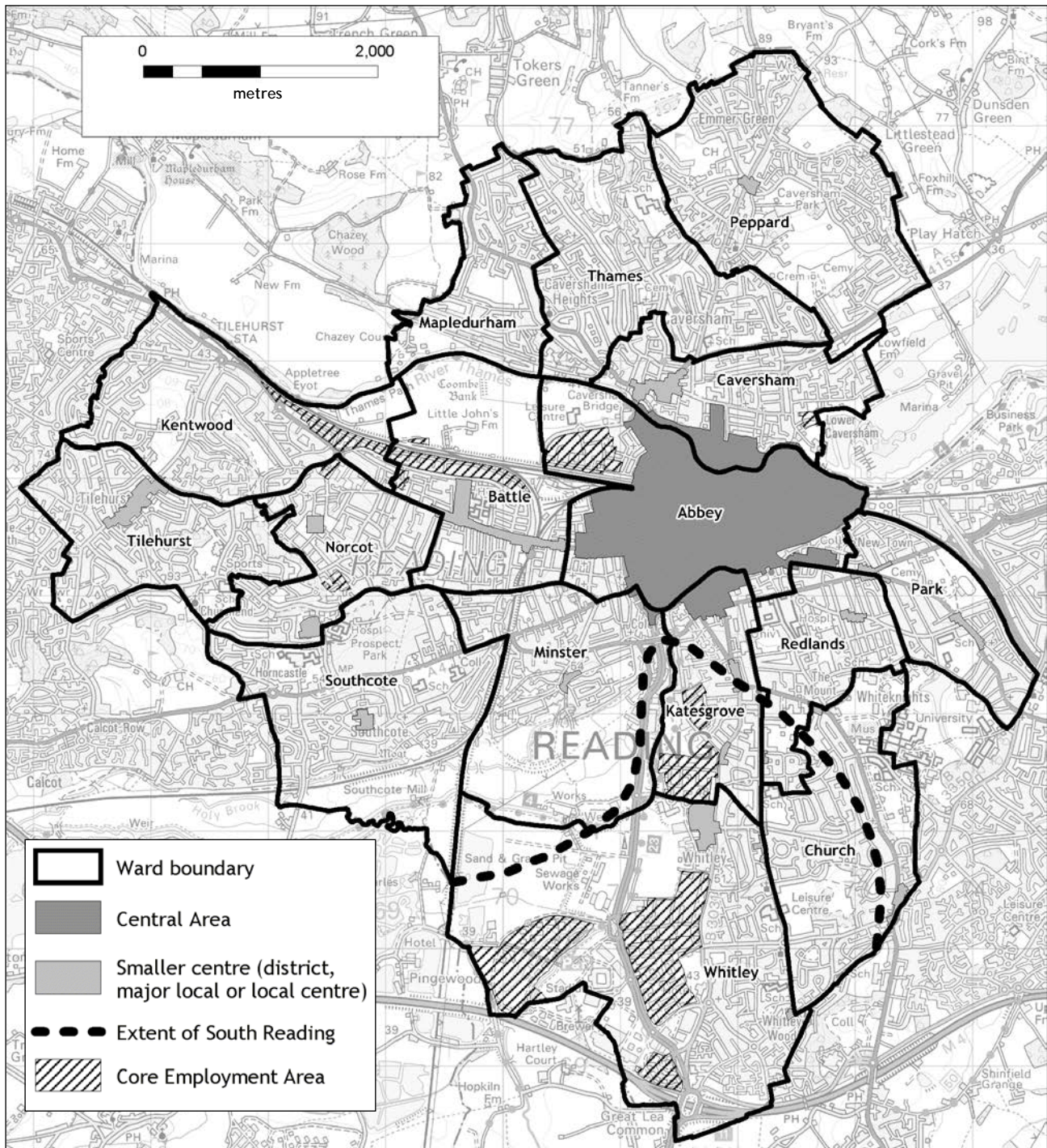
- **Description of development and comments**

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
Reading Borough Total	11,171	-516	3,371	477	0	227,552	-3,847	-6,605	37,237	16,111	8,626	62,626	32,532
By Ward													
Abbey	3,527	-233	2,422	115	0	106,999	-10,030	243	-13	0	88	3,095	641
Battle	-236	0	0	0	0	136	0	-434	0	2,261	0	502	-171
Caversham	611	0	81	0	0	2,052	0	0	0	0	0	652	0
Church	0	0	0	0	0	0	0	0	12,191	0	0	0	603
Katesgrove	0	-283	0	-366	0	-7,200	0	-225	0	0	0	0	7,095
Kentwood	-109	0	0	0	0	-217	0	0	0	232	-199	0	-108
Mapledurham	0	0	0	0	0	0	0	0	0	3,300	2,072	0	0
Minster	0	0	0	0	0	-1,072	0	0	0	298	0	0	-298
Norcot	3,908	0	0	0	0	0	0	-231	0	0	4,450	0	380
Park	0	0	0	0	0	-2,041	0	0	0	153	334	0	-162
Peppard	119	0	0	0	0	0	0	0	0	0	0	0	0
Redlands	0	0	0	0	0	-156	0	0	0	9,867	0	0	-387
Southcote	0	0	140	0	0	0	0	0	54	0	0	0	0
Thames	0	0	0	0	0	0	0	0	0	0	-8	0	0
Tilehurst	0	0	0	0	0	0	0	0	0	0	1,889	0	0
Whitley	3,351	0	728	728	0	129,051	6,183	-5,958	25,005	0	0	58,377	24,939
By Development Plan Designation													
Central Reading	3,527	-516	2,422	-70	0	103,183	-536	0	-13	0	88	3,095	4,584
Smaller Centres	4,283	0	81	0	0	-960	0	-158	0	0	0	1,466	-171
Town Centres Sub-Total	7,810	-516	2,503	-70	0	102,223	-536	-158	-13	0	88	4,561	4,413
South Reading Total	3,351	0	728	728	0	124,934	6,183	-6,183	25,005	0	0	58,377	24,939
Core Employment Areas Total	0	0	0	0	0	17,746	-3,311	-6,111	0	0	0	252	2,415

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	-11,485	-1,428	2,329	-224	0	29,007	0	185	668	2	1,644	1,782	21,875
By Ward													
Abbey	-11,222	-1,428	2,057	0	0	-928	0	0	164	0	-1,186	1,880	5,858
Battle	0	0	0	0	0	-78	0	-145	0	0	193	0	0
Caversham	-162	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	272	-224	0	-327	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	-379	0	0	948
Norcot	-110	0	0	0	0	0	0	0	0	0	88	0	0
Park	-113	0	0	0	0	0	0	0	0	0	-229	0	0
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	381	340	0	0
Southcote	0	0	0	0	0	0	0	0	504	0	372	-98	-406
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	122	0	0	0	0	33,345	0	330	0	0	2,066	0	15,475
By Development Plan Designation													
Central Reading	-11,222	-1,428	2,329	-224	0	-1,255	0	0	164	0	-1,186	1,880	4,677
Smaller Centres	0	0	0	0	0	-200	0	-145	0	0	193	0	0
Town Centres Sub-Total	-11,222	-1,428	2,329	-224	0	-1,455	0	-145	164	0	-993	1,880	4,677
South Reading Total	122	0	0	0	0	33,345	0	330	0	0	2,066	0	15,475
Core Employment Areas Total	0	0	0	0	0	33,632	0	330	0	0	0	0	8,134

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

	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui generis
Reading Borough Total	-314	-1,944	5,700	253	0	256,559	-3,847	-6,420	37,905	16,113	10,270	64,408	54,407
By Ward													
Abbey	-7,695	-1,661	4,479	115	0	106,071	-10,030	243	151	0	-1,098	4,975	6,499
Battle	-236	0	0	0	0	58	0	-579	0	2,261	193	502	-171
Caversham	449	0	81	0	0	2,052	0	0	0	0	0	652	0
Church	0	0	0	0	0	0	0	0	12,191	0	0	0	603
Katesgrove	0	-283	272	-590	0	-7,527	0	-225	0	0	0	0	7,095
Kentwood	-109	0	0	0	0	-217	0	0	0	232	-199	0	-108
Mapledurham	0	0	0	0	0	0	0	0	0	3,300	2,072	0	0
Minster	0	0	0	0	0	-1,072	0	0	0	-81	0	0	650
Norcot	3,798	0	0	0	0	0	0	-231	0	0	4,538	0	380
Park	-113	0	0	0	0	-2,041	0	0	0	153	105	0	-162
Peppard	119	0	0	0	0	0	0	0	0	0	0	0	0
Redlands	0	0	0	0	0	-3,039	0	0	0	10,248	340	0	-387
Southcote	0	0	140	0	0	0	0	0	558	0	372	-98	-406
Thames	0	0	0	0	0	0	0	0	0	0	-8	0	0
Tilehurst	0	0	0	0	0	-122	0	0	0	0	1,889	0	0
Whitley	3,473	0	728	728	0	162,396	6,183	-5,628	25,005	0	2,066	58,377	40,414
By Development Plan Designation													
Central Reading	-7,695	-1,944	4,751	-294	0	101,928	-536	0	151	0	-1,098	4,975	9,261
Smaller Centres	4,283	0	81	0	0	-1,160	0	-303	0	0	193	1,466	-171
Town Centres Sub-Total	-3,412	-1,944	4,832	-294	0	100,768	-536	-303	151	0	-905	6,441	9,090
South Reading Total	3,473	0	728	728	0	158,279	6,183	-5,853	25,005	0	2,066	58,377	40,414
Core Employment Areas Total	0	0	0	0	0	51,378	-3,311	-5,781	0	0	0	252	10,549

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

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

	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui generis
Reading Borough Total	0	-640	0	105	0	-940	0	0	850	0	-474	0	-406
By Ward													
Abbey	0	-640	0	436	0	-940	0	0	850	0	0	0	-10
Battle	0	0	0	0	0	0	0	0	0	0	-474	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	-331	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	0	0	0	0	0	0	0	0	0	0	0	0	0
By Development Plan Designation													
Central Reading	0	-640	0	105	0	-940	0	0	850	0	0	0	-10
Smaller Centres	0	0	0	0	0	0	0	0	0	0	0	0	0
<i>Town Centres Sub-Total</i>	<i>0</i>	<i>-640</i>	<i>0</i>	<i>105</i>	<i>0</i>	<i>-940</i>	<i>0</i>	<i>0</i>	<i>850</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>-10</i>
South Reading Total	0	0	0	0	0	0	0	0	0	0	0	0	0
Core Employment Areas Total	0	0	0	0	0	0	0	0	0	0	0	0	0

