

RESIDENTIAL PLANNING COMMITMENTS

AT 31 MARCH 2018

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



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EXECUTIVE SUMMARY

This publication looks at commitments for housing in Reading Borough at 31 March 2018. It deals with change in the number of dwellings, based on the planning process. It includes those sites that have planning permission (hard commitments) and those that have been identified in principle as being suitable for housing development (soft commitments).

The key net figures for Reading Borough for the monitoring year 1 April 2017 to 31 March 2018 are summarised below:

Newly permitted dwellings	With permission but not started	Under construction	Total hard commitments outstanding (N/S + U/C)	Soft commitments	Total hard and soft	Completed	Lapsed
1,402	2,769	1,206	3,975	2,981	6,338	700	84

The figures demonstrate continued healthy delivery of new housing this year, slightly above Reading's objectively assessed need, continuing the trend of recent years. The number of dwellings under construction is at its highest level for decades, meaning that 2018 promises to maintain the good numbers of completions. The number of dwellings that have received planning permission this year was the highest for 15 years, which means there remains the prospect of good housing delivery in the immediate future, particularly as the sites which are 'soft commitments' are also high this year.

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1. INTRODUCTION AND BACKGROUND

- 1.1 This document summarises the results of the 2018 survey of Residential Planning Commitments in Reading Borough. Its purpose is to monitor change in the number of dwellings. It is not therefore concerned with changes to the size or form of existing dwellings, unless it would result in a different number of dwellings.
- 1.2 A dwelling includes all forms of permanent residential accommodation (houses, flats, maisonettes etc), excluding caravans, holiday homes, granny annexes and certain types of communal housing such as old people's homes (where care is provided), nurses' and students' hostels and houses in multiple occupation with three or more people¹.
- 1.3 The changes in dwellings are monitored through the planning process. This document shows the overall change in numbers of residential units in terms of what has planning permission at 31 March 2018, and what has been completed during the monitoring year (1 April 2017 to 31 March 2018). As such, it is a major input into the Annual Monitoring Report, and into other housing monitoring tools, such as housing trajectories and the 5-Year Housing Land Supply.
- 1.4 Surveys of housing commitments have been produced annually for the Berkshire area since 1976. Before 1982 the surveys recorded commitments outstanding at 30 June each year. Since 1982 the survey date has been 31 March. Information relating to conversions, demolitions and changes of use has been included since 1994.
- 1.5 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.
- 1.6 The notes in the sections 1 to 3 of this report explain the background to the residential commitments, the methodology involved in carrying out the survey and how to use the schedules.
- 1.7 Section 4 contains the summary tables. These set out summary information for the number of dwellings that are at various stages of the process, including completions, dwellings under construction and new permissions. More details on what is contained in the summary tables is set out in section 3.
- 1.8 Section 5 looks at how the figures from this year's commitments survey compare to those from previous years.
- 1.9 Sections 6 and 7 contain the detailed schedules of the residential sites that have fed into the summary tables, which list all sites with a commitment for

¹ In 2013, an Article 4 Direction came into force in much of Katesgrove, Park and Redlands wards to restrict changes of use from C3 dwellinghouses to C4 small houses in multiple occupation (up to 3 unrelated people). An additional Article 4 Direction came into force for Jesse Terrace, west of the town centre, in 2016. For the purposes of the figures in this document, a change of use from C3 to C4 is not counted as a change in the number of dwellings. This is because, since the Article 4 Direction only applies to a specific part of the Borough, these changes cannot be monitored consistently across Reading. In addition, a change of use back from C4 to C3 does not require planning permission, so also cannot be reliably monitored.

housing development within the monitoring year and describe their status at 31 March 2018.

- 1.10 This document has been produced alongside the Non-Residential Planning Commitments at 31 March 2018 document.
- 1.11 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 housing commitments surveys are updated and published each year, covering the monitoring year 1 April to 31 March. The survey is updated in three main stages as follows:

1. All outstanding housing commitments from the 2017 survey² were identified, together with relevant planning permissions granted between 1 April 2017 - 31 March 2018. Relevant information, such as whether they would be classed as 'greenfield' or 'brownfield', was also recorded (see paragraph 3.4).
2. All sites were visited by Council officers in order to obtain information on development progress (i.e. number of units completed, under construction and not started). These visits were carried out as soon after 31 March 2018 as possible, generally during April and May 2018.
3. Finally, the survey information was organised and analysed, and the document prepared for publication.

2.2 Sites which have any of the following characteristics are included in both this document and the Non-Residential Commitments document at March 2018:

- a. Sites with alternative residential and non-residential commitments
- b. Sites with a commitment for mixed-use including both residential and non-residential use; and
- c. Sites where there is a loss of non-residential for residential use, or vice versa.

² http://www.reading.gov.uk/media/7259/Residential-Commitments-2017/pdf/Residential_Commitments_16_17.pdf

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 present 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 following information:
- Number of new build dwellings
 - Number of dwellings demolished (or to be demolished)
 - Number of new dwellings gained through conversion of existing residential
 - Number of dwellings lost through conversion of existing residential
 - Number of new dwellings gained through change of use to residential
 - Number of dwellings lost through change of use from residential
 - Net change in dwellings (the total of the gains and losses in the other columns)

- 3.4 As well as an overall total for the Borough, totals within a number of 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

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

SDPD. The boundary used for monitoring this is the definition of South Reading in Chapter 13 of the SDPD.

- Core Employment Areas - 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 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.

- **By Type**

Residential commitments have in the past been broken down into 'brownfield' and 'greenfield' commitments. 'Brownfield' means previously-developed land, and 'greenfield' means previously undeveloped land. It is useful to continue to show this in the table. It is important to note that the definition of 'brownfield' in national policy changed in 2010 to exclude residential gardens. This means that there are inevitably more developments that are counted as 'greenfield' than was the case prior to 2010. It is also important to note that the description as 'brownfield' and 'greenfield' applies to their status after this change in definition, and does not take into account whether they would have been considered as 'brownfield' at the time they were granted permission.

- **By Size**

Residential commitments have in the past been broken down into large, medium and small commitments. It is therefore useful to continue to show this information. The definitions are as follows:

- Large: residential development on sites of greater than 1 ha;
- Medium: residential development on sites of less than 1 ha, but with a net change of 10 or more dwellings;
- Small: residential development on sites of less than 1 ha and with a net change of less than 10 dwellings.

3.5 The seven tables are divided by status, and these are described below.

3.6 **Table 1** shows the number of dwellings with planning permission (including both full and outline) but not yet started at 31 March 2018.

3.7 **Table 2** shows the number of dwellings with planning permission that were under construction at 31 March 2018. The construction process for new build dwellings does not include the clearing of the site (although this will be counted against demolition, if it involves demolition of dwellings), but starts from the digging of footings and laying of foundations, and ends when

work has completed⁴. For conversions or changes of use, this includes the period of making internal alterations.

- 3.8 **Table 3** shows the total number of dwellings outstanding at 31 March 2018. This consists of those not started and those under construction, and therefore is a sum of tables 1 and 2.
- 3.9 **Table 4** shows the number of dwellings without planning permission but accepted in principle at 31 March 2018. These are known as 'soft commitments', and relate to the schedule set out at Section 7. There are two types of 'soft commitment':
- Sites where there has been a resolution to grant permission, often at Planning Applications Committee, but where the decision had not been officially issued at 31 March 2018. Usually, this is where the permission is awaiting the signing of a Section 106 Agreement.
 - Sites which are allocated for residential development in an adopted development plan but where planning permission has not yet been granted. Sites are only included where a dwelling number is specified in the policy (and therefore excludes Major Opportunity Areas from the RCAAP). Sites in an emerging plan are not included, so proposed allocations in the draft Reading Borough Local Plan (submitted in March 2018) are not shown.
- 3.10 The inclusion of such soft commitment sites in the document and their likely dwelling capacity 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 housing development. All future planning applications on these sites will be considered on their individual merits by the Council.
- 3.11 **Table 5** shows the number of dwellings completed between 1 April 2017 and 31 March 2018. A dwelling is completed for these purposes when work on it has ended, even if it is still unoccupied. This figure inputs into other housing monitoring work, where it is judged against housing provision targets.
- 3.12 **Table 6** shows the number of dwellings newly permitted between 1 April 2017 and 31 March 2018. Its purpose is to show where new sites are coming forward. As such, it does not include developments which are the same as, or similar to, previous or existing permissions on the same site.
- 3.13 **Table 7** shows the number of dwellings for which planning permission had lapsed between 1 April 2017 and 31 March 2018. Planning permissions are generally subject to a condition requiring that work begins within a certain period, and an unimplemented permission lapses when that period runs out. Once lapsed, the developments no longer have planning permission. Although local planning authorities may specify a different timescale if necessary, most permissions use a standard period of three years.

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.

UNDERSTANDING THE INDIVIDUAL SCHEDULES

- 3.14 Sections 6 and 7 list the individual sites which have fed into the overall figures in section 4.
- 3.15 Section 6 lists the 'hard commitments'. Hard commitments are sites with planning permission.
- 3.16 Section 7 lists the 'soft commitments'. Soft commitments are sites without a planning permission, but where the principle of residential development has been agreed. See paragraph 3.9 above.
- 3.17 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.
 - **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**
 - **Application number and type**
The number and type of the main or most up-to-date planning application on the site. On some sites, there will have been more than one application, including extensions of time, outline or reserved matters, variations of condition etc. Where possible, the description of development and comments in the schedule refers to other relevant permissions.

The types of application 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.

- CNV: Application to convert existing residential into a different number of residential units.
- COU: Application for a change of use, either to or from residential.
- 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, the policy reference is used instead of an application number.

- **Applicant**

The person or organisation who applied for planning permission.

- **Number of dwellings**

This shows the number of dwellings (showing the number that are new build, the total of demolitions, conversions and changes of use, and the overall net change) against the status of those dwellings. The columns show the following:

- Perm - overall number permitted at 31st March 2018.
- Comp Total - the total number of dwellings completed on that site by 31 March 2018.
- Comp 17-18 - the number of dwellings that were completed between 1 April 2017 and 31 March 2018.
- Under Constr - the number of dwellings under construction at 31 March 2018.
- Not Strtd - the number of dwellings not yet started at 31 March 2018.

- Total Outst - the total number of dwellings not yet completed at 31 March 2018, i.e. the sum of those not started and under construction.

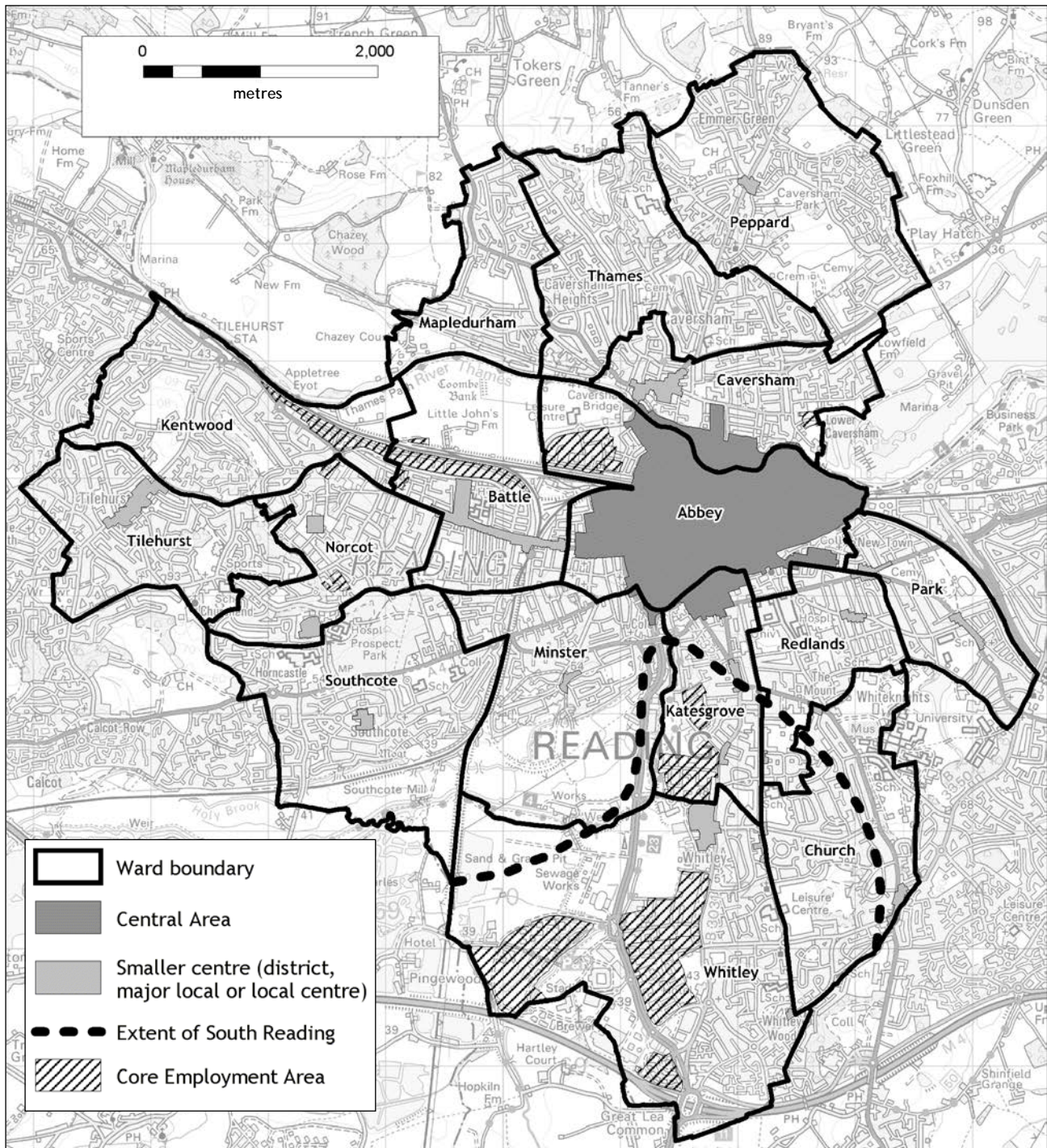
Where a development has lapsed (see above) or has been superseded by a different permission on the same site, all of the figures above will be zero, to avoid double-counting. If so, the schedule will state 'Lapsed' or 'Superseded' underneath the Applicant. Likewise, the figures will be zero if the figures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

For the soft commitments in section 7, only one overall set of figures is shown, because no progress can be made until the development has planning permission.

- **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.
- **Size**
Whether a development is Large, Medium or Small (see paragraph 3.4)

Figure 1: Wards and Development Plan Designations in Reading

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4. SUMMARY TABLES

Table 1 - Planning Permissions (Hard Commitments) Not Started

	New Build	Demolition	Conversion Gain	Conversion Loss	Change of Use Gain	Change of Use Loss	Net Change
Reading Borough Total	2,499	92	41	16	344	7	2,769
By Ward							
Abbey	1,405	0	10	3	280	1	1,691
Battle	3	0	6	1	4	4	8
Caversham	41	0	4	2	2	0	45
Church	13	1	0	0	0	0	12
Katesgrove	98	0	2	1	10	0	109
Kentwood	21	1	0	0	8	0	28
Mapledurham	3	1	0	0	0	0	2
Minster	66	0	1	2	20	1	84
Norcot	190	82	5	2	4	1	114
Park	65	0	3	2	0	0	66
Peppard	11	2	0	0	0	0	9
Redlands	0	0	4	1	10	0	13
Southcote	21	0	4	1	0	0	24
Thames	7	5	0	0	0	0	2
Tilehurst	19	0	2	1	2	0	22
Whitley	536	0	0	0	4	0	540
By Development Plan Designation							
Central Reading	1,482	0	5	2	259	0	1,744
Smaller Centres	46	0	4	2	7	0	55
<i>Town Centres Sub-Total</i>	<i>1,528</i>	<i>0</i>	<i>9</i>	<i>4</i>	<i>266</i>	<i>0</i>	<i>1,799</i>
South Reading Total	605	1	0	0	4	0	608
Core Employment Areas Total	0	0	0	0	0	0	0
By Type							
Brownfield	2,013	91	41	16	344	7	2,284
Greenfield	486	1	0	0	0	0	485
By Size							
Large	1,703	82	0	0	0	0	1,621
Medium	709	0	0	0	240	0	949
Small	87	10	41	16	104	7	199

Table 2 - Planning Permissions (Hard Commitments) Under Construction

	New Build	Demolition	Conversion Gain	Conversion Loss	Change of Use Gain	Change of Use Loss	Net Change
Reading Borough Total	797	0	18	9	400	0	1,206
By Ward							
Abbey	114	0	0	0	124	0	238
Battle	7	0	0	0	4	0	11
Caversham	7	0	0	0	6	0	13
Church	2	0	0	0	0	0	2
Katesgrove	8	0	2	1	178	0	187
Kentwood	0	0	0	0	7	0	7
Mapledurham	2	0	0	0	0	0	2
Minster	104	0	5	1	1	0	109
Norcot	19	0	0	0	0	0	19
Park	0	0	0	0	2	0	2
Peppard	2	0	0	0	0	0	2
Redlands	3	0	11	7	78	0	85
Southcote	72	0	0	0	0	0	72
Thames	1	0	0	0	0	0	1
Tilehurst	43	0	0	0	0	0	43
Whitley	413	0	0	0	0	0	413
By Development Plan Designation							
Central Reading	104	0	0	0	283	0	387
Smaller Centres	2	0	0	0	6	0	8
<i>Town Centres Sub-Total</i>	<i>106</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>289</i>	<i>0</i>	<i>395</i>
South Reading Total	469	0	0	0	0	0	469
Core Employment Areas Total	0	0	0	0	0	0	0
By Type							
Brownfield	531	0	18	9	400	0	940
Greenfield	266	0	0	0	0	0	266
By Size							
Large	556	0	0	0	0	0	556
Medium	169	0	5	1	338	0	511
Small	72	0	13	8	62	0	139

Table 3 - Planning Permissions (Hard Commitments) Outstanding*

	New Build	Demolition	Conversion Gain	Conversion Loss	Change of Use Gain	Change of Use Loss	Net Change
Reading Borough Total	3,296	92	59	25	744	7	3,975
By Ward							
Abbey	1,519	0	10	3	404	1	1,929
Battle	10	0	6	1	8	4	19
Caversham	48	0	4	2	8	0	58
Church	15	1	0	0	0	0	14
Katesgrove	106	0	4	2	188	0	296
Kentwood	21	1	0	0	15	0	35
Mapledurham	5	1	0	0	0	0	4
Minster	170	0	6	3	21	1	193
Norcot	209	82	5	2	4	1	133
Park	65	0	3	2	2	0	68
Peppard	13	2	0	0	0	0	11
Redlands	3	0	15	8	88	0	98
Southcote	93	0	4	1	0	0	96
Thames	8	5	0	0	0	0	3
Tilehurst	62	0	2	1	2	0	65
Whitley	949	0	0	0	4	0	953
By Development Plan Designation							
Central Reading	1,586	0	5	2	542	0	2,131
Smaller Centres	48	0	4	2	13	0	63
<i>Town Centres Sub-Total</i>	<i>1,634</i>	<i>0</i>	<i>9</i>	<i>4</i>	<i>555</i>	<i>0</i>	<i>2,194</i>
South Reading Total	1,074	1	0	0	4	0	1,077
Core Employment Areas Total	0	0	0	0	0	0	0
By Type							
Brownfield	2,544	91	59	25	744	7	3,224
Greenfield	752	1	0	0	0	0	751
By Size							
Large	2,259	82	0	0	0	0	2,177
Medium	878	0	5	1	578	0	1,460
Small	159	10	54	24	166	7	338

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

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

	New Build	Demolition	Conversion Gain	Conversion Loss	Change of Use Gain	Change of Use Loss	Net Change
Reading Borough Total	2,956	3	0	0	28	0	2,981
By Ward							
Abbey	1,385	0	0	0	19	0	1,404
Battle	120	0	0	0	0	0	120
Caversham	0	0	0	0	0	0	0
Church	0	0	0	0	0	0	0
Katesgrove	60	0	0	0	0	0	60
Kentwood	17	0	0	0	0	0	17
Mapledurham	0	0	0	0	0	0	0
Minster	0	0	0	0	0	0	0
Norcot	0	0	0	0	0	0	0
Park	15	0	0	0	9	0	24
Peppard	76	3	0	0	0	0	73
Redlands	28	0	0	0	0	0	28
Southcote	44	0	0	0	0	0	44
Thames	0	0	0	0	0	0	0
Tilehurst	20	0	0	0	0	0	20
Whitley	1,191	0	0	0	0	0	1,191
By Development Plan Designation							
Central Reading	1,445	0	0	0	19	0	1,464
Smaller Centres	577	0	0	0	0	0	577
<i>Town Centres Sub-Total</i>	<i>2,022</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>19</i>	<i>0</i>	<i>2,041</i>
South Reading Total	1,191	0	0	0	0	0	1,191
Core Employment Areas Total	0	0	0	0	0	0	0
By Type							
Brownfield	2,914	0	0	0	28	0	2,942
Greenfield	42	3	0	0	0	0	39
By Size							
Large	2,471	0	0	0	0	0	2,471
Medium	475	3	0	0	19	0	491
Small	10	0	0	0	9	0	19

*Includes adopted Development Plan allocations only where a dwelling figure is specified, i.e. excludes RCAAP Major Opportunity Areas

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

	New Build	Demolition	Conversion Gain	Conversion Loss	Change of Use Gain	Change of Use Loss	Net Change
Reading Borough Total	477	36	72	29	219	3	700
By Ward							
Abbey	56	0	11	3	116	1	179
Battle	6	0	19	8	3	0	20
Caversham	7	0	3	3	4	0	11
Church	2	1	0	0	0	0	1
Katesgrove	0	0	9	3	23	0	29
Kentwood	4	0	0	0	2	0	6
Mapledurham	1	2	2	1	0	0	0
Minster	33	1	1	2	9	0	40
Norcot	14	31	2	1	3	0	-13
Park	3	0	6	4	1	0	6
Peppard	1	1	2	1	0	0	1
Redlands	33	0	17	3	56	2	101
Southcote	36	0	0	0	0	0	36
Thames	1	0	0	0	0	0	1
Tilehurst	4	0	0	0	2	0	6
Whitley	276	0	0	0	0	0	276
By Development Plan Designation							
Central Reading	56	0	4	1	137	1	195
Smaller Centres	2	0	15	5	9	0	21
Town Centres Sub-Total	58	0	19	6	146	1	216
South Reading Total	280	0	6	2	1	1	284
Core Employment Areas Total	0	0	0	0	0	0	0
By Type							
Brownfield	412	36	72	29	219	3	635
Greenfield	65	0	0	0	0	0	65
By Size							
Large	340	30	0	0	0	0	310
Medium	84	0	0	0	165	0	249
Small	53	6	72	29	54	3	141

Table 6 - Planning Permissions (Hard Commitments) Permitted During 2017-2018*

	New Build	Demolition	Conversion Gain	Conversion Loss	Change of Use Gain	Change of Use Loss	Net Change
Reading Borough Total	1,097	15	76	31	282	7	1,402
By Ward							
Abbey	886	0	11	3	138	1	1,031
Battle	3	0	19	6	4	4	16
Caversham	2	0	5	4	6	0	9
Church	12	2	0	0	0	0	10
Katesgrove	91	0	5	2	26	0	120
Kentwood	3	1	0	0	3	0	5
Mapledurham	3	2	2	1	0	0	2
Minster	8	1	1	2	20	1	25
Norcot	7	1	4	2	4	0	12
Park	56	0	3	2	0	0	57
Peppard	8	3	2	1	0	0	6
Redlands	0	0	18	6	79	1	90
Southcote	1	0	4	1	0	0	4
Thames	7	5	0	0	0	0	2
Tilehurst	4	0	2	1	2	0	7
Whitley	6	0	0	0	0	0	6
By Development Plan Designation							
Central Reading	958	0	2	1	164	1	1,122
Smaller Centres	0	0	11	3	12	0	20
<i>Town Centres Sub-Total</i>	<i>958</i>	<i>0</i>	<i>13</i>	<i>4</i>	<i>176</i>	<i>1</i>	<i>1,142</i>
South Reading Total	16	1	0	0	0	0	15
Core Employment Areas Total	0	0	0	0	0	0	0
By Type							
Brownfield	1,065	14	76	31	282	7	1,371
Greenfield	32	1	0	0	0	0	31
By Size							
Large	427	0	0	0	0	0	427
Medium	586	0	0	0	214	0	800
Small	84	15	76	31	68	7	175

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

Table 7 - Planning Permissions (Hard Commitments) Lapsed*

	New Build	Demolition	Conversion Gain	Conversion Loss	Change of Use Gain	Change of Use Loss	Net Change
Reading Borough Total	33	1	0	0	53	1	84
By Ward							
Abbey	17	0	0	0	32	0	49
Battle	0	0	0	0	0	0	0
Caversham	0	0	0	0	0	0	0
Church	4	1	0	0	0	0	3
Katesgrove	0	0	0	0	18	1	17
Kentwood	0	0	0	0	0	0	0
Mapledurham	0	0	0	0	0	0	0
Minster	8	0	0	0	0	0	8
Norcot	0	0	0	0	0	0	0
Park	4	0	0	0	0	0	4
Peppard	0	0	0	0	0	0	0
Redlands	0	0	0	0	3	0	3
Southcote	0	0	0	0	0	0	0
Thames	0	0	0	0	0	0	0
Tilehurst	0	0	0	0	0	0	0
Whitley	0	0	0	0	0	0	0
By Development Plan Designation							
Central Reading	8	0	0	0	46	0	54
Smaller Centres	0	0	0	0	0	0	0
<i>Town Centres Sub-Total</i>	<i>8</i>	<i>0</i>	<i>0</i>	<i>0</i>	<i>46</i>	<i>0</i>	<i>54</i>
South Reading Total	4	1	0	0	0	0	3
Core Employment Areas Total	0	0	0	0	0	0	0
By Type							
Brownfield	33	1	0	0	53	1	84
Greenfield	0	0	0	0	0	0	0
By Size							
Large	0	0	0	0	0	0	0
Medium	0	0	0	0	41	0	41
Small	33	1	0	0	12	1	43

*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. COMPARISON WITH PREVIOUS YEARS

- 5.1 This section compares the key headline figures from the 2018 survey (i.e. dwellings completed, dwellings under construction, dwellings completed and new dwellings permitted) against the figures from previous surveys.