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

Table 5 - Planning Permissions (Hard Commitments) Completed 2018-2019* - Net

	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui generis
Reading Borough Total	-8,270	557	-174	597	0	-5,939	9,786	1,305	4,134	4,048	2,035	-3,133	-2,609
By Ward													
Abbey	-5,166	0	-771	201	0	5,764	0	-573	0	0	647	-2,989	-11,149
Battle	-1,424	0	147	0	0	0	-1,281	1,878	0	303	-8,623	0	1,281
Caversham	-103	0	0	0	0	-106	0	0	0	0	103	-144	158
Church	0	0	0	0	0	0	0	0	0	0	933	0	0
Katesgrove	-458	0	0	-152	0	-6,799	0	0	0	0	144	0	-170
Kentwood	0	0	0	-193	0	71	0	0	0	-300	-33	0	140
Mapledurham	0	0	0	0	0	0	0	0	0	0	0	0	0
Minster	-939	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	-180	0	180	0	0	0	0	0	0	0	-200	0	644
Peppard	0	0	0	0	0	184	0	0	0	0	0	0	-46
Redlands	0	0	0	0	0	0	0	0	0	0	-150	0	503
Southcote	0	0	0	0	0	0	0	0	0	0	8,898	0	158
Thames	0	0	0	0	0	0	0	0	0	4,045	0	0	0
Tilehurst	0	0	0	0	0	-178	0	0	0	0	179	0	170
Whitley	0	557	270	741	0	-4,875	11,067	0	4,134	0	0	0	5,702
By Development Plan Designation													
Central Reading	-5,166	0	-771	501	0	-55	0	-573	0	0	-442	-1,900	-5,517
Smaller Centres	-278	0	327	-152	0	-284	0	0	0	0	419	0	0
<i>Town Centres Sub-Total</i>	<i>-5,444</i>	<i>0</i>	<i>-444</i>	<i>349</i>	<i>0</i>	<i>-339</i>	<i>0</i>	<i>-573</i>	<i>0</i>	<i>0</i>	<i>-23</i>	<i>-1,900</i>	<i>-5,517</i>
South Reading Total	-939	557	270	741	0	-4,875	11,067	0	4,134	0	0	0	5,702
Core Employment Areas Total	-1,277	0	0	0	0	-4,875	-1,281	1,878	0	0	1,089	-1,089	-1,316

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

Table 6 - New Floorspace Permitted During 2018-2019* - Net

	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui generis
Reading Borough Total	-9,308	-1,944	2,995	144	0	-9,221	-4,592	-6,586	24,699	535	-4,414	23,559	27,971
By Ward													
Abbey	-10,072	-1,661	2,390	-66	0	-1,248	-9,494	243	1,040	0	306	-214	-5,856
Battle	-236	0	0	0	0	-52	-1,281	-421	0	303	-8,760	502	1,281
Caversham	110	0	-443	0	0	0	0	0	0	0	0	0	158
Church	0	0	0	0	0	0	0	0	0	0	0	0	603
Katesgrove	152	-283	0	-518	0	-7,057	0	-225	0	0	144	0	4,923
Kentwood	0	0	0	0	0	0	0	0	0	232	0	0	140
Mapledurham	0	0	0	0	0	0	0	0	0	0	2,072	0	0
Minster	0	0	0	0	0	0	0	0	0	0	0	0	569
Norcot	-110	0	0	0	0	0	0	0	0	0	0	0	188
Park	-180	0	180	0	0	0	0	0	0	0	-229	0	428
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	190	0	270
Southcote	0	0	140	0	0	0	0	0	54	0	0	0	158
Thames	0	0	0	0	0	0	0	0	0	0	-8	0	0
Tilehurst	0	0	0	0	0	-178	0	0	0	0	2,068	0	170
Whitley	1,028	0	728	728	0	-686	6,183	-6,183	23,605	0	-197	23,271	24,939
By Development Plan Designation													
Central Reading	-10,072	-1,944	2,390	-251	0	-5,042	0	0	1,040	0	306	-214	3,120
Smaller Centres	-154	0	-263	-152	0	-1,216	0	-145	0	0	179	0	0
Town Centres Sub-Total	-10,226	-1,944	2,127	-403	0	-6,258	0	-145	1,040	0	485	-214	3,120
South Reading Total	1,028	0	728	728	0	-3,545	6,183	-6,408	23,605	0	-197	23,271	24,939
Core Employment Areas Total	0	0	0	0	0	-4,531	-4,592	-6,441	0	0	0	252	-1,936

*This does not include permissions that are similar to proposals outstanding at 31 March 2018 on the same site

Table 7 - Lapsed Floorspace During 2018-2019* - Net

	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui generis
Reading Borough Total	0	0	586	0	0	-4,910	0	0	0	0	-147	0	514
By Ward													
Abbey	0	0	586	0	0	-4,910	0	0	0	0	-147	0	0
Battle	0	0	0	0	0	0	0	0	0	0	0	0	0
Caversham	0	0	0	0	0	0	0	0	0	0	0	0	0
Church	0	0	0	0	0	0	0	0	0	0	0	0	0
Katesgrove	0	0	0	0	0	0	0	0	0	0	0	0	514
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	0
Peppard	0	0	0	0	0	0	0	0	0	0	0	0	0
Redlands	0	0	0	0	0	0	0	0	0	0	0	0	0
Southcote	0	0	0	0	0	0	0	0	0	0	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	0	0	0	0	0	0	0	0
By Development Plan Designation													
Central Reading	0	0	586	0	0	-2,639	0	0	0	0	-147	0	0
Smaller Centres	0	0	0	0	0	0	0	0	0	0	0	0	0
<i>Town Centres Sub-Total</i>	<i>0</i>	<i>0</i>	<i>586</i>	<i>0</i>	<i>0</i>	<i>-2639</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>-147</i>	<i>0</i>	<i>0</i>
South Reading Total	0	0	0	0	0	0	0	0	0	0	0	0	0
Core Employment Areas Total	0	0	0	0	0	0	0	0	0	0	0	0	0

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

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

5. DEVELOPMENT TRENDS

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

5.2 For the period 1991-2002, sites that were vacant or partly vacant were considered to be 'Outstanding'. However, from 2002/2003 these sites have been considered to be 'Completed'. Hence the 'Existing Stock', 'Outstanding Commitments' and 'Completions' figures for 2003 and onwards are not directly comparable with earlier years. An adjustment has been made to the figures for 2001/2002 and 2002/2003 for the 'Existing Stock', 'Outstanding Commitments' and 'Completions' to take account of the vacant and partly vacant sites at 2002 as being counted as 'Completed'. Tables 8, 9 and 10 show these adjusted figures in italics together with the figures recorded for each year.

Existing Stock

5.3 Table 8 gives details of the existing stock of industrial and commercial floorspace. Figures have been calculated by adding annual completion figures to a 1984 floorspace stock figure taken from the Department of the Environment's *"Commercial and Industrial Floorspace Statistics 1981-1984"*.

Table 8: Floorspace Stock by Use Class (sq m)

	Business, Industry, Professional and Financial Services (A2, B1 - 7)		Warehousing (B8)	
1991		979,290		503,610
1992		994,230		503,190
1993		1,003,320		503,510
1994		1,001,190		501,830
1995		998,380		503,170
1996		994,990		496,510
1997		1,005,360		497,170
1998		982,580		496,370
1999		965,900		482,960
2000		963,430		494,490
2001		954,100		498,230
2002	<i>1,029,480</i>	1,027,150	<i>492,240</i>	492,240
2003	1,039,910		489,790	
2004	1,016,250		481,800	
2005	1,007,960		490,560	
2006	996,030		493,370	
2007	984,930		494,980	
2008	971,280		480,860	
2009	968,880		477,260	
2010	1,017,900		479,890	
2011	973,640		483,743	
2012	900,338		484,419	
2013	891,851		568,986	
2014	872,195		575,394	
2015	815,870		576,839	
2016	791,740		577,011	
2017	778,316		576,949	
2018	810,159		580,805	
2019	814,563		582,110	

Source: Planning Commitments for Employment Uses, BCC 1991-1998, JSPU 1998-2010, RBC 2011-2019

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)	
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	
2019	-314		-1,944		256,559		-3,847		-6,420	

Source: Planning Commitments for Employment Uses, JSPU 1998-2010, RBC 2011-2019

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)	
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	
2019	0		-640		-940		0		0	

Source: Planning Commitments for Employment Uses, JSPU 1998-2010, RBC 2011-2019

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)
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
2008/09	-1,150	200	7,080	310	-140
Total 1999-2009	-16,110	350	229,340	-55,920	-810
Annual Average	-1,611	35	22,934	-5,592	-81
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
2018/19	-9,308	-1,944	-9,221	-4,592	-6,586
Total 2009-2019	-4,805	-4,856	-77,286	-37,110	133,525
Annual Average	-481	-486	-7,729	-3,711	13,353

Source: Planning Commitments for Employment Uses, JSPU 1998-2010, RBC 2011-2019

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)	
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	
2008/09	3,730		-130		-3,680		1,410		-3,600	
Total 1999- 2009	51,570		3,780		53,360		-54,160		-21,120	
Annual Average	5,157		378		5,336		-5,416		-2,112	
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	
2018/19	-8,270		557		-5,939		9,786		1,305	
Total 2009- 2019	-18,324		436		-96,480		-52,445		101,949	
Annual Average	-1,832		44		-9,648		-5,245		10,195	

Source: Planning Commitments for Employment Uses, JSPU 1998-2010, RBC 2011-2019

6. SCHEDULE OF INDIVIDUAL 'HARD COMMITMENTS'

READING BOROUGH COUNCIL - NON-RESIDENTIAL COMMITMENTS 2019

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-0019/1 SU716735 0.13	173-175 Friar Street RG1 1BP	061033 FUL Cityscene Properties Ltd	Already comp 2018 Comp during 2018-19 Under 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			Refurb arcade, food & drink, offices incl partial demolition. Erect health club & 14 dwellings plus additional arcade. 180358 is alternative for wider site against which f/s counted. Figures (100 sqm A1, 2,135 D2 and -1,029 B1) zero here.													
Abbey AB-N-0019/2 SU716735 0.20	Bristol and West Arcade Market Place RG1 1JL	180358 FUL Sonic Star Proprties Ltd	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 779	0 0 0 -233	0 0 0 0	0 0 0 -191	0 0 0 0	0 0 0 2409	0 0 0 0	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			Demolish Arcade for 8 storey building for 35 dwellings, B1 and 5 A1/A2/A3 units, demolish rear of 29-32 Market PI, COU of 27-32 Market PI at upper floors to 8 dwellings, COU at grnd/basement of 27-28 & 32 Market PI to flexible A1/A2/A3.													
Abbey AB-N-0025/1 SU714732 0.04	10 Gun Street RG1 2JR	151281 FUL PDR Ltd	Already comp 2018 Comp during 2018-19 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.													
Abbey AB-N-0049/3 SU714736 0.05	29-35 Station Road RG1 1LG	170772 PRA Titan Properties	Already comp 2018 Comp during 2018-19 Under 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 -1327	0 0 0 0	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 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 2018 Comp during 2018-19 Under 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	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.													