Table 8: Key Figures - Comparison with Previous Years

	Completed (net)	Under Construction (net)	Not Started (net)	New Permissions (net)
2007	637	1,028	2,706	624
2008	837	852	2,825	520
2009	782	593	3,355	1,036
2010	693	533	3,536	733
2011	321	688	2,693	142
2012	312	599	3,806	1,350
2013	474	424	3,809	667
2014	361	719	3,601	544
2015	635	998	2,883	764
2016	751	1,060	2,221	393
2017	717	1,003	2,353	1,172
2018	700	1,206	2,769	1,402

- 5.2 In terms of completions, Table 8 shows that there continues to be a healthy supply of completions, although the figures are slightly below 2016 and 2017 levels of completions. New completions are marginally above Reading's objectively assessed housing need from the recent Berkshire Strategic Housing Market Assessment (699 per annum). In part the somewhat lower figure is due to some demolition taking place at Dee Park in advance of new development. As last year, changes of use continue to make up a large proportion of supply, in this case around one third of completions, although conversions of office to residential have slowed a little from last year.
- 5.3 The number of dwellings under construction has reached its highest level for decades, slightly above the previous peak of 1,195 in 2003-4. Large sites currently under construction include Green Park Village, the remaining phase of Kennet Island, the former Elvian School, 5-9 Berkeley Avenue, Coley Park and Worton Grange, as well as town centre developments such as the new residential tower at 120 Kings Road and a number of conversions from offices to residential. 2018 looks likely to therefore be another good year for housing delivery.
- 5.4 The number of dwellings not started has increased from last year, which was low by historic standards, as it has been boosted by new permissions. This shows that there is no immediate shortage of land for housing.
- 5.5 New permissions have been at their highest level in 15 years. In particular, some significant town centre developments at Weldale Street, Napier Road and Friar Street have received planning permission. There are additional major developments where permission is awaiting the signature of a Section 106 agreement, in particular at Kenavon Drive and the Royal Elm Park proposal at the Madejski Stadium, which are included within the 'soft commitment' figures.

6. SCHEDULE OF INDIVIDUAL 'HARD COMMITMENTS'

READING BOROUGH COUNCIL - RESIDENTIAL COMMITMENTS 2018

Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Build Type and Progress							Description of development and comments
				Perm	Comp Total	Comp 17-18	Under Constr	Not Strtd	Total Outst	
Abbey AB-R-0362/2 SU714736 0.05	29-35 Station Road RG1 1LG	170772 PRA Titan Properties	New Build De/C/COU NET	0 33 33	0 0 0	0 0 0	0 0 0	0 33 33	0 33 33	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. Size: M
Abbey AB-R-0401 SU716735 1.32	173-175 Friar Street RG1 1BP	061033 FUL Cityscene Properties Ltd	New Build De/C/COU NET	14 0 14	0 0 0	0 0 0	0 0 0	14 0 14	14 0 14	Refurb of shopping arcade, food & drink uses & offices including partial demolition. Erection of health club & fourteen dwellings plus additional arcade & shared ancillary spaces. Listed as under construction in previous years. Size: L
Abbey AB-R-0425 SU707734 0.08	120 Oxford Road RG1 7NL	110492 COU Mr Prajapati & Mr Bhardwaj	New Build De/C/COU NET	6 3 9	6 3 9	6 0 6	0 0 0	0 0 0	0 0 0	Extension of time of 070086 (allowed on appeal) for COU of listed building from offices to three residential units & erection of further residential block creating six units. Size: S
Abbey AB-R-0427 SU710736 0.17	6-14 Weldale Street RG1 7BX	110774 EXT Croft Developments	New Build De/C/COU NET	14 0 14	14 0 14	14 0 14	0 0 0	0 0 0	0 0 0	Extension of the time limit for 081127 for redevelopment of car showroom & yard to provide fourteen apartments comprising of four 1-bed & ten 2-bed. Size: M
Abbey AB-R-0439/2 SU710736 0.01	21 Caversham Road RG1 7BT	110628 FUL Mr Anthony Sharp	New Build De/C/COU NET	11 0 11	11 0 11	11 0 11	0 0 0	0 0 0	0 0 0	Demolition of existing building and erection of 11 x 1-bed flats. Size: M
Abbey AB-R-0484/1 SU711737 2.56	Station Hill Site Station Hill RG1 1NF	090622 OUT Sackville Developments (Reading) Ltd	New Build De/C/COU NET	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	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. Size: L
Abbey AB-R-0484/2 SU711737 2.56	Station Hill Site Station Hill RG1 1NF	130436 OUT Stanhope Developments (Reading) Limited	New Build De/C/COU NET	200 0 200	0 0 0	0 0 0	0 0 0	200 0 200	200 0 200	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. Size: L
Abbey AB-R-0484/3 SU711737 0.77	Plot E & Telecom House Land, Friar St/ Station Hill RG1 1NF	151426 OUT Sackville Developments (Reading) Ltd	New Build De/C/COU NET	275 0 275	0 0 0	0 0 0	0 0 0	275 0 275	275 0 275	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. Size: L

READING BOROUGH COUNCIL - RESIDENTIAL COMMITMENTS 2018

Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Build Type and Progress							Description of development and comments
				Perm	Comp Total	Comp 17-18	Under Constr	Not Strtd	Total Outst	
Abbey AB-R-0492 SU723730 0.07	84 Watlington Street RG1 4RT	111073 FUL Syon Ltd	New Build De/C/COU NET	0 10 10	0 0 0	0 0 0	0 10 10	0 0 0	0 10 10	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 Size: M
Abbey AB-R-0499 SU712738 0.03	53 Greyfriars Road RG1 1PA	120326 FUL DSLS Ltd	New Build De/C/COU NET	6 0 6	6 0 6	6 0 6	0 0 0	0 0 0	0 0 0	Erection of four storey building containing 4 x two bedroom and 2 x one bedroom apartments. Size: S
Abbey AB-R-0516/1 SU712738 0.03	125 Chatham Street RG1 7HT	170979 PRA Zain Reading Ltd	New Build De/C/COU NET	0 8 8	0 0 0	0 0 0	0 0 0	0 8 8	0 8 8	Prior approval for change of use of building from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 8 x 1 bed flats. Size: S
Abbey AB-R-0516/2 SU708734 0.11	125 Chatham Street RG1 7HT	130842 FUL Mr Mohammed Arif <i>Lapsed</i>	New Build De/C/COU NET	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	Erection of two storey extension to accommodate 2x 2-bed flats, 3x 1-bed flats and 2x studio flats and changes to fenestration. Size: S
Abbey AB-R-0529 SU707730 0.07	Land rear of 52 Russell Street RG1 7XH	131337 FUL Nimbus Property Developments Ltd	New Build De/C/COU NET	3 0 3	0 0 0	0 0 0	3 0 3	0 0 0	3 0 3	The erection of a terrace of 3no. 2-bed houses following demolition of garages on land to the rear of 52 Russell Street. Incorrectly shown as lapsed in 2016/17. Size: S
Abbey AB-R-0535 SU712742 0.01	Land adjacent to 86 York Road RG1 8DU	130795 FUL Mr Jack Harvey Album <i>Lapsed</i>	New Build De/C/COU NET	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	Demolition of storage building associated with shop and construction of a 3-bedroom dwelling (Resubmission of 12/00578/FUL). Size: S
Abbey AB-R-0547 SU721731 0.22	60 Queens Road RG1 4BS	141834 PRA Church Commissioners for England <i>Lapsed</i>	New Build De/C/COU NET	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	Prior approval for change of use of ground, first and second floors from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 8 x 2-bed flats and 22 x 1-bed flats. Incorrectly listed as under construction in 2016. Size: M
Abbey AB-R-0549 SU714735 0.02	136-137 Friar Street RG1 1EX	150068 PRA Revelan Group Plc <i>Lapsed</i>	New Build De/C/COU NET	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	Prior approval for change of use of first and second floor Class B1(a) (offices) to C3 (dwellinghouses) to comprise 2 x 1 bedroom apartments. Size: S

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Build Type and Progress							Description of development and comments
				Perm	Comp Total	Comp 17-18	Under Constr	Not Strtd	Total Outst	
Abbey AB-R-0553 SU708731 0.17	57 Baker Street RG1 7XX	141116 FUL Mr W & C Litten <i>Lapsed</i>	New Build De/C/COU NET	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	Residential development of 7no 3-bed and 2no 2-bed dwellings with associated external works. Size: S
Abbey AB-R-0554 SU717734 0.98	Jacksons Corner 1-9 Kings Road RG1 3AS	160849 FUL SG Capital Ltd	New Build De/C/COU NET	15 18 33	0 0 0	0 0 0	0 18 18	15 0 15	15 18 33	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. Size: M
Abbey AB-R-0554/1 SU714736 0.15	Garrard House 30 Garrard Street RG1 1NR	141277 PRA Titan Properties Ltd	New Build De/C/COU NET	0 83 83	0 83 83	0 83 83	0 0 0	0 0 0	0 0 0	Prior Approval Notification for the change of use from B1(a) office to C3 residential for the existing office floorspace. Size: M
Abbey AB-R-0554/2 SU714736 0.15	Garrard House 30 Garrard Street RG1 1NR	160328 FUL Titan Property Development	New Build De/C/COU NET	18 0 18	18 0 18	18 0 18	0 0 0	0 0 0	0 0 0	Extension to include part new fourth floor and new fifth and sixth floors to provide 18 residential units. Size: M
Abbey AB-R-0556 SU712735 0.02	42-43 West Street RG1 1TZ	120725 FUL Bluebird Engineering Ltd	New Build De/C/COU NET	0 4 4	0 4 4	0 4 4	0 0 0	0 0 0	0 0 0	Change of use of first and second floors from D1 non-residential institutions to C3 dwelling houses consisting of 3 x 3 bedroom flats and a 1 x 2 bedroom flat. Size: S
Abbey AB-R-0560 SU723730 0.16	Princes House, 73A London Road RG1 5UZ	150685 PRA Mr Phillip Holmes	New Build De/C/COU NET	0 26 26	0 0 0	0 0 0	0 0 0	0 26 26	0 26 26	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. Size: M
Abbey AB-R-0563 SU709733 0.04	Russell House, 117-119 Oxford Road RG1 7UH	151133 PRA Oxford Homes	New Build De/C/COU NET	0 4 4	0 4 4	0 4 4	0 0 0	0 0 0	0 0 0	Prior approval for change of use of first & second floors from Class B1(a) offices to C3 (dwelling houses) to comprise 4 residential flats. Size: S
Abbey AB-R-0565/1 SU721732 0.06	Upper Grnd Floor Havell House, 62-66 Queens Road RG1 4AZ	160023 PRA Singh Construction	New Build De/C/COU NET	0 3 3	0 0 0	0 0 0	0 0 0	0 3 3	0 3 3	Prior approval for change of use of Upper Ground Floor from Class B1(a) (offices) to C3 (dwelling houses) to comprise 1 X 2-bed and 2 X 1-bed flats. See 151455 for alternative prior approval for the same number of units. Size: S