READING BOROUGH COUNCIL - NON-RESIDENTIAL COMMITMENTS 2019

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-0079/2 SU711737 2.56	Station Hill Site Station Hill RG1 1NF	130436 OUT Stanhope Developments (Reading) Limited	Already comp 2018 Comp during 2018-19 Under Construction Not started	-14276 0 0 13500	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	-15530 0 0 122000	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	-2323 0 0 2200	0 0 0 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 2018 Comp during 2018-19 Under 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 -1200
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 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 -300 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 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. See 172264 for variation of conditions.													
Abbey AB-N-0100/1 SU725733 0.10	191 Kings Road RG1 4EX	162353 FUL The Bagri Foundation	Already comp 2018 Comp during 2018-19 Under 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). See 171727 for additional development.													
Abbey AB-N-0100/2 SU725733 0.10	191 Kings Road RG1 4EX	171727 FUL The Bagri Foundation	Already comp 2018 Comp during 2018-19 Under 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 0 105
Defined Centre? - Central Area Core Emp Area? - None			Two storey front extension to provide 4 additional student units (Sui Generis) and reconfigured entrance, alterations to the front elevation at second to fourth floor level and associated landscaping and access works. See 162353 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													
Abbey AB-N-0111 SU712738 0.03	125 Chatham Street RG1 7HT	170979 PRA Zain Reading Ltd	Already comp 2018 Comp during 2018-19 Under 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-0121/2 SU718739 0.05	35-43 Greyfriars Road RG1 1NP	151826 FUL Croudace Properties Ltd	Already comp 2018 Comp during 2018-19 Under 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 -1186 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 D1 (education) to B1 (offices), extension and recladding of an existing three storey building.													
Abbey AB-N-0144/2 SU714737 0.19	Thames Tower 37-45 Station Road RG1 1LX	170525 COU Thames Tower Limited	Already comp 2018 Comp during 2018-19 Under Construction Not started	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 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-0148 SU707745 0.44	Land west of Rivermead Car Park Richfield Avenue	140329 FUL Mr John Eaton	Already comp 2018 Comp during 2018-19 Under 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-0159 SU717734 0.10	Jacksons Corner 1-9 Kings Road RG1 3AS	160849 FUL SG Capital Ltd	Already comp 2018 Comp during 2018-19 Under Construction Not started	-1467 0 -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.													

READING BOROUGH COUNCIL - NON-RESIDENTIAL COMMITMENTS 2019

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-0166/1 SU710744 0.02	2a Randolph Road RG1 8EB	150279 COU Mr Fazal Fazli	Already comp 2018 Comp during 2018-19 Under 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 the ground floor retail unit/warehouse to a cafe (A3 use). See 180067 for alternative change of use for residential against which floorspace counted.													
Abbey AB-N-0166/2 SU710744 0.02	2a Randolph Road RG1 8EB	180067 COU Mr F. Y. Fazli	Already comp 2018 Comp during 2018-19 Under 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 -169
Defined Centre? - None Core Emp Area? - None			Change of use of ground and first floor to 3 residential flats (1 x 2 bed, 1 X 1 bed and 1 x studio flat) including a part two/part single storey side extension. See 150279 (Non-Residential Commitments) for alternative change of use to A3 use.													
Abbey AB-N-0170 SU723730 0.16	Princes House, 73A London Road RG1 5UZ	150685 PRA Mr Phillip Holmes	Already comp 2018 Comp during 2018-19 Under 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	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-0178/1 SU721732 0.06	Upper Grnd Floor Havell House, 62-66 Queens Road RG1 4AZ	181468 PRA Singh Construction	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -220	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use of Upper Ground Floor from Class B1(a) (offices) to C3 (dwelling houses) to comprise 1 X 2-bed and 2 X 1-bed flats. See 160023 and 151455 for alternative prior approvals for the same number of units.													
Abbey AB-N-0178/2 SU721733 0.06	First Floor Havell House, 62-66 Queens Road RG1 4AZ	181464 PRA Singh Construction	Already comp 2018 Comp during 2018-19 Under 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 160026 and 151456 for alternative prior approvals for the same number of 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-0178/3 SU721734 0.06	Second Floor Havell House, 62-66 Queens Road RG1 4AZ	181466 PRA Singh Construction	Already comp 2018 Comp during 2018-19 Under 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 160024 and 151457 for alternative prior approvals for the same number of units.													
Abbey AB-N-0178/4 SU721735 0.06	Third Floor Havell House, 62-66 Queens Road RG1 4AZ	181467 PRA Singh Construction	Already comp 2018 Comp during 2018-19 Under 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 160025 and 151458 for alternative prior approvals for the same number of units.													
Abbey AB-N-0180 SU714731 0.06	Reading Business Venture 19 Bridge Street RG1 2LR	151619 COU Arc Design & Build	Already comp 2018 Comp during 2018-19 Under 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	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. Lapsed, incorrectly listed as under construction in 2018.													
Abbey AB-N-0181 SU718735 0.02	The Abbey Gate The Forbury	151725 REG3 Reading Borough Council	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None		Lapsed	Change of use to 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 2018 Comp during 2018-19 Under Construction Not started	0 -553 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -573 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -270 0 0
Defined Centre? - Central Area Core Emp Area? - None			Part 4, part 5 storey building for 16 (2x1, 13x2 & 1x3-bed) dwellings with parking and landscaping, following demolition of existing buildings (A1/B8/nil use). See 180739 and 190356 for alterations to scheme.													

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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-0186 SU723732 0.02	130 Queens Road RG1 4DG	170555 PRA Mr Simon Darke	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	0	0	0	0	0	-396	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 from offices to 6 residential units. Supersedes 152306 (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 2018	0	0	0	0	0	-2545	0	0	0	0	0	0	-2427
			Comp during 2018-19	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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	0	0	0	0	0	-1043	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 the building from Class B1(a) (offices) to C3 (dwelling houses) to comprise of 18 flats with 17 car parking spaces.													
Abbey AB-N-0194 SU716735 0.06	160-163 Friar Street RG1 1HE	160212 PRA MA Reading Limited	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	-2476	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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	-1352	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).													

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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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	0	0	0	0	0	0	0	0	0	0	1089	-1089	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? - 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-0204 SU712734 0.41	32-41 West Street RG1 1TZ	152269 FUL Primark Stores Ltd	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	-4305	0	0	0	0	6867	0	0	0	0	0	0	-3283
			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			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.													
Abbey AB-N-0206 SU707733 0.03	159 Oxford Road RG1 7UY	161550 COU Gladstone Property	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	-200	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 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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	-148	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 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 170839 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													
Abbey AB-N-0209/2 SU712742 0.01	Rear of 128 Caversham Road RG1 8AY	170839 PRA John Letch Properties Ltd	Already comp 2018 Comp during 2018-19 Under 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 -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 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.													
Abbey AB-N-0210 SU706736 0.01	85 Bedford Road RG1 7EZ	161768 COU Mr Macleod	Already comp 2018 Comp during 2018-19 Under 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 2018 Comp during 2018-19 Under 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-0213 SU715732 0.01	Unit R15 The Oracle Bridge Street RG1 2AG	162173 PRA The Oracle Management Suite	Already comp 2018 Comp during 2018-19 Under Construction Not started	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 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 2018 Comp during 2018-19 Under 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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	0	0	0	0	0	-284	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 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-0218 SU716733 0.17	Kings Walk King Street RG1 2HG	162147 COU Atlantis Holdings Ltd	Already comp 2018	-380	0	380	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	-861	0	977	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.													
Abbey AB-N-0220 SU723734 0.07	Former Gas Works Building Gas Works Road	160378 FUL Mulberry Park Investment (S.E.) Limited	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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.													

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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-0223/1 SU715735 0.02	155 Friar Street RG1 1HE	151500 COU Mr J Short	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None		Superseded	Change of use of upper floors from office to residential and internal alterations for 3 flats and new shop front at ground floor. Superseded by 171037 (Non-Residential Commitments) for change of use to serviced apartments.													
Abbey AB-N-0223/2 SU715735 0.02	155 Friar Street RG1 1HE	171037 COU Mr Murli Bhatti	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 -164 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 164 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			Conversion of third, second and first floors and part conversion of ground and basement floors to form 6 serviced apartments (C1 use class - 2 x 1 bed and 4 x studios) with part retention of A2 ground floor shop, additional rear windows, alterations to existing rear windows and associated internal alterations.													
Abbey AB-N-0224 SU712736 0.12	Greyfriars House, 30 Greyfriars Road RG1 1NL	170229 PRA McKay Securities Plc	Already comp 2018 Comp during 2018-19 Under 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 -3844	0 0 0 0	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 of 43 apartments comprising 23 one bed flats, 19 two bed flats and a single three bed flat.													
Abbey AB-N-0226 SU721732 0.07	3-4 Wesley Gate Queens Road RG1 4AP	170314 PRA Hickie and Hickie	Already comp 2018 Comp during 2018-19 Under 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. See 172162 (Residential Commitments) for roof extension for additional dwellings.													
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 2018 Comp during 2018-19 Under 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 -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 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.													

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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-0229 SU712733 0.02	Units 109-111 Upper Floor Broad Street Broad Street	170490 COU Miss Anna Davies	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	-178	0	0	0	0	0	0	0	0	0	178	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 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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	-131	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													
Abbey AB-N-0232 SU718734 0.05	St Lawrence House Abbey Square RG1 3AG	170357 COU Forbury Properties Limited	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	-497	0	0	0	0	0	0	0	0	497	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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	-124	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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	-2515	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 residential to comprise 49 dwellings. 170905 and 180722 are alternative prior approvals also for 49 flats, and 180240 is for alterations to building. See 180909 (Residential Commitments) 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													
Abbey AB-N-0239 SU718738 0.49	Former Cooper Reading BMW Kings Meadow Road RG1 8BN	162166 FUL Lochailort Reading Ltd	Already comp 2018 Comp during 2018-19 Under 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 -1840 4807 0
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.													
Abbey AB-N-0241 SU714735 0.01	145 Friar Street RG1 1DH	171720 COU The Thackeray Estate	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 620 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -620 0 0	0 0 0 0	0 0 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 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 -376 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 376 0 0	0 0 0 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-0244 SU718735 0.27	Davidson House Forbury Square RG1 3EB	172092 COU dn-a	Already comp 2018 Comp during 2018-19 Under 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 -216	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 216	0 0 0 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 2018 Comp during 2018-19 Under 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 -109	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -218	0 0 0 0	0 0 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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	-4946	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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	-3531	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-0249 SU714736 0.03	1 Station Road and 22 Friar Street RG1 1LG	182109 PRA Nationwide Building Society	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	-823	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 15 dwellings. See 180139 for alternative prior approval for 11 dwellings.													
Abbey AB-N-0252 SU709733 0.02	109b Oxford Road RG1 7UD	180273 COU Express Team Ltd	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	137	0	0	0	0	0	0	0	0	0	-130
			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 (betting shop) to A3 restaurant with ancillary takeaway and replacement shopfront.													
Abbey AB-N-0253 SU712734 0.05	City Wall House, 26 West Street RG1 1TZ	170251 COU TA Fisher Developments Ltd	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	-460	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None			Change of use of fourth and fifth floors from C1 (hotel) to 10 no. C3 (residential) apartments with minor internal alterations													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0254 SU726734 0.10	The Fishermans Cottage PH Kennet Side RG1 3DW	180625 FUL Fishermans Cottage Ltd	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 185	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Partial demolition of rear projection and roof, and erection of a new 2 storey extension to form 6 ancillary guest accommodation rooms, reconfigured parking, landscaping and associated works.													
Abbey AB-N-0255 SU716736 0.07	33 Blagrove Street RG1 1PW	181074 PRA AEW UK South East Office Fund	Already comp 2018 Comp during 2018-19 Under 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 -2983	0 0 0 0	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 of 28 dwellings (17 x 1-bed and 11 x 2-bed).													
Abbey AB-N-0256 SU712733 0.05	20 Hosier Street RG1 7JL	180217 PRA Moorgarth Group Limited	Already comp 2018 Comp during 2018-19 Under 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 -488
Defined Centre? - Central Area Core Emp Area? - None			Application for prior notification of proposed demolition.													
Abbey AB-N-0257 SU7711733 0.14	47 Oxford Road RG1 7QG	180823 COU Inception (Reading) Sarl	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 -2498 0	0 0 0 0	0 0 538 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 1880 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Subdivide 3-storey retail unit (A1) and change of use for: 1x retail unit (A1) at part basement/part ground fl; 2x flexible retail or restaurant units (A1/A3) at ground fl; and 2x assembly & leisure units (D2) - 1 at part basement/part ground fl & 1 at part ground, part first fl, with associated works.													
Abbey AB-N-0258 SU722735 2.80	Kenavon Drive	170509 FUL London and Quadrant	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 -7194 397	0 0 0 0	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 0 306	0 0 0 182	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Demolish retail (Homebase and former Toys R Us) and erect 765 (18 x studio, 302x1, 409x2 and 36x3- bed) dwellings, 5 commercial units, public realm, landscaping, accesses, parking and associated works. Demolition underway.													

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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-0259 SU706735 0.55	Central Swimming Pool Battle Street RG1 7NU	181606 PRA Reading Borough Council	Already comp 2018 Comp during 2018-19 Under 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 -2276 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Application for prior notification of proposed demolition of Central Swimming Pool down to ground level.													
Abbey AB-N-0260 SU714734 0.01	37 Broad Street RG1 2AA	181496 COU Royal London Asset Management	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 124 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -124 0 0
Defined Centre? - Central Area Core Emp Area? - None			Proposed Change of Use from Beauty Treatment Clinic (Sui Generis) to Travel Agent (Use Class A1) at ground floor level, No. 37 Broad Street													
Abbey AB-N-0261/1 SU708744 1.21	Mercedes Centre Richfield Avenue RG1 8EQ	172095 PRA Vertu Motors PLC	Already comp 2018 Comp during 2018-19 Under 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 -5632 0 0
Defined Centre? - None Core Emp Area? - Richfield Avenue			Application for prior notification of proposed demolition.													
Abbey AB-N-0261/2 SU708744 1.19	Mercedes Centre Richfield Avenue RG1 8EQ	172259 FUL Vertu Motors PLC	Already comp 2018 Comp during 2018-19 Under 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 1181 0
Defined Centre? - None Core Emp Area? - None			Extension of showroom with two smaller buildings for valet and MOT services. New cladding and glazing, re allocation of parking, resurfacing of the site, new boundary treatments, a dedicated covered service drop off area installed, new signage and an overhaul of the interiors. See 172095 for demolition.													
Abbey AB-N-0262 SU709741 1.31	Former Cox & Wyman Ltd Cardiff Road RG1 8EX	171814 FUL Thames Properties Limited	Already comp 2018 Comp during 2018-19 Under 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 -9494	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - Richfield Avenue			Demolition of existing site buildings and boundary treatments and erection of 96 no. dwellings including associated surface car parking, public realm and landscaping.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Abbey AB-N-0263 SU722730 0.01	66 Watlington Street RG1 4RT	181372 CNV Royle Berkshire Developments	Already comp 2018 Comp during 2018-19 Under 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 -106
Defined Centre? - None Core Emp Area? - None			Conversion of an existing basement flat and 5 bedsit rooms to 4 x 1-bed residential flats (Class C3) and erection of a part-one, part-two storey rear extension, front lightwell with external steps, cycle/waste storage areas and associated works.													
Abbey AB-N-0264 SU716733 0.09	16 King Street RG1 2HE	181064 COU MBI Surveyors	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 -1706	0 0 0 0	0 0 0 1706	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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 and lower ground floor to A3 restaurant. See 181066 for alternative change of use to D1 non-residential institution.													
Abbey AB-N-0265 SU716734 0.05	3-5 King Street RG1 2HB	181566 COU DWP Associates	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 -1264 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 1360 0	0 0 0 0	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 for floors 2, 3 and 4 from A2 to B1 use. Various external works including the extension of floor plates and minor internal amendments to facilitate the refurbishment of the existing building to create ancillary storage at basement and class B1 (Business) use on 3 upper floors.													
Abbey AB-N-0266 SU714735 0.07	17-27 Queen Victoria Street RG1 1SY	181296 COU Idream Reading Ltd	Already comp 2018 Comp during 2018-19 Under 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 -1066	0 0 0 0	0 0 0 0	0 0 0 1066	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 of first, second and third floor from office use (B1a) to serviced apartment use (use class C1) comprising 15 x 1 bed units and 4 x 2 bed units													
Abbey AB-N-0267 SU717734 0.04	11-13 Kings Road RG1 3AR	182006 COU Lake District Dryer Company Ltd	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 -332	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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			Conversion of first floor from restaurant use (A3) to residential (C3), providing four self contained apartments (1 x 2 bed and 3 x 1 bed units) 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-0268 SU707732 0.04	29 Russell Street RG1 7XD	161332 FUL Mr Michael/Ishaq Hussein	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	-250
Defined Centre? - None Core Emp Area? - None			Change of Use of Sui Generis HMO to 8 Flats, after demolition of existing rear extension and erection of a new part 4/part 2 storey rear extension													
Abbey AB-N-0269 SU708734 0.09	The Butler PH 85-91 Chatham Street RG1 7DS	180365 COU Mr Steven Stanton	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	-60	0	-227	0	0	270	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None			Conversion of existing outbuildings from tyre fitting & associated repairs (class B1a) and part of existing pub (class A4) to a 14 bed hotel (class C1) with parking and associated works.													
Abbey AB-N-0270 SU705743 0.02	15 Trafford Road RG1 8JP	181915 COU Mr Daren Cornish	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	243	0	0	0	0	-243
Defined Centre? - None Core Emp Area? - Richfield Avenue			Change of use of the property from rehearsal studio back to warehouse and storage (B8)													
Abbey AB-N-0271 SU723733 0.02	Royal Court Kings Road RG1 4AE	181421 COU Mr Farid Bizzari	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	26	0	-160	0	0	0	0	0	0	0	0	0	0
Defined Centre? - Central Area Core Emp Area? - None			Reconfiguration of the disused restaurant space to include a café (Class A1) with an external seating area, and creation of 3 (2x studio & 1x1-bed) residential units (Class C3) at lower ground floor level and associated works.													
Battle BA-N-0007 SU698736 0.78	Land at former Battle Hospital 344 Oxford Road RG30 1AG	051348 FUL Kingsoak Thames Valley	Already comp 2018	0	0	0	0	0	0	0	0	0	-100000	0	0	0
			Comp during 2018-19	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	2000	0	0	0
Defined Centre? - None Core Emp Area? - None			Erection of 434 no. dwellings and health care/social care/community care facility with associated car parking, open space, landscaping and new access arrangements. Demolition counted at 2007. Only healthcare facility is outstanding.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Battle BA-N-0025/2 SU696736 0.02	465 Oxford Road RG30 1HF	161056 COU Mr P Harding	Already comp 2018 Comp during 2018-19 Under 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 -158	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.													
Battle BA-N-0026/1 SU699735 0.03	361-363 Oxford Road RG30 1AY	170530 FUL Mr Philip Anderson	Already comp 2018 Comp during 2018-19 Under Construction Not started	-471 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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 extn and alts for A1 unit and 4 flats at ground/1st floor and 2 flats at 2nd floor. 151847 is alternative for retail (135 sq m) and 4 flats. See 180713 for D1 instead of A1 at ground floor, figures for A1 zero here to avoid double counting.													
Battle BA-N-0026/2 SU699735 0.03	361-363 Oxford Road RG30 1AY	180713 COU Study + limited	Already comp 2018 Comp during 2018-19 Under 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	0 137 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Oxford Road West Core Emp Area? - None			Change of use of part of ground floor from class A1 (retail) to class D1 (education). This changes the A1 ground floor unit resulting from 170530 from A1 to D1.													
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 2018 Comp during 2018-19 Under 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-0037 SU698735 0.02	387 Oxford Road RG30 1HA	171307 PRA Mr Hasan Tabatabaian	Already comp 2018 Comp during 2018-19 Under Construction Not started	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 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.													