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Build Type and Progress							Description of development and comments
				Perm	Comp Total	Comp 17-18	Under Constr	Not Strtd	Total Outst	
Abbey AB-R-0565/2 SU721733 0.06	First Floor Havell House, 62-66 Queens Road RG1 4AZ	160026 PRA Singh Construction c/o Oakmont Estate Ltd	New Build De/C/COU NET	0 4 4	0 0 0	0 0 0	0 0 0	0 4 4	0 4 4	Prior approval for change of use of the first floor from Class B1(a) (offices) to C3 (dwelling houses) to comprise of 4 x 1 bed flats. See 151456 for alternative prior approval for the same number of units. Size: S
Abbey AB-R-0565/3 SU721734 0.06	Second Floor Havell House, 62-66 Queens Road RG1 4AZ	160024 PRA Singh Construction	New Build De/C/COU NET	0 4 4	0 0 0	0 0 0	0 0 0	0 4 4	0 4 4	Prior approval for change of use of the second floor from Class B1(a) to C3 (dwelling houses) to comprise of 4 x 1 bed flats. See 151457 for alternative prior approval for the same number of units. Size: S
Abbey AB-R-0565/4 SU721735 0.06	Third Floor Havell House, 62-66 Queens Road RG1 4AZ	160025 PRA Singh Construction	New Build De/C/COU NET	0 2 2	0 0 0	0 0 0	0 0 0	0 2 2	0 2 2	Prior approval for change of use of 3rd floor only from Class B1(a) (offices) to C3 dwelling houses to comprise 2 X 2-bed flats. See 151458 for alternative prior approval for the same number of units. Size: S
Abbey AB-R-0566 SU724733 0.12	173-175 Kings Road RG1 4EX	160775 COU Mrs Christina Meyer	New Build De/C/COU NET	0 15 15	0 15 15	0 15 15	0 0 0	0 0 0	0 0 0	COU from office to 15 (4x1, 10x2 & 1x3-bed) residential units and associated works. Size: M
Abbey AB-R-0574 SU708734 0.14	114 Oxford Road RG1 7NE	150721 FUL Kentwood House Investments Limited	New Build De/C/COU NET	16 0 16	0 0 0	0 0 0	0 0 0	16 0 16	16 0 16	Part 4, part 5 storey building providing 16 (2x1, 13x2 & 1x3-bed) residential units (Class C3) with associated parking and landscaping, following demolition of existing buildings (Class A1 / B8 / nil use). Demolition underway. Size: M
Abbey AB-R-0575/1 SU723732 0.02	130 Queens Road RG1 4DG	170555 PRA Mr Simon Darke	New Build De/C/COU NET	0 6 6	0 0 0	0 0 0	0 6 6	0 0 0	0 6 6	Prior approval for change of use from offices to 6 residential units. 152306 is alternative prior approval for five flats. 161415 (residential commitments) is additional development extending the roof for an additional dwelling. Size: S
Abbey AB-R-0575/2 SU723732 0.02	130 Queens Road RG1 4DG	161415 FUL 132 Queens Road Limited	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	1 0 1	0 0 0	1 0 1	Alterations to and extension of the roof for residential use, new external stairs to front of property providing separate access to basement and landscaping of area to front of property. Size: S
Abbey AB-R-0576 SU721733 0.15	Kings Point, 120 Kings Road RG1 3DA	150019 FUL Carrigmay Developments (Jersey) Limited	New Build De/C/COU NET	103 0 103	0 0 0	0 0 0	103 0 103	0 0 0	103 0 103	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. Size: M

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Build Type and Progress							Description of development and comments
				Perm	Comp Total	Comp 17-18	Under Constr	Not Strtd	Total Outst	
Abbey AB-R-0577 SU710741 0.07	Land at junction of Addison Road and Meadow Road RG4 8NH	130882 FUL Mr Robert Belcher	New Build De/C/COU NET	5 0 5	0 0 0	0 0 0	0 0 0	5 0 5	5 0 5	Construction of 5 x 3 bedroom dwellings with associated parking. Incorrectly listed as under construction in 2016. Size: S
Abbey AB-R-0578 SU724732 0.06	Kings Lodge 194 Kings Road RG1 4NH	161754 PRA Oak Developments Ltd	New Build De/C/COU NET	0 18 18	0 0 0	0 0 0	0 18 18	0 0 0	0 18 18	Prior approval for change of use of the building from Class B1(a) (offices) to C3 (dwelling houses) to comprise of 18 flats with 17 car parking spaces. See 160158 for alternative prior approval for 14 residential units. Size: M
Abbey AB-R-0579 SU716735 0.06	160-163 Friar Street RG1 1HE	160212 PRA MA Reading Limited	New Build De/C/COU NET	0 28 28	0 0 0	0 0 0	0 0 0	0 28 28	0 28 28	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. Size: M
Abbey AB-R-0580 SU713736 0.10	35-38 Friar Street RG1 1DX	160232 PRA Shaviram Merchants Ltd	New Build De/C/COU NET	0 25 25	0 0 0	0 0 0	0 0 0	0 25 25	0 25 25	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). Size: M
Abbey AB-R-0581 SU707735 0.02	Kennet Court Charles Street RG1 7DB	160386 PRA G S Property Developments Ltd	New Build De/C/COU NET	0 4 4	0 4 4	0 4 4	0 0 0	0 0 0	0 0 0	Prior approval for change of use from Class B1 (a) to C3 (dwelling houses) to comprise 3 x 1 bed flats and 1 studio flat. Size: S
Abbey AB-R-0583 SU712742 0.02	126 Caversham Road RG1 8AY	152255 CNV Ms Fi Warren-Smith <i>Superseded</i>	New Build De/C/COU NET	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	Proposed conversion of the existing dwelling to 3 flats (1 X 2 bed and 2 X 1 bed). Superseded by 170710 for change of use from 6- person C4 HMO to 7-person sui generis HMO (Non-Residential Commitments). Size: S
Abbey AB-R-0584 SU712742 0.01	133 Caversham Road RG1 8AS	161036 PRA Mr Roy	New Build De/C/COU NET	0 2 2	0 0 0	0 0 0	0 0 0	0 2 2	0 2 2	Prior approval for a proposed change of use of a building from shops (Class A1) to a use falling within Class C3 (Dwellinghouses), and for associated operational development. Size: S
Abbey AB-R-0585 SU712741 0.02	87-89 Caversham Road RG1 8AN	161196 PRA M G S Commercial Ltd	New Build De/C/COU NET	0 4 4	0 4 4	0 4 4	0 0 0	0 0 0	0 0 0	Prior approval for the change of use of part of building from A1 retail to 4 x 1-bed C3 dwellinghouses Size: S

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Build Type and Progress							Description of development and comments
				Perm	Comp Total	Comp 17-18	Under Constr	Not Strtd	Total Outst	
Abbey AB-R-0586 SU709732 0.01	48 Zinzan Street RG1 7UQ	161157 CNV Mr Hillman	New Build De/C/COU NET	0 2 2	0 2 2	0 2 2	0 0 0	0 0 0	0 0 0	Conversion of the existing 4 bedroom dwelling to 3 flats (2 x 1 bed and 1 x 2 bed). Size: S
Abbey AB-R-0587 SU707733 0.03	159 Oxford Road RG1 7UY	161550 COU Gladstone Property	New Build De/C/COU NET	0 3 3	0 0 0	0 0 0	0 0 0	0 3 3	0 3 3	Change of Use from B1a to C3 with alterations to divide the building into 2 maisonettes and 1 flat, including window alterations. Size: S
Abbey AB-R-0588 SU708731 0.03	14 Baker Street RG1 7XX	160997 COU Mr Patrick Bucek	New Build De/C/COU NET	0 -1 -1	0 0 0	0 0 0	0 0 0	0 -1 -1	0 -1 -1	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. Size: S
Abbey AB-R-0590/1 SU712742 0.01	Ground Floor 128 Caversham Road RG1 8AY	170816 PRA John Letch Properties Ltd	New Build De/C/COU NET	0 3 3	0 0 0	0 0 0	0 3 3	0 0 0	0 3 3	Prior approval for change of use of ground floor from Class A1 (shops) to C3 (dwellinghouses) to comprise 1x 2-bed flat and 2x 1 bed flats. See 161865 for alternative retail prior approval for two flats. See 170839 for additional development. Size: S
Abbey AB-R-0590/2 SU712742 0.01	Rear of 128 Caversham Road RG1 8AY	170839 PRA John Letch Properties Ltd	New Build De/C/COU NET	0 2 2	0 0 0	0 0 0	0 0 0	0 2 2	0 2 2	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. Size: S
Abbey AB-R-0591/1 SU706736 0.01	85 Bedford Road RG1 7EZ	161768 COU Mr Macleod	New Build De/C/COU NET	0 2 2	0 0 0	0 0 0	0 0 0	0 2 2	0 2 2	Conversion of existing building into 2 flats Size: S
Abbey AB-R-0591/2 SU706736 0.02	85 Bedford Road RG1 7EZ	161767 FUL Mr Macleod	New Build De/C/COU NET	2 0 2	0 0 0	0 0 0	0 0 0	2 0 2	2 0 2	Demolition of existing single storey factory extension and erection of 2 semi-detached two bedroom houses with associated parking. Size: S
Abbey AB-R-0592 SU714732 0.01	11 Bridge Street RG1 2LR	161958 PRA Thackeray Estates	New Build De/C/COU NET	0 3 3	0 0 0	0 0 0	0 0 0	0 3 3	0 3 3	Prior approval for change of use of upper two floors from Class B1(a) (offices) to C3 (dwellinghouses) to comprise three flats. Size: S

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Build Type and Progress							Description of development and comments
				Perm	Comp Total	Comp 17-18	Under Constr	Not Strtd	Total Outst	
Abbey AB-R-0593 SU721731 0.02	35 The Grove RG1 4RB	162034 FUL Mr Owen Williams	New Build De/C/COU NET	1 -1 0	0 -1 -1	0 0 0	1 0 1	0 0 0	1 0 1	Demolition of existing dwelling and construction of a new 4-bedroom replacement dwelling Size: S
Abbey AB-R-0594 SU709731 0.01	Land adjacent to 12 Carey Street	160060 FUL Millbrook Homes Ltd	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	Proposed demolition of existing single storey building and erection of new two-storey two bedroom dwelling Size: S
Abbey AB-R-0595 SU720733 0.19	100 Kings Road RG1 3BY	161449 COU House of Fisher Ltd	New Build De/C/COU NET	0 9 9	0 0 0	0 0 0	0 0 0	0 9 9	0 9 9	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) Size: S
Abbey AB-R-0596 SU709733 0.02	115 Oxford Road RG1 7UH	162239 COU McCarthy Properties	New Build De/C/COU NET	0 2 2	0 0 0	0 0 0	0 0 0	0 2 2	0 2 2	Change of use from shop (Class A1) to mixed use for shop and two flats Size: S
Abbey AB-R-0597 SU724733 0.12	177 Kings Road RG1 4EX	160749 COU Mrs Christina Meyer	New Build De/C/COU NET	0 6 6	0 0 0	0 0 0	0 6 6	0 0 0	0 6 6	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 Size: S
Abbey AB-R-0598 SU707736 0.01	22 William Street RG1 7DE	162288 CNV Mr Ghalib Hussain	New Build De/C/COU NET	0 2 2	0 0 0	0 0 0	0 0 0	0 2 2	0 2 2	Conversion of existing HMO (C4) into three self-contained flats Size: S
Abbey AB-R-0599 SU705734 0.01	7 George Street RG1 7NP	160969 CNV PAAS Development Ltd	New Build De/C/COU NET	0 3 3	0 3 3	0 3 3	0 0 0	0 0 0	0 0 0	Change of use application from one house into four self-contained flats, including part 3 storey part 4 storey rear extensions. Part- demolition of existing rear extension. Size: S
Abbey AB-R-0600 SU714734 0.02	23-25 Union Street and 49 Broad Street RG1 2AA	170050 PRA Richard De Souza	New Build De/C/COU NET	0 2 2	0 0 0	0 0 0	0 0 0	0 2 2	0 2 2	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. Size: S