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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-0038 SU700734 0.12	Western Elms Lodge Western Elms Avenue RG30 1AT	171068 FUL IBC Architects	Already comp 2018 Comp during 2018-19 Under 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 0 193 0	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 2018 Comp during 2018-19 Under 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)													
Battle BA-N-0040 SU691739 0.18	7 Bridgewater Close RG30 1JT	171681 COU Leander Ltd	Already comp 2018 Comp during 2018-19 Under Construction Not started	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 0
Defined Centre? - None Core Emp Area? - Bridgewater Close			Change of use from class A1(retail) 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	182058 PRA Mr Barrie Mann	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -160	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Prior approval for change of use from B1(c)(light industrial) to C3 (dwellinghouses) to comprise 3 x 1 bed flats & 1 x 2 bed flats. See 171894 for alternative prior approval from slightly greater element of site to the same number of flats.													
Battle BA-N-0043 SU699731 0.07	Connaught House, 116 Connaught Road RG30 2UF	180108 COU Fairhome Group Plc	Already comp 2018 Comp during 2018-19 Under 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)													

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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-0044 SU698735 0.02	1a Elm Park Road RG30 2TP	171226 FUL BBS Ltd	Already comp 2018 Comp during 2018-19 Under 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 -78 0	0 0 0 0	0 0 -145 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			Part demolition, extensions and alterations to form 5 self-contained flats.													
Battle BA-N-0045 SU694734 0.30	Bowling Green, Kensington Road Recrea Kensington Road	180561 FUL 103rd Reading (Oxford Road) Scout Group	Already comp 2018 Comp during 2018-19 Under 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 0 250	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Demolition, relocation and replacement of scout hall													
Battle BA-N-0046 SU699739 2.78	Former Battle Hospital site Portman Road	181384 PRA Bellway Homes (Thames Valley)	Already comp 2018 Comp during 2018-19 Under 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 -8760 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Demolition of existing NHS buildings to the old Battle Hospital site off Portman Road. See 180319 (Residential Commitments) for new development.													
Battle BA-N-0047 SU700739 0.21	10 Portman Road RG30 1EA	180895 COU Co-op Funeralcare	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -1281 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 1281 0 0
Defined Centre? - None Core Emp Area? - Portman Road			Change of use of ground floor from general industrial (Class B2) to funeral care centre (Class Sui Generis) with associated internal and elevational alterations. See 182014 for non-material amendment.													
Battle BA-N-0048 SU695730 0.05	142 Tilehurst Road RG30 2LX	181250 COU Kennet Investments Ltd	Already comp 2018 Comp during 2018-19 Under 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	0 303 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Change of use from use class C3 (b) (housing for people with learning disabilities) to use class C2 (assisted residential)													

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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-0049 SU695737 0.10	470-478 Oxford Road RG30 1EF	162355 FUL Prestige Property Limited	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 -236	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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			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.													
Battle BA-N-0050 SU700739 0.03	9a Loverock Road RG30 1DZ	182019 FUL The Dance Studio Ltd	Already comp 2018 Comp during 2018-19 Under 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 26	0 0 0 0	0 0 0 -276	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 252	0 0 0 0
Defined Centre? - None Core Emp Area? - Portman Road			Change of use from B8 to B1 and D2 (dance studio)													
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 2018 Comp during 2018-19 Under 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 2018 Comp during 2018-19 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.													
Caversham CA-N-0018 SU713747 1.71	St Martin's Precinct Church Street Caversham	140997 FUL Hermes Property Unit Trust	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 501	0 0 0 0	0 0 0 524	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 652	0 0 0 0
Defined Centre? - Caversham Core Emp Area? - None			Erection of new and extended retail floorspace, new restaurant, new leisure floorspace, residential apartments, car park works and associated landscaping, surfacing, public realm and shopfront improvement works.													

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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-0024 SY721745 0.03	355-357 Gosbrook Road Caversham RG4 8ED	150863 PRA Mr Nick Horsfall	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 -162 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 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 A1 (retail) to C3 (dwellinghouses) to comprise 4 x 1 bed flats. See 161498 for external alterations. See 170938 and 181600 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 2018 Comp during 2018-19 Under Construction Not started	0 -103 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 103 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													
Caversham CA-N-0027 SU722745 0.03	371 Gosbrook Road Caversham RG4 8ED	162199 COU Erleigh Investments Limited	Already comp 2018 Comp during 2018-19 Under 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 -144 0 0	0 0 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 2018 Comp during 2018-19 Under Construction Not started	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	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.													
Caversham CA-N-0029 SU711747 0.08	2-4 Church Street Caversham RG4 8AT	160800 COU Krish Food & Leisure Ltd	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 110	0 0 0 0	0 0 0 -443	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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			COU at grd floor from restaurant/takeaway (A3/A5) to 2 flexible A1/A2 units and shopfront/facade alterations. Part demol of extensions to rear and retention of remaining as ancillary outbuilding. Reconfig existing first floor rear terrace, first floor rear extension to access two existing upper floor flats 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													
Caversham CA-N-0030 SU725750 0.05	40 Anglefield Road Caversham RG4 5HP	182088 COU C/o Agent	Already comp 2018 Comp during 2018-19 Under 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	0 158 0 0
Defined Centre? - None Core Emp Area? - None			Retrospective planning permission for the change of use of a 6-bedroom House in Multiple Occupation to a 7-bedroom House in Multiple Occupation (Sui Generis) for a maximum of 7 occupants.													
Church CH-N-0004/4 SU730717 3.00	University of Reading The Chancellers Way & Shinfield Road RG6 6AH	100726 EXT University of Reading	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 12191	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Extension of time of 070909 for redevelopment of Rural English Life Museum to provide a 151 room hotel & conference centre with new car park on Queens Drive totalling 400 parking spaces. See 151284 for prior approval for demolition. Site currently occupied by temporary buildings in accordance with permission 160574.													
Church CH-N-0015 SU732714 0.50	Leighton Park School Shinfield Road RG2 7DD	152304 FUL Leighton Park School	Already comp 2018 Comp during 2018-19 Under 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	-84 933 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - Nonr			Removal of existing portacabin style teaching building. Provision of new foyer facilities to existing theatre and single storey teaching block. Creation of new parking area and improved landscaping to front of Old School building.													
Church CH-N-0018 SU735715 1.60	Engineering, University of Reading Shinfield Road	162219 FUL University of Reading	Already comp 2018 Comp during 2018-19 Under 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			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. Construction of new building underway.													
Church CH-N-0019 SU727719 0.07	8 Shinfield Road RG2 7BW	172207 COU Kennet Investments Ltd	Already comp 2018 Comp during 2018-19 Under 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 0 309
Defined Centre? - None Core Emp Area? - None			Part retrospective change of use from C3 dwelling to 7 bedroom large Sui Generis HMO, and single storey rear extension to accommodate 3 bedrooms to create a 10 bedroom, maximum 15 person HMO.													

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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-0020 SU729717 0.09	42 Shinfield Road RG2 7BW	180788 FUL Mr Mohammed Arif	Already comp 2018 Comp during 2018-19 Under 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 0 294
Defined Centre? - None Core Emp Area? - None			Demolition of the existing dwelling and the construction of a new detached dwelling to be used as a large sui generis HMO for a maximum of 14 persons.													
Katesgrove KA-N-0053 SU718730 0.06	83-85 London Street RG1 4QA	181880 PRA Mr Edward Richardson	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -852	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Prior approval for change of use from Class B1(a) (offices) to C3 (dwelling houses) to comprise 18 X 1-bed dwellings.													
Katesgrove KA-N-0059 SU720731 0.09	Trinity Hall South Street RG1 4QU	151356 FUL United Reformed Church (Wessex) Trust Limited	Already comp 2018 Comp during 2018-19 Under 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 part 3, part 4 storey building to provide 25 student units (42 bedspaces) (Sui Generis) and associated works, following demolition of existing 3 storey building (Sui Generis).													
Katesgrove KA-N-0064 SU718727 0.11	40 Silver Street RG1 2ST	150885 FUL Hurst Development Solutions	Already comp 2018 Comp during 2018-19 Under Construction Not started	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 0 0
Defined Centre? - None Core Emp Area? - None		Lapsed	Redevelopment of 40 Silver Street, demolition of existing building and erection of 14 flats (8x2bed & 6x1 bed) including 14 parking spaces and landscaping. Residential development expired, but 180725 is prior approval for demolition.													
Katesgrove KA-N-0068 SU717726 0.01	154 Southampton Street RG1 2RD	160361 COU Mr Tony Ghatahora	Already comp 2018 Comp during 2018-19 Under 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 -170 0 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-0073/1 SU718732 0.13	Building 1 New Century Place East Street RG1 4QJ	172272 PRA Studios Building (Reading) Ltd	Already comp 2018 Comp during 2018-19 Under Construction Not started	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 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 2018 Comp during 2018-19 Under Construction Not started	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 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-0073/3 SU718731 0.13	Private Car Park East Street	170019 FUL Studios Construction (Reading) Ltd	Already comp 2018 Comp during 2018-19 Under 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 3857
Defined Centre? - Central Area Core Emp Area? - None			Erection of 4 storey building to provide 103 student accommodation units (Sui Generis), landscaping, access and ancillary works, following removal of a 49 space car park. See 182251 for variation of condition for alterations for 5 additional student rooms at ground floor.													
Katesgrove KA-N-0074 SU719730 0.04	9 Southern Court South Street RG1 4QS	162305 PRA Wallwork Sturmer LLP	Already comp 2018 Comp during 2018-19 Under Construction Not started	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 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.													
Katesgrove KA-N-0075/1 SU718728 0.33	Land at Crown Street and Silver Street RG1 2SE	160868 OUT Montpelier Estates Limited	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None		Superseded	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). Superseded by 170794 (Residential Commitments) for residential 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													
Katesgrove KA-N-0076 SU718729 0.07	87 London Street RG1 4QA	170341 PRA Latin Link	Already comp 2018 Comp during 2018-19 Under Construction Not started	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 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 2018 Comp during 2018-19 Under Construction Not started	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 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use from B1 offices to 6 self contained flats, C3 and associated works. See 171518 for NMA which shows 5 flats.													
Katesgrove KA-N-0078 SU717730 0.01	78 London Street RG1 4SJ	170714 PRA Musketeers Investments	Already comp 2018 Comp during 2018-19 Under 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.													
Katesgrove KA-N-0079 SU716728 0.01	51 Southampton Street RG1 2QP	170845 PRA David Cooksley	Already comp 2018 Comp during 2018-19 Under 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 -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 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 2018 Comp during 2018-19 Under Construction Not started	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 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.													