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Abbey AB-R-0602 SU709931 0.01	10 Baker Street RG1 7XU	151959 COU Mr Mukhtar Ahmed	New Build De/C/COU NET	0 3 3	0 0 0	0 0 0	0 0 0	0 3 3	0 3 3	Conversion of two storey local shop into 3 apartments, two one-bedroom apartments on ground floor and one two-bedroom apartment on first floor. Size: S
Abbey AB-R-0603 SU723734 0.07	Former Gas Works Building Gas Works Road	160378 FUL Mulberry Park Investment (S.E.) Limited	New Build De/C/COU NET	0 20 20	0 0 0	0 0 0	0 0 0	0 20 20	0 20 20	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. Size: M
Abbey AB-R-0605 SU715735 0.02	155 Friar Street RG1 1HE	151500 COU Mr J Short	New Build De/C/COU NET	0 3 3	0 0 0	0 0 0	0 0 0	0 3 3	0 3 3	Change of use of the upper floors from office to residential and internal alterations to form 3 flats and new shop front at ground floor level. Size: S
Abbey AB-R-0606 SU714736 0.08	30-31 Friar Street RG1 1RD	150829 PRA Shaviram Merchants Ltd	New Build De/C/COU NET	0 25 25	0 0 0	0 0 0	0 0 0	0 25 25	0 25 25	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. Size: M
Abbey AB-R-0606 SU712736 0.12	Greyfriars House, 30 Greyfriars Road RG1 1NL	170229 PRA McKay Securities Plc	New Build De/C/COU NET	0 43 43	0 0 0	0 0 0	0 0 0	0 43 43	0 43 43	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. Size: M
Abbey AB-R-0607 SU721732 0.07	3-4 Wesley Gate Queens Road RG1 4AP	170314 PRA Hickie and Hickie	New Build De/C/COU NET	0 14 14	0 0 0	0 0 0	0 14 14	0 0 0	0 14 14	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. Size: M
Abbey AB-R-0608 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	New Build De/C/COU NET	0 7 7	0 0 0	0 0 0	0 0 0	0 7 7	0 7 7	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. Size: S
Abbey AB-R-0609 SU712735 0.01	90 Friar Street RG1 1EL	170501 COU Mr Jonathan Aldridge	New Build De/C/COU NET	0 2 2	0 0 0	0 0 0	0 0 0	0 2 2	0 2 2	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 Size: S

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Abbey AB-R-0610 SU709734 0.01	92a Oxford Road RG1 7LJ	170353 CNV Mr Nadeem Khan	New Build De/C/COU NET	0 1 1	0 0 0	0 0 0	0 0 0	0 1 1	0 1 1	First floor rear extension and conversion of existing flat on first and second floor to 1 x one bedroom flat and 1 x two bedroom flat Size: S
Abbey AB-R-0611 SU712743 0.02	163-165 Caversham Road RG1 8BB	170491 COU Dr Lakshmi Kanthan	New Build De/C/COU NET	1 2 3	1 2 3	1 2 3	0 0 0	0 0 0	0 0 0	Single storey rear extn to GF shop and conversion of upper floors to 3x1-bed units comprising 2 flats at first floor level and one maisonette at first and second floor level, with first floor rear extension and rear dormer roof extension. Size: S
Abbey AB-R-0612 SU714735 0.02	146 Friar Street RG1 1EX	170654 COU The Thackeray Estate	New Build De/C/COU NET	0 2 2	0 0 0	0 0 0	0 0 0	0 2 2	0 2 2	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. Size: S
Abbey AB-R-0613 SU721732 0.21	Clarendon House 59-75 Queens Road RG1 4BN	180156 PRA Reading Heights Ltd	New Build De/C/COU NET	0 49 49	0 0 0	0 0 0	0 49 49	0 0 0	0 49 49	Prior approval for change of use of building from Class B1(a) (offices) to C3 (dwelling houses) to comprise 49 dwellings. See 170905 for alternative prior approval also for 49 flats. Size: M
Abbey AB-R-0614 SU705733 0.04	2a Prospect Mews RG1 7YG	141516 FUL Mr L Crawford	New Build De/C/COU NET	6 0 6	0 0 0	0 0 0	6 0 6	0 0 0	6 0 6	The demolition of a commercial building containing a panel beating, a spray booth and a valeting service and to construct a residential development providing 4 x two bedroom flats and 2 x one bedroom flats including change of use. Size: S
Abbey AB-R-0615 SU707732 0.01	Seafield Court Russell Street RG1 7XD	171221 CNV Seafield Court Management Ltd	New Build De/C/COU NET	0 2 2	0 0 0	0 0 0	0 0 0	0 2 2	0 2 2	Conversion of a disused basement storage area in to two new residential units. Size: S
Abbey AB-R-0616 SU706736 0.02	75 Bedford Road RG1 7EY	171573 CNV Claremont Holdings Ltd	New Build De/C/COU NET	0 2 2	0 0 0	0 0 0	0 0 0	0 2 2	0 2 2	Subdivision of existing dwelling to create 2 no 1 bed flats and 1 no 2 bed flat. New rear dormer to loft. Size: S
Abbey AB-R-0617 SU718738 0.49	Former Cooper Reading BMW Kings Meadow Road RG1 8BN	162166 FUL Lochailort Reading Ltd	New Build De/C/COU NET	315 0 315	0 0 0	0 0 0	0 0 0	315 0 315	315 0 315	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. Size: S

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Abbey AB-R-0618 SU715735 0.01	22-24 Cross Street RG1 1SN	171742 COU Mr Tandon	New Build De/C/COU NET	0 6 6	0 0 0	0 0 0	0 0 0	0 6 6	0 6 6	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 Size: S
Abbey AB-R-0619 SU710736 1.32	Land between Weldale Street and Chatham Street	170326 FUL Ropemaker Properties Ltd	New Build De/C/COU NET	427 0 427	0 0 0	0 0 0	0 0 0	427 0 427	427 0 427	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. Size: L
Abbey AB-R-0620 SU712736 0.26	52-55 Friar Street and 12 Greyfriars Road RG1 1DX	162210 FUL CIP Property (AIPT) LTD	New Build De/C/COU NET	135 0 135	0 0 0	0 0 0	0 0 0	135 0 135	135 0 135	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. Size: M
Abbey AB-R-0621 SU714736 0.03	1 Station Road and 22 Friar Street RG1 1LG	180139 PRA Nationwide Building Society	New Build De/C/COU NET	0 11 11	0 0 0	0 0 0	0 0 0	0 11 11	0 11 11	Prior approval for change of use 1st, 2nd and 3rd floors of building from Class B1(a) (offices) to C3 (dwelling houses) to comprise 11 dwellings. Size: M
Abbey AB-R-0622 SU707731 0.02	51 Russell Street RG1 7XG	180025 CLE Mrs Vandana Kachwaha	New Build De/C/COU NET	0 3 3	0 3 3	0 3 3	0 0 0	0 0 0	0 0 0	Existing use of building as 4 x C3 flats Size: S
Battle BA-R-0192/2 SU705733 0.09	10 Prospect Street RG1 7YG	152313 FUL Prospect Homes Ltd	New Build De/C/COU NET	2 0 2	2 0 2	2 0 2	0 0 0	0 0 0	0 0 0	Single storey outbuilding incorporating 2 x 2 bed flats to the rear of previously approved application 150395. See 161541 for variation of condition for revisions to the plans. Size: S
Battle BA-R-0219 SU703732 0.03	53 Argyle Street RG1 7YS	120661 FUL Mr David Halberstadt	New Build De/C/COU NET	2 0 2	2 0 2	2 0 2	0 0 0	0 0 0	0 0 0	Erection of two 2-bed semi-detached houses (resubmission of 11/01942/FUL) Size: S
Battle BA-R-0220 SU702734 0.01	Salisbury Road Post Office 198 Oxford Road RG30 1AA	140614 COU Mr Jasmina Singh	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Single storey extension of redundant storage building and its conversion to a self contained dwelling. Size: S

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Battle BA-R-0228 SU699735 0.27	361-363 Oxford Road RG30 1AY	170530 FUL Mr Philip Anderson	New Build De/C/COU NET	2 4 6	0 0 0	0 0 0	2 4 6	0 0 0	2 4 6	Roof extension and alterations to form an A1 retail unit and four residential flats at ground and first floor level and two residential flats at 2nd floor level. See 151847 for alternative proposal for redevelopment for retail unit (135 sq m) and four Size: S
Battle BA-R-0232 SU704734 0.04	Flat 1, 245 Oxford Road RG1 7PX	141107 CNV Ms Mary Townsend	New Build De/C/COU NET	0 1 1	0 0 0	0 0 0	0 0 0	0 1 1	0 1 1	Conversion of upper & lower ground floor maisonette into one 2 bed and one 1 bed flat. Size: S
Battle BA-R-0233 SU696736 0.04	471-473 Oxford Road RG30 1HF	141908 CNV 467 Oxford Road Limited	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Flat conversion from one, two bedroom flat to one, one bedroom flat and one studio flat. Size: S
Battle BA-R-0236 SU696736 0.02	465 Oxford Road RG30 1HF	161056 COU Mr P Harding	New Build De/C/COU NET	0 1 1	0 0 0	0 0 0	0 0 0	0 1 1	0 1 1	Conversion of existing warehouse to form a 4 bedroom dwelling with associated works. See 151866 and 170776 (Non-Residential Commitments) for additional development. Size: S
Battle BA-R-0239 SU704735 0.06	Land rear of 36-46 Mason Street	160342 FUL Launchpad Reading	New Build De/C/COU NET	5 0 5	0 0 0	0 0 0	5 0 5	0 0 0	5 0 5	Erection of a part 1, part 2 storey residential (Class C3a) building comprising 5x1-bed units (Supported Housing) with associated landscaping, bin and cycle storage, following demolition of existing office/workshop. Size: S
Battle BA-R-0240 SU704734 0.02	227 Oxford Road RG1 7PX	162163 CNV Launchpad Reading	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Change of use from existing 5 bedroom house in multiple occupation (C4 use class) to become 2no. 2 bedroom flats (C3A use class) with associated cycle and bin storage accommodation. Size: S
Battle BA-R-0241 SU704734 0.02	223 Oxford Road RG1 7PX	170023 PRA GS Property Developments Ltd	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Prior approval for change of use at part ground floor (front) level from Class A1 (shops) to C3 (dwelling houses) to comprise 1 studio flat. Size: S
Battle BA-R-0242 SU693740 0.05	Land adjoining 9 Thornton Road and 37 Gordon Place RG30 1LA	150412 FUL Mrs Saood	New Build De/C/COU NET	2 0 2	2 0 2	2 0 2	0 0 0	0 0 0	0 0 0	2 x new 3 bedroom houses on land adjoining 9 Thornton Mews & 37 Gordon Place, Reading Size: S

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Battle BA-R-0243 SU693737 0.03	576 Oxford Road RG30 1EG	162283 FUL Mr Sajad Bashier	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	Creation of new self contained flat at second floor level and physical alterations & additions to rear ground, first and second floors Size: S
Battle BA-R-0244 SU697736 0.04	346-348 Oxford Road RG30 1AQ	170187 COU Mr S Brewin	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Conversion of first floor office and vacant rooms to self contained apartment and internal alterations to existing first floor flat to create relocated bathroom. Size: S
Battle BA-R-0245 SU704735 0.01	47 Mason Street RG1 7PD	170565 CLE Mr & Mrs Trevor and Laetitia Trigg	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Use as two self-contained dwellings (ground floor and first/second floor units). Size: S
Battle BA-R-0246 SU698735 0.02	328 Oxford Road RG30 1AF	170980 CLE Limecrest LTD	New Build De/C/COU NET	0 2 2	0 2 2	0 2 2	0 0 0	0 0 0	0 0 0	Certificate of lawfulness for existing use of property as 3 self contained flats. Size: S
Battle BA-R-0247 SU693738 0.01	73 Sherwood Street RG30 1LF	171004 CLE Mrs R Toor	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Certificate of Lawfulness for existing use of property as 2 separate flats. Size: S
Battle BA-R-0248 SU702734 0.02	196 Oxford Road RG30 1AA	171524 COU Info-Site Limited	New Build De/C/COU NET	0 3 3	0 0 0	0 0 0	0 0 0	0 3 3	0 3 3	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) Size: S
Battle BA-R-0249 SU705733 0.03	Land rear of 8 Prospect Street RG1 7YG	171894 PRA Mr Barrie Mann	New Build De/C/COU NET	0 4 4	0 0 0	0 0 0	0 0 0	0 4 4	0 4 4	Prior approval for change of use of building from Class B1(c) (light industrial) to C3 (dwellinghouses) to comprise of 3 x 1 bed flats & 1 x 2 bed flats. Size: S
Battle BA-R-0250 SU703733 0.02	15 Argyle Street RG1 7YP	171799 CLE Miss Nicola Dale	New Build De/C/COU NET	0 2 2	0 2 2	0 2 2	0 0 0	0 0 0	0 0 0	Certificate of lawfulness for existing use as 3 residential flats (basement, ground floor and first/second floor) Size: S