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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-0081 SU716728 0.10	The Red Cow PH 50 Crown Street RG1 2SE	172255 COU Platinum SA	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 272 0	0 0 -224 0	0 0 0 0	0 0 0 0	0 0 0 0	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 to restaurant at ground floor and erect single storey rear/side extension. Convert upper floor into 3 (1x studio & 2x 1-bed) flats incl first floor side extension. See 170291 for similar permission for 275 sq m A3 and three flats.													
Katesgrove KA-N-0083 SU719727 0.10	79 Silver Street RG1 2TN	170685 FUL Chamberwell Investment Services Limited	Already comp 2018 Comp during 2018-19 Under 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 2172
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. See 180075 for variation of condition to increase to 61 rooms and 181150 for non-material amendment.													
Katesgrove KA-N-0084 SU719724 0.02	1 Whitley Street RG2 0EG	180277 COU S3 Property Management	Already comp 2018 Comp during 2018-19 Under 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? - Whitley Street Core Emp Area? - None			Change of use from Tattoo shop (sui generis) to beauty salon (sui generis) or retail (A1). Change to beauty salon completed, no change shown as both uses sui generis.													
Katesgrove KA-N-0085 SU721722 0.13	125 Highgrove Street RG1 5EJ	171477 FUL al3d Limited	Already comp 2018 Comp during 2018-19 Under 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 -404	0 0 0 0	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 8 new dwellings (Use Class C3) including landscaping. Demolition of existing buildings within site.													
Katesgrove KA-N-0086 SU716713 0.33	14 Arkwright Road RG2 0LS	180654 PRA Woodridge Developments	Already comp 2018 Comp during 2018-19 Under 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 -1899	0 0 0 0	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? - North of Basingstoke Road			Prior approval for change of use of office building from Class B1(a) (offices) to C3 (dwelling houses) to comprise 37 dwelling 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													
Katesgrove KA-N-0087 SU720729 1.90	Kendrick Girls School, 41-43 London Road RG1 5BN	180850 FUL Mr Ray Clark	Already comp 2018 Comp during 2018-19 Under 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	0 144 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Single storey extension to the east elevation of the Sixth Form Block and adjacent covered walkway to the north.													
Katesgrove KA-N-0088 SU720731 0.16	54 Queens Road RG1 4AZ	180982 PRA Pinemace Limited	Already comp 2018 Comp during 2018-19 Under 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 -1524	0 0 0 0	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 20 residential flats including 4 x 2 bedroom and 16 x 1 bedroom flats.													
Katesgrove KA-N-0089 SU719722 0.06	Wellington Arms, 70-72 Whitley Street	181351 COU Atlantis Holdings Limited	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 152 0 0	0 0 0 0	0 0 0 0	0 -152 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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? - Whitley Street Core Emp Area? - None			Change of use for ground floor commercial unit from use class A4 to A1													
Katesgrove KA-N-0090 SU718724 0.09	The Woodley Arms PH Waldeck Street RG1 2RF	171893 FUL Lainston Woodley Arms LLP	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -366	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 1011
Defined Centre? - None Core Emp Area? - None			Erection of two buildings to accommodate a total of 38 student units of accommodation, including parking, amenity space and landscaping, following demolition of existing former public house.													
Katesgrove KA-N-0091 SU718730 0.03	Addington House, 73 London Street RG1 4QA	180758 COU Mr Dave Hasler	Already comp 2018 Comp during 2018-19 Under 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 -519	0 0 0 0	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			Conversion of basement and 3 storey office building to 8 (1x studio, 4x1 & 3x2-bed flats) residential units (Class C3) 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													
Katesgrove KA-N-0092 SU716728 0.03	Rear of 86 Southampton Street RG1 2QR	180350 FUL Mr J. Rivers	Already comp 2018 Comp during 2018-19 Under 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 -100
Defined Centre? - Central Area Core Emp Area? - None			Conversion of existing building to a 1-bed unit and the erection of a new two storey building comprising 2 x 1-bed units with associated car parking and cycle storage on land to the R/O 86 Southampton Street.													
Katesgrove KA-N-0093 SU717726 0.01	9 West Hill RG1 2PN	181515 COU Mr Z Hussain	Already comp 2018 Comp during 2018-19 Under 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 0 155
Defined Centre? - None Core Emp Area? - None			Proposed change of use from a C3 dwellinghouse to a 7 person large Sui Generis HMO													
Katesgrove KA-N-0094 SU719731 0.03	42 Queens Road RG1 4BB	181579 COU Ivy Crescent Ltd	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 -283	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	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 employment agency (A2) to 5 self-contained apartments with associated internal alterations, enlarged external basement light well with new windows and new roof lights to existing single storey rear extension.													
Katesgrove KA-N-0095 SU719730 0.01	10 Southern Court South Street RG1 4QS	182027 PRA 10 Southern Court Ltd	Already comp 2018 Comp during 2018-19 Under Construction Not started	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 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 16 residential units.													
Katesgrove KA-N-0096 SU717713 0.04	Unit 6 Hyperion Way RG2 0HG	182147 FUL Industrial Property Investment Fund	Already comp 2018 Comp during 2018-19 Under 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 -225	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? - North of Basingstoke Road			Various internal and external alterations including part-removal of mezzanine floor, removal of fenestration and canopy and installation of roller shutter door and roof lights													

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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-0097 SU718716 0.06	85-87 Basingstoke Road RG2 0HA	182091 PRA Reading Corporate Ltd	Already comp 2018 Comp during 2018-19 Under 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 -960	0 0 0 0	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? - Basingstoke Road North Core Emp Area? - None			Prior approval for change of use of part ground, first and second floors from Class B1(a) (offices) to C3 (dwelling houses) to comprise of 17 flats.													
Katesgrove KA-N-0098 SU717729 0.01	11 Church Street RG1 2SB	181715 COU Mr Brian Cutts	Already comp 2018 Comp during 2018-19 Under 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 -123 0	0 0 0 0	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			Conversion from commercial office class B1 to 2 residential units.													
Katesgrove KA-N-0099 SU718729 0.04	108 London Street RG1 4SJ	181218 COU Aspire 108 London Street Ltd	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -456	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Central Area Core Emp Area? - None			Change of use and conversion from offices (Class B1a) to 7 (4x1 & 3x2-bed) residential apartments (Class C3) with associated parking, refuse storage and associated works													
Kentwood KE-N-0018 SU673751 0.07	993 Oxford Road Tilehurst RG31 6TL	152075 COU B. Carers	Already comp 2018 Comp during 2018-19 Under 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 -300 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			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.													
Kentwood KE-N-0021 SU689739 0.07	750 & 752 Oxford Road RG30 1EJ	160938 FUL John Filbee Properties Limited	Already comp 2018 Comp during 2018-19 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.													

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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-0023 SU689739 0.08	The Pond House PH 738 Oxford Road RG30 1EH	171413 FUL E.I. Group	Already comp 2018 Comp during 2018-19 Under Construction Not started	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 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 2018 Comp during 2018-19 Under Construction Not started	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 0 0 0	0 -136 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).													
Kentwood KE-N-0025 SU677739 0.12	The Surgery Tylers Place Tilehurst RG30 6BW	172128 FUL The Surgery	Already comp 2018 Comp during 2018-19 Under 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	0 103 0 0	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 2018 Comp during 2018-19 Under 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.													
Kentwood KE-N-0027 SU672752 0.27	1019 Oxford Road Tilehurst RG31 6TL	172040 COU Duckquiff Limited	Already comp 2018 Comp during 2018-19 Under 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 0 232	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Change of Use from C4 (small House in Multiple Occupation) to C2 (residential institution)													

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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-0028 SU679740 0.04	25 Broomfield Road Tilehurst RG30 6AJ	182020 COU C/o Agent	Already comp 2018 Comp during 2018-19 Under 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	0 140 0 0
Defined Centre? - None Core Emp Area? - None			Retrospective planning permission for the change of use of a 6-bedroom House in Multiple Occupation (C4 class) to a 7-bedroom House in Multiple Occupation (Sui Generis) for a maximum of 7 occupants													
Mapledurham MA-N-0001 SU691752 2.00	Chazey Farm The Warren Caversham	030275 VARIAT Westfield Estates Ltd	Already comp 2018 Comp during 2018-19 Under 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.													
Mapledurham MA-N-0002 SU698756 0.97	Mapledurham Playing Fields Upper Woodcote Road Caversham	171023 FUL Education and Skills Funding Agency	Already comp 2018 Comp during 2018-19 Under 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 2072	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Erection of 2FE primary school (350 pupils) with associated landscaping, multi-use games area (MUGA), car and cycle parking, and servicing. See 182200 for variation of condition for new plans.													
Minster MI-N-0007 SU704730 0.05	13 Maitland Road RG1 6NL	970247 COU Mr G Jones	Already comp 2018 Comp during 2018-19 Under 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-0022 SU709729 0.07	Hadwyn House Field Road RG1 6AP	180379 FUL Robin Andrews and Philip Andrews	Already comp 2018 Comp during 2018-19 Under 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 with the roofspace with dormer windows and rooflights. Re-modeling the exterior of the building with changes to fenestration.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Minster MI-N-0023 SU710721 0.20	1A, 1B & C1 Reading Link Retail Park Rose Kiln Lane RG2 0SN	150996 FUL Reading Link (Jersey) Limited	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 -939 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 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-0027 SU710726 0.18	Elim Pentecostal Church Berkeley Avenue RG1 6JE	162264 FUL Elim Pentecostal Church	Already comp 2018 Comp during 2018-19 Under 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	0 137 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-0029 SU707729 0.11	8 Bath Road RG1 6ND	170671 COU Turner Estates & Mr Michael Bissell	Already comp 2018 Comp during 2018-19 Under 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 -379 0	0 0 0 0	0 0 0 0	0 0 379 0
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	Cadogan House Rose Kiln Lane RG2 0HP	181643 PRA Pegasus Group	Already comp 2018 Comp during 2018-19 Under 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 office building from Class B1(a) (offices) to C3 (dwelling houses) to comprise 39 residential units. See 172277 and 182166 for alternative prior approvals for 19 and 24 dwellings respectively.													
Minster MI-N-0031 SU699729 0.16	24 Southcote Road RG30 2AB	181201 CNV Turner Estates	Already comp 2018 Comp during 2018-19 Under 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 0 569 0
Defined Centre? - None Core Emp Area? - None			Demolish single storey extensions and construct new extensions. Provision of an 8-bedroom HMO, a 7-bedroom HMO and self-contained 1-bedroom flat in the existing lower ground floor of the villa. Amenity space, car parking, cycle parking.													