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Battle BA-R-0251 SU692738 0.01	578 and rear of 580-584 Oxford Road RG30 1EG	171466 FUL Mr Steve Saunders	New Build De/C/COU NET	2 0 2	0 0 0	0 0 0	0 0 0	2 0 2	2 0 2	Demolition of existing rear buildings, erection of a two storey rear extension to 578 Oxford Road and construction of 2 no. one bedroom dwellings Size: S
Battle BA-R-0252 SU701736 0.01	52 Beresford Road RG30 1BT	171619 CLE Bright Scene Limited	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Certificate of lawfulness for the existing use of part of the ground floor as a 1 bedroom self-contained flat Size: S
Battle BA-R-0253 SU697735 0.01	443 Oxford Road RG30 1HD	180231 CLE Mr Darren Strom	New Build De/C/COU NET	0 2 2	0 2 2	0 2 2	0 0 0	0 0 0	0 0 0	Certificate of lawfulness of existing use of property as 3 residential flats Size: S
Battle BA-R-0254 SU699731 0.07	Connaught House, 116 Connaught Road RG30 2UF	180108 COU Fairhome Group Plc	New Build De/C/COU NET	0 -4 -4	0 0 0	0 0 0	0 0 0	0 -4 -4	0 -4 -4	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) Size: S
Caversham CA-R-0137 SU721745 0.05	307 - 311 Gosbrook Road Caversham RG4 8DY	60683 FUL Quality Stationers	New Build De/C/COU NET	5 0 5	0 0 0	0 0 0	5 0 5	0 0 0	5 0 5	Demolition of existing printing works and erection of 4 apartments and 1 garden flat. Recorded as lapsed in 2011, but actually implemented by demolition. Size: S
Caversham CA-R-0165 SU713748 0.05	The Old Bakehouse Wellington House Caversham RG4 7QF	110796 FUL Mulhern Properties Limited	New Build De/C/COU NET	7 0 7	7 0 7	7 0 7	0 0 0	0 0 0	0 0 0	Demolition of existing industrial building and erection of 7 no. 1 bed dwellings. Size: S
Caversham CA-R-0172 SU713747 1.71	St Martin's Precinct Church Street Caversham	140997 FUL Hermes Property Unit Trust	New Build De/C/COU NET	40 0 40	0 0 0	0 0 0	0 0 0	40 0 40	40 0 40	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. Size: L
Caversham CA-R-0178 SU723749 0.02	Corner House 1 Donkin Hill Caversham RG4 5DG	161073 COU Mr Nigel Joyner	New Build De/C/COU NET	0 2 2	0 2 2	0 2 2	0 0 0	0 0 0	0 0 0	Change of use from a Charity Office (B1) at ground floor to 2 residential units (C3). Size: S

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Caversham CA-R-0180 SU715748 0.01	25 Prospect Street Caversham RG4 8JB	160417 FUL Reading Real Estate Co (UK) Ltd	New Build De/C/COU NET	1 1 2	0 0 0	0 0 0	0 0 0	1 1 2	1 1 2	Change of use from 2 bedroom first and second floor flat to 2 one bedroom flats and two storey rear extension; plus create studio flat on the ground floor with single storey rear extension Size: S
Caversham CA-R-0181 SY721745 0.03	355-357 Gosbrook Road Caversham RG4 8ED	150863 PRA Mr Nick Horsfall	New Build De/C/COU NET	0 4 4	0 0 0	0 0 0	0 4 4	0 0 0	0 4 4	Prior approval for change of use of building from Class A1 (retail) to C3 (dwellinghouses) to comprise 4 x 1 bed flats. See 161498 for external alterations. See 170938 for first floor extensions. Size: S
Caversham CA-R-0181 SU711753 0.04	27 Queen Street Caversham RG4 7RB	170302 CNV Mr H Mitchla	New Build De/C/COU NET	0 1 1	0 0 0	0 0 0	0 0 0	0 1 1	0 1 1	Conversion of existing single dwelling to two separate dwellings, including conversion of existing garage to habitable accommodation, associated changes to fenestration and proposed side porch Size: S
Caversham CA-R-0182 SU714747 0.02	40 Church Street Caversham RG4 8AU	170185 CLP Sheen Developments Limited	New Build De/C/COU NET	0 2 2	0 1 1	0 1 1	0 0 0	0 1 1	0 1 1	Application for a Lawful Development Certificate for a Proposed change of use of first floor to residential accommodation. Currently only one flat provided. Size: S
Caversham CA-R-0183 SU720750 0.08	Land to the rear of 79 Henley Road Caversham RG4 6DS	171070 FUL Shanly Homes Limited	New Build De/C/COU NET	2 0 2	0 0 0	0 0 0	2 0 2	0 0 0	2 0 2	Erection of two dwellings with associated hard surfacing and landscaping Size: S
Caversham CA-R-0184 SU722745 0.03	371 Gosbrook Road Caversham RG4 8ED	162199 COU Erleigh Investments Limited	New Build De/C/COU NET	0 1 1	0 0 0	0 0 0	0 0 0	0 1 1	0 1 1	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). Size: S
Caversham CA-R-0185 SU711746 0.01	4a Bridge Street Caversham RG4 8AA	171560 FUL Mr James Francis	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Part retrospective application for change of use of ground floor shop (A2) into two bed flat (C3) and associated external alterations Size: S
Caversham CA-R-0186 SU720748 0.02	1 & 1a Parkwood Court & 34 Ardler Road Caversham RG4 5AE	171600 CLE Mr and Mrs Michael and Daphne Parker	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Certificate of Lawfulness for Existing Use as 2 flats Size: S

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Caversham CA-R-0187 SU711747 0.01	13 Bridge Street Caversham RG4 8AA	180066 PRA Jay-Bee Fabrics	New Build De/C/COU NET	0 2 2	0 0 0	0 0 0	0 2 2	0 0 0	0 2 2	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. Size: S
Caversham CA-R-0188 SU720745 0.01	63 Kings Road Caversham RG4 8DS	180118 CNV Mr V Allen	New Build De/C/COU NET	0 -1 -1	0 -1 -1	0 -1 -1	0 0 0	0 0 0	0 0 0	Change of use from 2 flats to a single dwelling (Class C3) Size: S
Church CH-R-0067 SU725709 0.08	85 Cressingham Road RG2 7RX	121448 FUL Mr P Singh Kularia <i>Lapsed</i>	New Build De/C/COU NET	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	Demolition of existing building and erection of a 2 storey building containing 4 x 2 bedroom flats. Size: S
Church CH-R-0070 SU729700 0.03	Land adjacent to 41-43 Brybur Close RG2 8HN	150872 FUL Mr Leslie Wells	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	Demolition of a block of five garages. Erection of a two bedroomed house and the provision of 2 no. off-street car parking spaces utilising the existing vehicular access, with allocated cycle and bin storage Size: S
Church CH-R-0071 SU731710 0.04	8 Cressingham Road RG2 7JE	151577 FUL Mr Martin Higgins	New Build De/C/COU NET	2 -1 1	2 -1 1	2 0 2	0 0 0	0 0 0	0 0 0	Demolition of existing bungalow and erection of 2 new dwellings. Size: S
Church CH-R-0072 SU730711 0.10	74 Northcourt Avenue RG2 7HQ	160255 FUL Mr & Mrs T Abram	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	1 0 1	0 0 0	1 0 1	Erection of one detached 4 bed dwelling and detached garage to rear of existing dwelling, served by new driveway (resubmission of application 151675). See 171055 for minor material amendment Size: S
Church CH-R-0073 SU727701 0.04	219 Hartland Road RG2 8DN	160822 FUL Mrs Deborah Gilzean	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	Additional 3 bedroom 2 storey detached new dwelling on side of the existing house following demolition of existing detached garage and hip to gable conversion of existing dwelling. Size: S
Church CH-R-0074 SU726700 0.07	57 Foxhays Road RG2 8NA	162007 FUL Mr Craig Pearson	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	1 0 1	0 0 0	1 0 1	Erection of 1 x 3 bed dwelling to the side of 57 Foxhays Road, including new access, parking layout and landscaping (Resubmission of 161218) (amended description). Size: S

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Church CH-R-0075 SU730707 0.05	171 Blagdon Road RG2 7NE	170735 FUL Mr Alex Rhodes	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	Proposed construction of a detached two bedroom house with parking, private amenity space and cycle storage within the side garden of 171 Blagdon Road. (Resubmission of 160752) Size: S
Church CH-R-0076 SU728715 0.10	32 Northcourt Avenue RG2 7HD	170452 FUL Elegant Homes (Caversham) Ltd	New Build De/C/COU NET	2 -1 1	0 -1 -1	0 -1 -1	0 0 0	2 0 2	2 0 2	Demolition of the existing dwelling and detached garage and construction of 2 x 5 bedroom detached dwellings with integral garages. Size: S
Church CH-R-0077 SU728697 0.11	133 Whitley Wood Road RG2 8JH	170300 FUL Mr Steve Saunders	New Build De/C/COU NET	2 0 2	0 0 0	0 0 0	0 0 0	2 0 2	2 0 2	New development of two x 2-bedroom bungalows with 2 parking spaces per property. Size: S
Church CH-R-0078 SU726709 0.16	51 Cressingham Road RG2 7RX	171231 FUL Morningwood Developments Ltd	New Build De/C/COU NET	6 -1 5	0 0 0	0 0 0	0 0 0	6 -1 5	6 -1 5	Demolition of existing house and garage. Erection of 2 new buildings containing 6 x 1-bed flats with associated car parking and landscaping. Size: S
Katesgrove KA-R-0118 SU721717 0.06	62-64 Northumberland Avenue RG2 7PW	120100 EXT KLK Estates	New Build De/C/COU NET	0 4 4	0 4 4	0 4 4	0 0 0	0 0 0	0 0 0	Application for the extension of the time limit for implementation of planning permission 080252 for the change of use of 62 and 64 Northumberland Avenue to six self contained flats (listed as lapsed in 2012). Size: S
Katesgrove KA-R-0159 SU718724 0.09	The Woodley Arms Ph Waldeck Street RG1 2RF	140524 FUL Mr Richard Burlton <i>Lapsed</i>	New Build De/C/COU NET	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	Conversion and change of use of Public House (A4 & C3) to four residential flats (C3). Size: S
Katesgrove KA-R-0165 SU718730 0.06	83-85 London Street RG1 4QA	141720 PRA Irongate Property Asset Management Services Ltd <i>Lapsed</i>	New Build De/C/COU NET	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	Change of use of ground, first and second floors from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 6 studio flats, 4 x 2 bed flats and 1 x 1 bed flat. Size: M
Katesgrove KA-R-0168 SU717728 0.03	34-36 Crown Street RG1 2SE	160090 PRA Wallwork Wainwright LLP	New Build De/C/COU NET	0 14 14	0 14 14	0 14 14	0 0 0	0 0 0	0 0 0	Prior approval for change of use of building from Class B1 (a) (offices) to Class C3 (dwelling houses) to comprise of 14 studio dwellings. Size: M

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Katesgrove KA-R-0171/1 SU719731 0.03	Brightwell House 40 Queens Road RG1 4AU	161611 COU Mr & Mrs Anthony and Susan Sandall	New Build De/C/COU NET	0 2 2	0 2 2	0 2 2	0 0 0	0 0 0	0 0 0	Change of use of first and second floors from office (Class A2) to 2x1-bed residential units (Class C3) and associated works. See 151183 for previous permission for conversion for 2 units. Size: S
Katesgrove KA-R-0171/2 SU719731 0.01	Brightwell House 40 Queens Road RG1 4AU	160290 COU Mr Anthony Sandall	New Build De/C/COU NET	0 1 1	0 0 0	0 0 0	0 0 0	0 1 1	0 1 1	Change of use at rear ground floor level from clinic to one residential unit, erection of single storey building to rear for associated cycle/waste storage and associated works. Size: S
Katesgrove KA-R-0171/3 SU719731 0.01	Brightwell House 40 Queens Road RG1 4AU	161614 COU Mr & Mrs Anthony and Susan Sandall	New Build De/C/COU NET	0 1 1	0 0 0	0 0 0	0 1 1	0 0 0	0 1 1	Conversion of front part of the ground floor and the whole of the basement from a Clinic (Class D1) to create a 2 bedroom duplex apartment (Class C3) Size: S
Katesgrove KA-R-0172 SU718731 0.04	49-53 London Street RG1 4PS	150596 COU Wallmer Asset Management Ltd	New Build De/C/COU NET	0 3 3	0 3 3	0 3 3	0 0 0	0 0 0	0 0 0	Change of use from B1 offices to mixed B1 offices and three C3 self-contained flats, change of use of A1 hairdressers to A2 beauty salon (No. 53, GF only), roof lights to rear elevation and rear courtyard elevation and alterations to fenestration. Size: S
Katesgrove KA-R-0173 SU718730 0.01	88 London Street RG1 4SJ	131560 COU Mr R Galot	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Proposed change of use from office to dwelling house. Size: S
Katesgrove KA-R-0174 SU718727 0.11	40 Silver Street RG1 2ST	150885 FUL Hurst Development Solutions	New Build De/C/COU NET	14 0 14	0 0 0	0 0 0	0 0 0	14 0 14	14 0 14	Redevelopment of 40 Silver Street, demolition of existing light industrial building and erection of 14 flats (8x2bed & 6x1 bed) including 14 parking spaces and landscaping. Size: M
Katesgrove KA-R-0176 SU717731 0.01	52 London Street RG1 4SQ	140589 FUL Ms A Summers <i>Lapsed</i>	New Build De/C/COU NET	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	Change the use of the building from a mixed A1 and D1 use to C3 dwellinghouses in the form of 3x1-bed flats with associated cycle storage. Size: S
Katesgrove KA-R-0177 SU717726 0.01	154 Southampton Street RG1 2RD	160361 COU Mr Tony Ghatahora	New Build De/C/COU NET	0 7 7	0 0 0	0 0 0	0 7 7	0 0 0	0 7 7	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. Size: S

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Katesgrove KA-R-0179 SU717727 0.01	111 Southampton Street RG1 2QZ	161533 PRA Euro-Link	New Build De/C/COU NET	0 2 2	0 0 0	0 0 0	0 2 2	0 0 0	0 2 2	Prior approval for change of use of ground floor from Class A1 (shops) to C3 (dwellinghouses) to comprise of 2 self contained flats. Size: S
Katesgrove KA-R-0180/1 SU718732 0.13	Building 1 New Century Place East Street RG1 4QJ	172272 PRA Studios Building (Reading) Ltd	New Build De/C/COU NET	0 72 72	0 0 0	0 0 0	0 72 72	0 0 0	0 72 72	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. Size: M
Katesgrove KA-R-0180/2 SU719732 0.17	Building 2 New Century Place East Street RG1 4ET	172271 PRA Studios Building (Reading) Ltd	New Build De/C/COU NET	0 63 63	0 0 0	0 0 0	0 63 63	0 0 0	0 63 63	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. Size: M
Katesgrove KA-R-0181 SU720731 0.03	52 Queens Road RG1 4AU	161066 FUL Mr Michael Phillips	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Enlargement and residential conversion of basement to form one self-contained flat. Size: S
Katesgrove KA-R-0182 SU715725 0.01	32 Alpine Street RG1 2QA	161570 CNV Mr Antonio Caniparoli	New Build De/C/COU NET	0 1 1	0 0 0	0 0 0	0 1 1	0 0 0	0 1 1	Conversion of newly built basement into an independent flat Size: S
Katesgrove KA-R-0183 SU720723 0.01	43 Whitley Street RG2 0EG	161699 COU Mr Asim Aziz	New Build De/C/COU NET	0 2 2	0 2 2	0 2 2	0 0 0	0 0 0	0 0 0	COU of front part GF gym (D2 use) to A1, rear part GF to residential 1x 1-bed flat. Front part of 1st/2nd floor to 1x2-bed flat & rear part of first floor to 1x1-bed flat. Authorised use of first floor was residential, so net gain is reduced by one. Size: S
Katesgrove KA-R-0186 SU719730 0.04	9 Southern Court South Street RG1 4QS	162305 PRA Wallwork Sturmer LLP	New Build De/C/COU NET	0 16 16	0 0 0	0 0 0	0 16 16	0 0 0	0 16 16	Prior approval for change of use from Class B1(a) (Offices) to Class C3 (dwelling houses) to comprise 16 self contained flats. Size: M
Katesgrove KA-R-0187 SU718720 0.01	68 Swainstone Road RG2 0DX	151942 FUL Miss A Thomas	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	1 0 1	0 0 0	1 0 1	Construction of one bedroom end of terrace dwelling Size: S

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Katesgrove KA-R-0188 SU717727 0.08	112-126 Southampton Street RG1 2QX	150517 FUL Mr Surjit Jutla	New Build De/C/COU NET	3 0 3	0 0 0	0 0 0	0 0 0	3 0 3	3 0 3	Demolition of existing garages and erection of 3 x 3 bed dwellings Size: S
Katesgrove KA-R-0189 SU718729 0.07	87 London Street RG1 4QA	170341 PRA Latin Link	New Build De/C/COU NET	0 9 9	0 0 0	0 0 0	0 9 9	0 0 0	0 9 9	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). Size: S
Katesgrove KA-R-0190 SU719731 0.03	38 Queens Road RG1 4AU	170164 COU Aspire 38 Ltd	New Build De/C/COU NET	0 6 6	0 0 0	0 0 0	0 6 6	0 0 0	0 6 6	Change of use from B1 offices to 6 self contained flats, C3 and associated works Size: S
Katesgrove KA-R-0191 SU717730 0.01	78 London Street RG1 4SJ	170714 PRA Musketeers Investments	New Build De/C/COU NET	0 3 3	0 0 0	0 0 0	0 0 0	0 3 3	0 3 3	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. Size: S
Katesgrove KA-R-0192 SU715725 0.01	35 Alpine Street RG1 2PY	170818 FUL Mr & Mrs Ludgate	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	Garage conversion and part single- part two-storey rear extension to create a two-bedroom residential maisonette Size: S
Katesgrove KA-R-0193 SU716728 0.01	51 Southampton Street RG1 2QP	170845 PRA David Cooksley	New Build De/C/COU NET	0 3 3	0 0 0	0 0 0	0 0 0	0 3 3	0 3 3	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. Size: S
Katesgrove KA-R-0194 SU716728 0.04	92-96 Southampton Street RG1 2QX	160571 FUL Colony Development Ltd	New Build De/C/COU NET	7 0 7	0 0 0	0 0 0	7 0 7	0 0 0	7 0 7	The erection of a building containing 7 dwellings to the rear of 92-96 Southampton Street, including altered access off Pell Street and landscaping/Listed building consent for works to the boundary wall to number 92 along Pell Street. Size: S
Katesgrove KA-R-0195 SU718731 0.01	2 London Court East Street RG1 4QL	171060 PRA Irongate Property Asset Management Ltd	New Build De/C/COU NET	0 2 2	0 0 0	0 0 0	0 2 2	0 0 0	0 2 2	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. Size: S

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Katesgrove KA-R-0196 SU716728 0.10	The Red Cow PH 50 Crown Street RG1 2SE	170291 COU Platinum SA	New Build De/C/COU NET	0 3 3	0 0 0	0 0 0	0 0 0	0 3 3	0 3 3	Change of use of pub (A4) to restaurant (A3) at ground floor and erection of a single storey rear/side extension; conversion of upper floor into three (2x studio & 1x 1-bed) self- contained flatsincluding a first floor side extension. Size: S
Katesgrove KA-R-0197 SU718728 0.33	13-21 Crown Street and 27 Silver Street RG1 2SE	170794 FUL Thomas Homes Ltd	New Build De/C/COU NET	80 0 80	0 0 0	0 0 0	0 0 0	80 0 80	80 0 80	Residential development consisting of 80 no. dwellings (Class C3) with associated access and landscaping works. Demolition of existing buildings (amended description). Demolition complete. Size: M
Katesgrove KA-R-0197 SU715725 0.01	30 Alpine Street RG1 2QA	172107 CNV Mrs Rahman	New Build De/C/COU NET	0 1 1	0 0 0	0 0 0	0 0 0	0 1 1	0 1 1	Conversion of existing basement into an independent flat. Size: S
Katesgrove KA-R-0198 SU720720 0.01	34 Basingstoke Road RG2 0EL	180011 CLE MAAS Properties Ltd	New Build De/C/COU NET	0 2 2	0 2 2	0 2 2	0 0 0	0 0 0	0 0 0	Certificate of lawfulness of existing use of dwelling as 3 residential flats. Size: S
Kentwood KE-R-0092 SU672752 0.19	1025 - 1027 Oxford Road Tilehurst RG31 6TL	070937 REM Cubitt Homes Developments Ltd	New Build De/C/COU NET	12 -2 10	0 -2 -2	0 0 0	0 0 0	12 0 12	12 0 12	Reserved matters application pursuant to outline consent 061080 (demolish existing dwellings and erect 2 no. buildings containing 12 no. apartments) for approval of details of scale, appearance and landscaping. Size: M
Kentwood KE-R-0112 SU669741 0.07	14-16 Armour Road Tilehurst RG31 6HN	120880 FUL Mr E A Richardson	New Build De/C/COU NET	4 0 4	4 0 4	4 0 4	0 0 0	0 0 0	0 0 0	Demolition of existing B1 industrial unit & construction of three 1 bedroom houses and one 2-bedroom house with parking, bin & cycle stores. Size: S
Kentwood KE-R-0113/1 SU673747 0.09	Kentwood Methodist Church 181 Kentwood Hill Tilehurst RG31 6JE	162035 FUL Mrs Abida Saood	New Build De/C/COU NET	2 0 2	0 0 0	0 0 0	0 0 0	2 0 2	2 0 2	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. Size: S
Kentwood KE-R-0113/2 SU673747 0.16	Kentwood Methodist Church 181 Kentwood Hill Tilehurst RG31 6JE	141375 FUL Mrs Abida Saood	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	New 4 bed detached house at the rear of 181 Kentwood Hill. See 170631 for VARIAT to allow fifth bedroom. Size: S

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Kentwood KE-R-0114 SU689739 0.08	The Pond House PH 738 Oxford Road RG30 1EH	150539 FUL Enterprise Inns PLC	New Build De/C/COU NET	3 0 3	0 0 0	0 0 0	0 0 0	3 0 3	3 0 3	Development of 3 houses on land to rear of public house Size: S
Kentwood KE-R-0115 SU689739 0.07	750 & 752 Oxford Road RG30 1EJ	160938 FUL John Filbee Properties Limited	New Build De/C/COU NET	0 8 8	0 0 0	0 0 0	0 0 0	0 8 8	0 8 8	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. Size: S
Kentwood KE-R-0117 SU673751 0.07	993 Oxford Road Tilehurst RG31 6TL	152075 COU B. Carers	New Build De/C/COU NET	0 6 6	0 0 0	0 0 0	0 6 6	0 0 0	0 6 6	COU from residential home for adults with severe learning difficulties into 6 flats - 1 x 3-bed, 2 x 2-bed and 3 x 1-bed. First floor rear extension, and dormers and rooflight to front. 141355 is alternative proposal for five flats. Size: S
Kentwood KE-R-0118 SU671753 0.12	2 Elsley Road Tilehurst RG31 6RN	170376 FUL Mrs Siobhan Francis	New Build De/C/COU NET	1 -1 0	0 0 0	0 0 0	0 0 0	1 -1 0	1 -1 0	Demolition of existing bungalow and garage and construction of a new 5-bed house and double garage. Development commenced but no works to house as yet. Size: S
Kentwood KE-R-0119/1 SU682744 0.02	930 Oxford Road Tilehurst RG30 6TJ	161917 PRA Mr Harish Raichura	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Notification of prior approval for a change of use of the existing basement from storage or distribution (Class B8) to 1 x 1 bed dwelling. Size: S
Kentwood KE-R-0119/2 SU682744 0.02	930 Oxford Road Tilehurst RG30 6TJ	170252 COU Mr Harish Raichura	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Conversion of rear storage facility from use class B8 to C3 (1 bedroom apartment) Size: S
Kentwood KE-R-0120 SU678744 0.02	87 Thirlmere Avenue Tilehurst RG30 6XH	160456 FUL Mr John Maynard	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	Additional 3-bedroom semi-detached dwelling on the side garden of 87 Thirlmere Ave and loft conversion to create an additional bedroom to existing property. Size: S
Kentwood KE-R-0121 SU674749 0.07	217 Kentwood Hill Tilehurst RG31 6JD	170109 FUL Mr Michael Phillips	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	Erection of a detached 3 bed chalet bungalow and parking area served by new driveway (Resubmission of withdrawn application 161609) Size: S