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Planning Policy Designations			Description of development and additional comments													
Norcot NO-N-0004 SU683735 16.40	Dee Park Estate Spey Road	091606 OUT Dee Park Partnership	Already comp 2018	250	0	0	0	0	190	0	0	0	0	-200	0	0
			Comp during 2018-19	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	4450	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-0018 SU690730 0.04	2 Waverley Road RG30 2PX	162181 COU Miss Olivia Hutton	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	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).													
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 2018	0	0	0	0	0	0	0	0	0	0	-206	0	0
			Comp during 2018-19	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	88	0	0
			Not started	0	0	0	0	0	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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	3908	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - The Meadway Core Emp Area? - None			Redevt 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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	-231	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.													

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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-0023 SU693733 0.01	106 Wantage Road RG30 2SF	181350 COU Mr Zafar Iqbal	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	188
Defined Centre? - None Core Emp Area? - None			Change of use from C4 small House in Multiple Occupation to a 7 bedroom sui generis House in Multiple Occupation and replacement of garden room with an extension													
Norcot NO-N-0024 SU692732 0.03	Wantage Road Post Office, 180 Wantage Road RG30 2SJ	180572 PRA Mr J Chauhan	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	-110	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 a proposed change of use of a building from Class A1 (shops) to C3 (dwellinghouses) to comprise two dwellings on the ground floor. See 172280 and 180981 (Residential Commitments) for additional development.													
Park PA-N-0018 SU730732 0.03	29-31 Cumberland Road RG1 3LB	170365 FUL Jamiat Ahle Hadith Reading	Already comp 2018	0	0	0	0	0	0	0	0	0	0	-110	0	0
			Comp during 2018-19	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	334	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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	-113	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			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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	-353
Defined Centre? - None Core Emp Area? - None			Erection of seven new flats: 4 x 2 bed flats and 3 x 1 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													
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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	-2041	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).													
Park PA-N-0024 SU742723 0.18	155a Wokingham Road RG6 1LP	161993 FUL Mulberry Care Ltd	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	153	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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	0	0	0	0	0	0	0	0	0	0	-200	0	216
			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 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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	191
Defined Centre? - None Core Emp Area? - None			Change of use from a C3 dwellinghouse to a 7 person large Sui Generis HMO													
Park PA-N-0027 SU741723 0.10	240 Wokingham Road RG6 1JS	181248 COU Kennet Investments Ltd	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	0	0	0	0	0	0	0	0	0	0	0	0	245
			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			Part retrospective change of use from C3 (residential dwellinghouse) to Sui Generis (as a 'larger HMO'). 180307 is permission for similar change of use.													

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Planning Policy Designations			Description of development and additional comments													
Park PA-N-0028 SU735733 0.04	172 London Road RG1 3PA	171546 COU Dr Sameer Patel	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	-229	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 D1 to 3x2 bed and 1x1 bed flat (C3). Demolition of existing garage, part first floor extension, new dormer roof extension, roof lights, entrance porches, re-building of existing brick boundary wall.													
Park PA-N-0029 SU731732 0.01	215 London Road RG1 3NY	181142 COU Ms Tehmina Rehman	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	-180	0	180	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? - Cemetery Junction Core Emp Area? - None			Change of use from bakery (Class A1) to restaurant (Class A3) with ancillary Class A5 function													
Park PA-N-0030 SU734729 0.03	3c Bulmershe Road RG1 5RH	181879 CLE Mr & Mrs A Johal	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	0	0	0	0	0	0	0	0	0	0	0	0	183
			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			Certificate of lawfulness of existing use as a 7 bedroom Sui Generis large House in Multiple Occupation													
Peppard PE-N-0009 SU728751 0.02	182-184 Henley Road Caversham RG4 5LW	161288 FUL Motor Fuel Group	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	119	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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	0	0	0	0	0	184	0	0	0	0	0	0	-46
			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 toilet block and grounds maintenance store and construction of a single storey office and reception building													

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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 2018 Comp during 2018-19 Under 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-0028 SU727732 0.01	286 Kings Road RG1 4HP	181090 PRA Serrate Ltd	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 -156	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Prior approval for change of use of existing building from Class B1(a) (offices) to C3 (dwelling houses) to comprise 3 residential 1- bed flats.													
Redlands RE-N-0029 SU722721 0.80	The Abbey Junior School, 30 Christchurch Road RG2 7AR	180861 FUL The Abbey School	Already comp 2018 Comp during 2018-19 Under 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 -33 340 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Erection of single and two storey extensions to the front and rear of the existing building. Creation of new access and alterations and adaptations to existing access points. Re-arrangement of existing parking area and landscaping.													
Redlands RE-N-0042/1 SU723723 0.04	Land at Hillside Allcroft Road RG1 5DJ	160753 FUL Turner Estates	Already comp 2018 Comp during 2018-19 Under 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 0 157 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 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 2018 Comp during 2018-19 Under 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 0 224 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 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 2018 Comp during 2018-19 Under 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 2018 Comp during 2018-19 Under 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			Application for prior notification of proposed demolition. All buildings at 3 to 5 Craven Road. Superseded by Article 4 direction to prevent demolition,													
Redlands RE-N-0046 SU728732 0.29	Aspen House 300 Kings Road RG1 4HP	170512 PRA CCL Develco 4 Ltd	Already comp 2018 Comp during 2018-19 Under 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. 170915 deals with associated physical changes. See 180683 for adjacent new development.													
Redlands RE-N-0048/1 SU724732 0.08	Mulberry House, 1a Eldon Road RG1 4DJ	171521 FUL The Faculty Ltd	Already comp 2018 Comp during 2018-19 Under 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			Demolition of Mulberry House (Class D1) and replacement with soft landscaping (nil use) (amended description). See 180591 for alternative proposal for demolition for residential (demolition zero here to avoid double-counting)													
Redlands RE-N-0048/2 SU724732 0.08	Mulberry House, 1a Eldon Road RG1 4DJ	180591 FUL The Faculty Ltd	Already comp 2018 Comp during 2018-19 Under 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 -117 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Demolish Mulberry House (D1) and erect part 3, part 5 storey building for 7 (3x1 & 4x2-bed) dwellings, 5 parking spaces. See 171521 (Non-Residential Commitments) for alternative for demolition for landscaping.													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Redlands RE-N-0049 SU725728 0.05	9 Craven Road RG1 5LE	171728 CNV Mrs Eileen McClure Fisher	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	0	0	0	0	0	0	0	0	0	0	0	0	233
			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 dwelling house (Class C3) to 7 bedroom House in Multiple Occupation (Sui Generis).													
Redlands RE-N-0051 SU727729 0.02	11 Denmark Road RG1 5PA	180407 COU Mr Brian Carminke	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	0	0	0	0	0	0	0	0	0	0	0	0	270
			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 5 bedroom C4 House in Multiple Occupation to a 7 bedroom sui generis House in Multiple Occupation.													
Southcote SO-N-0008 SU696725 0.86	72 Bath Road RG30 2BE	160087 FUL Mr Walia	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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 2018	0	0	0	0	0	0	0	0	0	0	-5869	0	0
			Comp during 2018-19	0	0	0	0	0	0	0	0	0	0	9000	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			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.													
Southcote SO-N-0010 SU692722 0.20	Hugh Faringdon RC School Fawley Road RG30 3EP	161905 REG3 Reading Borough Council	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	0	0	0	0	0	0	0	0	0	0	-229	0	0
			Under Construction	0	0	0	0	0	0	0	0	0	0	372	0	0
			Not started	0	0	0	0	0	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.													

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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-0011 SU687719 0.10	Southcote Y&C Centre 85 Coronation Square RG30 3QP	171018 REG3 Reading Borough Council	Already comp 2018 Comp during 2018-19 Under 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	0 127 0 0	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													
Southcote SO-N-0012 SU692712 0.26	Wire Mill Southcote Farm Lane RG30 3DZ	171588 FUL Mr & Mrs Graham and Sidonie Puddephatt	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 140	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 54	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 and construction of new café, holiday let apartment, and manager's accommodation on top of the existing footprint of the derelict Wire Mill (sui generis).													
Southcote SO-N-0013 SU683721 0.03	26 Worcester Close RG30 3BN	181885 COU Dr Kay Collier-Jeremy	Already comp 2018 Comp during 2018-19 Under 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	0 158 0 0
Defined Centre? - None Core Emp Area? - None			Retrospective change of use of a 6-bedroom C4 class HMO into a 7-bedroom Sui Generis HMO for a maximum of 7 occupants													
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 2018 Comp during 2018-19 Under 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 4045 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 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.													
Thames TH-N-0010 SU712754 0.95	Caversham Primary School Hemdean Road Caversham RG4 7RA	180556 FUL Education and Skills Funding Agency	Already comp 2018 Comp during 2018-19 Under 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 -8	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Demolition of existing single storey extension to school building (141 sq m) and replacement with new single storey extension (133 sq m).													

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Status by use class (net figures)	A1	A2	A3	A4	A5	B1	B2	B8	C1	C2	D1	D2	Sui g
Planning Policy Designations			Description of development and additional comments													
Tilehurst TI-N-0020 SU676730 0.75	Thames Valley School, 2 Conwy Close Tilehurst RG30 4BZ	180080 FUL The National Autistic Society Academies Trust	Already comp 2018 Comp during 2018-19 Under 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 0 750	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			First floor extension to Thames Valley School, revised drop off parking and additional parking spaces for cars and motor bikes.													
Tilehurst TI-N-0021 SU699739 0.07	Equity House, 4-6 School Road Tilehurst RG31 5AL	180094 COU Zainabiya Reading Centre	Already comp 2018 Comp during 2018-19 Under Construction Not started	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 0 0	0 0 0 0	0 0 0 0	0 179 0 0	0 0 0 0	0 0 0 0
Defined Centre? - Tilehurst Triangle Core Emp Area? - None			Change of use from B1 (offices) to D1 (non-residential institution) for use as a community facility offering space for worship, training, education and meetings with associated works which include an extension to the front and a low boundary fence to demark the site area at the front.													
Tilehurst TI-N-0022 SU675734 0.99	Moorlands Primary School Church End Lane Tilehurst RG30 4UN	180171 REG3 Reading Borough Council	Already comp 2018 Comp during 2018-19 Under 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 1139	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			School expansion from a 2FE (420 pupils) to a 3FE (630 pupils) to include two, two-storey double modular units, one single storey modular building and two single storey extensions, demolition of single temporary classroom, retention of 2 double modular units, external landscaping and increase in car parking including on Recreation Ground.													
Tilehurst TI-N-0023 SU671736 0.03	30a Gratwicke Road Tilehurst RG30 4TT	182094 COU Mr & Mrs Glass	Already comp 2018 Comp during 2018-19 Under 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	0 170 0 0
Defined Centre? - None Core Emp Area? - None			Retrospective planning permission for the change of use of a 6-bedroom HMO (C4 class) to a 7-bedroom HMO (Sui Generis) for a maximum of 7 professionals.													
Tilehurst TI-R-0019 SU671739 0.01	14a Lemart Close Tilehurst RG30 4UE	172194 PRA Mr John Hayes	Already comp 2018 Comp during 2018-19 Under 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 -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
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.													

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Planning Policy Designations			Description of development and additional comments													
Whitley WH-N-0001 SU713689 3.36	Reading International Business Park A33 Relief Road RG2 6DH	090530 VARIAT Akeler Developments Ltd	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 33910	-5868 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Variation of conditions on 060942, which was an EXT for 990690 for redevelopment of bottling plant to provide offices (Reading 360). Demolition complete and counted in previous years.													
Whitley WH-N-0012/1 SU699697 2.60	Plot 3.2 400-450 Longwater Avenue RG2 6GP	080571 REM Prudential Assurance Co Ltd	Already comp 2018 Comp during 2018-19 Under 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? - 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 2018 Comp during 2018-19 Under 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 28066 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - Green Park			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. 180639 increases the floorspace by 645 sq m. 181723 (NMA) increases floorspace by 214 sq m.													
Whitley WH-N-0013 SU700695 0.00	Plot 8 600 South Oak Way RG1 6AD	070488 REM Prudential Assurance Co Ltd	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 20430	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - Green Park			Reserved matters pursuant to o/l permission 85/00691 for a 5 storey bldg for open business use (20,430 sqm on 2.9 ha) with parking, servicing & landscaping. Exceeds total floorspace permitted under 85/00691 by 6,779 sqm.													
Whitley WH-N-0016/1 SU698702 24.65	Pingemead Business Park & Land adj to Longwater Avenue	102172 OUT St Edward And Prudential Assurance Company Ltd	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 122 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	-3520 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	-191 0 0 0	0 0 0 1850	0 0 0 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), 162050 Ph 2c, 160700 Ph 3a, 170095/96 Ph 3b, 170087 Ph 3c, 180546 Ph 4, 161893 Ph 5, 171017 Ph 6b.													

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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-0016/2 SU696702 1.44	Green Park Village Longwater Avenue	171019 FUL St. Edward Homes Limited	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	556	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - None Core Emp Area? - None			Development for 339 dwellings, 556 sqm retail (A1, A2, A3, A4, A5), residents' gym and car parking, and other associated works (Phase 6A). Replaces part of O/L 102172 for offices, for which figures are zero in 102172 to avoid double counting.													
Whitley WH-N-0016/3 SU699701 0.94	Green Park Village Longwater Avenue	180691 FUL St. Edward Homes Limited	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	2263	0	0
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - None Core Emp Area? - None			A planning application for a 2 Form Entry Primary School, associated playing space, car parking, pedestrian and cycle routes, services & infrastructure, landscaping and other associated works (supersedes school element of 102172).													
Whitley WH-N-0020/1 SU715706 40.00	Kennet Island Manor Farm Road	050823 OUT Foudry/Kennet Properties Ltd	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	2323	0	0	0	0	73102	0	0	0	0	0	4000	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 superseded by 120408. Remaining B1 is for W of A33. Residential element now complete.													
Whitley WH-N-0020/3 SU711703 3.40	Foudry Place & 22 Commercial Road	120408 OUT Kennet Properties And Inchcape Estates Ltd	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	13860
			Comp during 2018-19	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	2295	0	0	1400	0	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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	28442	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.													

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Planning Policy Designations			Description of development and additional comments													
Whitley WH-N-0025/2 SU715693 6.17	Worton Grange Imperial Way	151944 OUT Kier Reading LLP	Already comp 2018	1858	0	0	0	0	0	0	2452	0	0	0	0	0
			Comp during 2018-19	0	557	270	741	0	0	0	0	4134	0	0	0	2667
			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			O/L for 175 homes, & FUL for 12 B1c/B2/B8 units, 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 showroom from 1115-1272 sq m.													
Whitley WH-N-0041/2 SU717709 0.29	ATOM Gillette Way RG2 OBS	161119 FUL STP LLP	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	814	0
Defined Centre? - Whitley Core Emp Area? - None			Extension to trampoline park.													
Whitley WH-N-0049 SU700705 3.54	Land west of Longwater Avenue RG2 6GP	141944 REG3 Reading Borough Council	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	6106
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
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 2018	0	0	-761	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	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	1235
			Not started	0	0	0	0	0	0	0	0	0	0	0	0	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 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
			Comp during 2018-19	0	0	0	0	0	0	0	0	0	0	0	0	0
			Under Construction	0	0	0	0	0	-287	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 units 9, 10 and 11 from B1 office to C3 residential to create 4 flats.													

READING BOROUGH COUNCIL - NON-RESIDENTIAL COMMITMENTS 2019

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-0057 SU712720 0.59	4 Acre Road RG2 0SX	170412 FUL Business Moves Group	Already comp 2018 Comp during 2018-19 Under 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													
Whitley WH-N-0059 SU720692 0.19	155-159 Whitley Wood Lane RG2 8PW	180858 FUL Waddington Forbes Homes Ltd	Already comp 2018 Comp during 2018-19 Under 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 0 0 0
Defined Centre? - None Core Emp Area? - None			4no semi-detached dwellings with new access from Salford Close following demolition of existing storage buildings. See 170519 for alternative outline permission for 4 houses on smaller site.													
Whitley WH-N-0060 SU715704 1.54	452 Basingstoke Road RG2 0QE	162108 FUL Procter & Gamble Limited	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	-850 0 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	-153 0 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 2018 Comp during 2018-19 Under 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 11067 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0
Defined Centre? - None Core Emp Area? - None			Erection of two 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 2018 Comp during 2018-19 Under Construction Not started	0 0 0 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.													

READING BOROUGH COUNCIL - NON-RESIDENTIAL COMMITMENTS 2019

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-0063 SU713697 0.66	Unit 10 Worton Drive RG2 0TG	172297 COU Volvo Group UK Ltd	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 -2850 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 3035 0 0
Defined Centre? - None Core Emp Area? - South of Basingstoke Road			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.													
Whitley WH-N-0064 SU720692 0.04	96 Whitley Wood Lane RG2 8PP	180464 COU Dr Gargav	Already comp 2018 Comp during 2018-19 Under 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 -197 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 to 2 self contained flats.													
Whitley WH-N-0065 SU709693 1.60	Imperium Building Imperial Way RG2 0TD	181518 COU EEF	Already comp 2018 Comp during 2018-19 Under 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 -2658	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 0	0 0 0 2658
Defined Centre? - None Core Emp Area? - South of Basingstoke Road			Change of use of 2nd floor (2658sqm GIA) to a flexible use comprising either, office (class B1a), or a mixed use consisting of office (B1a) and training and commercial conference facilities (Sui Generis) and physical works to replace high level glazing with louvres and install plant on the roof space.													
Whitley WH-N-0067 SU711699 1.29	Unit 1 Acre Road RG2 0SU	181059 FUL South Yorkshire Pensions Authority c/o Aberdeen Standard Investments	Already comp 2018 Comp during 2018-19 Under 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 6183	0 0 0 -6183	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? - South of Basingstoke Road			Change of use from storage and distribution (Class B8) to a flexible Class B2/B8 use													
Whitley WN-N-0066 SU708697 15.47	Land at Madejski Stadium Shooters Way RG2 0FL	160199 OUT Reading Prop Co	Already comp 2018 Comp during 2018-19 Under Construction Not started	0 0 0 472	0 0 0 0	0 0 0 728	0 0 0 728	0 0 0 0	0 0 0 1972	0 0 0 0	0 0 0 23605	0 0 0 0	0 0 0 0	0 0 0 23271	0 0 0 22281	0 0 0 22281
Defined Centre? - None Core Emp Area? - None			O/L for residential for up to 422 units; FUL for 196 units, convention centre, ice rink, 246 bedroom hotel and up to 102 serviced apartments, car parking, retail space (A1 and A3/A4), office and community space, public open space.													

7. SCHEDULE OF INDIVIDUAL 'SOFT COMMITMENTS'

READING BOROUGH COUNCIL - NON-RESIDENTIAL COMMITMENTS 2019

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	1-2	180863 COU	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
	Market Place	City Pub Group PLC	Comp during 2018-19	0	0	0	0	0	0	0	0	0	0	0	0	0
SU717734			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
0.07	RG1 2EQ		Not started	0	-640	0	436	0	-940	0	0	850	0	0	0	-10
Defined Centre? - Central Area			Change of use from bank (A2) and offices (B1a), to a food hall with bars (A3/A4) at ground floor level, 24 guest hotel bedrooms (C1) at 1st and 2nd floor levels and bar (A4) at third floor level with alterations to create roof top terrace													
Core Emp Area? - None																
Abbey	18	171808 FUL	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
	Waylen Street	Bangladesh Association of Greater Reading	Comp during 2018-19	0	0	0	0	0	0	0	0	0	0	0	0	0
SU708732			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
0.04			Not started	0	0	0	0	0	0	0	0	0	0	0	0	0
Defined Centre? - None			Retrospective planning application for the demolition of a pre-existing extension and the construction of a two storey rear extension, and the erection of a boundary wall adjacent to the highway.													
Core Emp Area? - None																
Battle	53-55	170134 COU	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
	Argyle Road	Aum Developments Ltd	Comp during 2018-19	0	0	0	0	0	0	0	0	0	0	0	0	0
SU702732			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
0.04	RG1 7YL		Not started	0	0	0	0	0	0	0	0	0	0	-474	0	0
Defined Centre? - None			Conversion from D1 use (former mental health Clinic) to C3 use as 10 self contained flats, three storey side/rear extension, associated access, parking, private amenity space, bin and cycle store.													
Core Emp Area? - None																
Katesgrove	34-38	181117 FUL	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
	Southampton Street	MacNiven Quays Ltd	Comp during 2018-19	0	0	0	0	0	0	0	0	0	0	0	0	0
SU715729			Under Construction	0	0	0	0	0	0	0	0	0	0	0	0	0
0.03	RG1 2QL		Not started	0	0	0	-331	0	0	0	0	0	0	0	0	0
Defined Centre? - Central Area			Erection of a basement and 4-storey building to provide 11 (1x studio, 8x1-bed & 2x2-bed) residential units and associated works following the demolition of the existing buildings (basement & 3- storey public house and 2-storey residential building)													
Core Emp Area? - None																
Park	27	161779 FUL	Already comp 2018	0	0	0	0	0	0	0	0	0	0	0	0	0
	Hamilton Road	Baronscroft Ltd	Comp during 2018-19	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													
Core Emp Area? - None																

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