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Kentwood KE-R-0122 SU671739 0.05	5-7 Norcot Road Tilehurst RG30 6BP	171769 COU Ian Badcock	New Build De/C/COU NET	0 1 1	0 0 0	0 0 0	0 1 1	0 0 0	0 1 1	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). Size: S
Mapledurham MA-R-0018/2 SU702750 0.30	8 Grass Hill Caversham RG4 7TJ	131779 FUL S Bartlett <i>Superseded</i>	New Build De/C/COU NET	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	Replacement of existing dwelling with new dwelling. Superseded by permission for alteration and extension of existing dwelling, now complete. Size: S
Mapledurham MA-R-0112 SU702758 0.18	37 Richmond Road Caversham RG4 7PR	150753 FUL Hayward Nevitt	New Build De/C/COU NET	2 -1 1	0 0 0	0 0 0	0 0 0	2 -1 1	2 -1 1	Demolition of existing 4 bed bungalow and replacement with 2x5 bed properties, including highways and landscaping. Re-submission of refused application 141660. Size: S
Mapledurham MA-R-0113 SU696758 0.06	Wroxham Blagrove Lane Caversham RG4 7DZ	152096 FUL P V James Construction Ltd	New Build De/C/COU NET	1 -1 0	0 -1 -1	0 0 0	1 0 1	0 0 0	1 0 1	Demolition of existing bungalow and replacement with new dwelling Size: S
Mapledurham MA-R-0114 SU700763 0.03	44 Geoffreyson Road Caversham RG4 7HS	170906 CLE Mr & Mrs Hawkins	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Use as ground and first floor flats (Class C3) Size: S
Mapledurham MA-R-0115 SU697763 0.12	204 Upper Woodcote Road Caversham RG4 7JW	170118 FUL Mr Chris Savage	New Build De/C/COU NET	1 -1 0	1 -1 0	1 -1 0	0 0 0	0 0 0	0 0 0	Demolition of existing bungalow and construction of replacement dwelling Size: S
Mapledurham MA-R-0116 SU701753 0.20	10 Upper Warren Avenue Caversham RG4 7EJ	170950 FUL Mr D Hartley	New Build De/C/COU NET	1 -1 0	0 -1 -1	0 -1 -1	1 0 1	0 0 0	1 0 1	Demolition of existing dwelling and construction of replacement dwelling. Size: S
Mapledurham MA-R-0117 SU685722 0.09	177 Upper Woodcote Road Caversham RG4 7JR	170909 FUL Mrs Rosemary Benford	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	Erection of two-storey dwelling with integral garage Size: S

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Minster MI-R-0126 SU713726 0.63	5 - 9 Berkeley Avenue RG1 6EL	101656 EXT Lok'n Store Ltd	New Build De/C/COU NET	112 0 112	0 0 0	0 0 0	54 0 54	58 0 58	112 0 112	Extension of time for 070256 for redevelopment of storage premises for 112 flats. Allowed on appeal. Demolition complete. See 171810 for NMA to relocate two dwellings and a bin store. Size: M
Minster MI-R-0141 SU697726 0.38	62-79 Armadale Court Westcote Road RG30 2DF	131528 FUL Mr Mark Wainwright <i>Lapsed</i>	New Build De/C/COU NET	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	Erection of 6 x 2 bedroom flats and 2 x 3 bedroom flats above the existing building. Size: S
Minster MI-R-0147 SU706726 0.03	Fawley Surgery, 12 Coley Avenue RG1 6LQ	141692 COU Mr George Benn	New Build De/C/COU NET	0 1 1	0 0 0	0 0 0	0 1 1	0 0 0	0 1 1	Conversion of first floor from residential accommodation ancillary to a chiropodist to one bedroom self contained flat. Size: S
Minster MI-R-0148 SU704723 1.91	Government Buildings, Coley Park Wensley Road RG1 6LY	151173 FUL Taylor Wimpey UK Ltd	New Build De/C/COU NET	71 0 71	33 0 33	33 0 33	38 0 38	0 0 0	38 0 38	Residential development consisting of 71 residential dwellings (20 apartments) with associated landscaping, open space, parking and access following the demolition of the existing office buildings. Size: L
Minster MI-R-0149 SU709728 0.26	1 Castle Crescent RG1 6AQ	151924 FUL Mr R Brown	New Build De/C/COU NET	8 4 12	0 0 0	0 0 0	0 4 4	8 0 8	8 4 12	Refurbishment of 3 Castle Cres for 5 dwellings. Demolition of existing outbuildings and devt of 8 residential dwellings along eastern boundary of the site. Size: M
Minster MI-R-0151 SU703730 0.10	Helena House Brownlow Road RG1 6NP	161420 COU Mrs M Dench	New Build De/C/COU NET	0 9 9	0 9 9	0 9 9	0 0 0	0 0 0	0 0 0	Change of use from Sui Generis HMO to a mixed use comprising 4 x C1 serviced apartments and 9 x C3 residential flats, including partial demolition of existing building, provision of access, parking and soft landscaping. Size: S
Minster MI-R-0152 SU709729 0.03	15 Coley Hill RG1 6AE	162026 CNV Mrs Maria Agustina Tulloch	New Build De/C/COU NET	0 -1 -1	0 -1 -1	0 -1 -1	0 0 0	0 0 0	0 0 0	Work to turn two flats back into a single dwelling. Alterations to doors and windows and replacement of a conservatory with railings. Size: S
Minster MI-R-0153 SU712724 0.04	Swimming Pool Complex Admirals Court	140603 FUL Kingwood Homes Ltd	New Build De/C/COU NET	4 0 4	0 0 0	0 0 0	4 0 4	0 0 0	4 0 4	Demolition of pool complex and erection of a building comprising of four 2x bed flats and four car parking spaces. Size: S

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Minster MI-R-0154 SU707729 0.11	8 Bath Road RG1 6ND	170671 COU Turner Estates & Mr Michael Bissell	New Build De/C/COU NET	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	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. Size: S
Minster MI-R-0155 SU722716 0.02	65 Brunswick Street RG1 6NY	171832 CNV Miss Clare Stewart	New Build De/C/COU NET	0 -1 -1	0 0 0	0 0 0	0 0 0	0 -1 -1	0 -1 -1	Change the use of ground and first floor apartments to a single residential property. Size: S
Minster MI-R-0156 SU698728 0.10	5 Westcote Road RG30 2DL	160246 FUL Mrs M Chopra	New Build De/C/COU NET	8 -1 7	0 -1 -1	0 -1 -1	8 0 8	0 0 0	8 0 8	Demolition of existing dwelling and erection of a part one, part two storey building comprising 2 x 1-bed and 6 x 2-bed flats, with associated parking, refuse store, and cycle store. Size: S
Minster MI-R-0157 SU712722 0.23	Ground and First Floor Cadogan House Rose Kiln Lane RG2 0HP	172277 PRA AEW UK	New Build De/C/COU NET	0 19 19	0 0 0	0 0 0	0 0 0	0 19 19	0 19 19	Prior approval for change of use of ground & first floors from Class B1(a) (offices) to C3 (dwelling houses) to comprise of 19 one bed apartments. Size: M
Norcot NO-R-0068 SU683735 16.40	Dee Park Estate Spey Road	091606 OUT Dee Park Partnership	New Build De/C/COU NET	705 -383 322	515 -301 214	0 -30 -30	0 0 0	190 -82 108	190 -82 108	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). Size: L
Norcot NO-R-0077 SU691732 0.05	45 Westbourne Terrace RG30 2RP	130685 FUL Mr Adam Girdler	New Build De/C/COU NET	1 0 1	1 0 1	1 0 1	0 0 0	0 0 0	0 0 0	Demolition of garage/workshop and erection of single storey 2-bed dwelling. Size: S
Norcot NO-R-0078 SU687730 0.21	330 Tilehurst Road RG30 2NG	141971 FUL Gables Homes Ltd	New Build De/C/COU NET	10 -2 8	10 -2 8	10 0 10	0 0 0	0 0 0	0 0 0	Demolition of existing commercial buildings and redevelopment of site to provide 10 x 2-bedroom apartments for the elderly and associated car parking and landscaping. Size: M
Norcot NO-R-0084/1 SU690738 0.01	12a Shaftesbury Road RG30 2QP	161091 FUL Elegant Homes (Goring) Ltd	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Partial demolition of existing building and erection of new single storey structure with change of use of building from B1(c) to 2-bed dwelling with associated car parking. Size: S

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Norcot NO-R-0084/2 SU689738 0.06	12 Shaftesbury Road RG30 2QP	170212 FUL Mr Peter Neville	New Build De/C/COU NET	4 0 4	0 0 0	0 0 0	4 0 4	0 0 0	4 0 4	Demolition of existing building and erection of 4 no. residential dwellings, with associated parking, landscaping and amenity space. Size: S
Norcot NO-R-0086 SU694736 0.03	Elgee Plastics Ltd Wilson Road RG30 2RS	160180 FUL Mr Bradley McCouid	New Build De/C/COU NET	3 0 3	3 0 3	3 0 3	0 0 0	0 0 0	0 0 0	Demolition of existing commercial premises and erection of 3 no. 2-bedroom terraced houses (use class C3) Size: S
Norcot NO-R-0087 SU690730 0.04	2 Waverley Road RG30 2PX	162181 COU Miss Olivia Hutton	New Build De/C/COU NET	0 -1 -1	0 0 0	0 0 0	0 0 0	0 -1 -1	0 -1 -1	Additional one bedroom in the ground floor annex to change the existing 6 bedroom HMO (C4) to seven bedroom HMO (sui generis). Size: S
Norcot NO-R-0088 SU692730 0.03	8 Waverley Road RG30 2PX	162376 CNV Mr Tom French	New Build De/C/COU NET	0 2 2	0 0 0	0 0 0	0 0 0	0 2 2	0 2 2	Conversion of 5 bed dwelling house into 1x 3 bed flat and 2x 1 bed flats Size: S
Norcot NO-R-0089 SU690736 0.31	St Georges Hall St Georges Road RG30 2RG	152301 FUL Stonewater and Tilehurst St Georges Church	New Build De/C/COU NET	12 0 12	0 0 0	0 0 0	12 0 12	0 0 0	12 0 12	Church extension of 88sqm with dedicated parking area, core access road and construction of 12 affordable housing units with associated parking and amenity space Size: M
Norcot NO-R-0090 SU692732 0.02	162 Wilson Road RG30 2RW	151505 PRA Meredene Ltd	New Build De/C/COU NET	0 2 2	0 2 2	0 2 2	0 0 0	0 0 0	0 0 0	Prior Approval for change of use from storage (B8) to residential (C3), converting 96 sqm of storage into 2 x 1 bed dwellings. Size: S
Norcot NO-R-0091 SU690734 0.03	58 Westbourne Terrace RG30 2RP	161578 FUL Mr Daniel Hillman	New Build De/C/COU NET	2 -1 1	0 -1 -1	0 -1 -1	2 0 2	0 0 0	2 0 2	Erection of 2 x 4 bedroom semi-detached houses following the demolition of existing dwelling. Size: S
Norcot NO-R-0092 SU691737 0.02	1a Beecham Road RG30 2RA	160862 PRA Heatherstone Ltd	New Build De/C/COU NET	0 4 4	0 0 0	0 0 0	0 0 0	0 4 4	0 4 4	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. Size: S

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Norcot NO-R-0093 SU688734 0.05	3 St Ronans Road RG30 2QE	170727 FUL Mr Rahman Francis	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	1 0 1	0 0 0	1 0 1	Erection of a two bedroom house. Size: S
Norcot NO-R-0094 SU689737 0.01	65 Grovelands Road RG30 2PN	171507 CLE Mr & Mrs Bowsher	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Certificate of lawfulness for existing use of property as 2 x 1 bedroom flats. Size: S
Norcot NO-R-0095 SU692732 0.03	Wantage Road Post Office, 180 Wantage Road RG30 2SJ	172280 CLP Mr J Chauhan	New Build De/C/COU NET	0 1 1	0 0 0	0 0 0	0 0 0	0 1 1	0 1 1	Certificate of lawfulness for a proposed change of use from shop with ancillary residential accommodation to a mixed use of shop and storage on the ground floor, one studio on the first floor and 1 x 1 bedroom flat on the first and second floor. Size: S
Park PA-R-0095/1 SU734730 0.04	34 Wokingham Road RG6 1JH	131688 REM Mr Yasien & Raheel Rashid <i>Lapsed</i>	New Build De/C/COU NET	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	REM for 101291 for redevelopment of site from light industrial to residential comprising two semi detached houses. See 141495 for additional development. Size: S
Park PA-R-0095/2 SU734730 0.03	34 Wokingham Road RG6 1JH	141496 REM Mr Yasien & Raheel Rashid <i>Lapsed</i>	New Build De/C/COU NET	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	Application for approval of reserved matters for outline 110147 (Outline application for demolition of existing office and out buildings and erection of one pair of semi detached houses). Size: S
Park PA-R-0107 SU742727 0.03	67 Brighton Road RG6 1PS	140463 FUL Mr R Reed	New Build De/C/COU NET	3 -1 2	3 -1 2	3 0 3	0 0 0	0 0 0	0 0 0	Demolition of existing bungalow and erection of 3 terraced houses (resubmission of application 130569/FUL). Size: S
Park PA-R-0109/2 SU729733 0.03	58 Orts Road RG1 3JS	161651 CNV Blue Infinity Property Group	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Proposed conversion of existing building from 2 to 3 flats (1 x 2 bed and 2 x 1 bed) with ground and first floor rear extensions, rear dormer roof extension and front roof lights. Size: S
Park PA-R-0110 SU733733 0.02	14 Cholmeley Road RG1 3NQ	150682 COU Mr Harguns	New Build De/C/COU NET	0 2 2	0 0 0	0 0 0	0 2 2	0 0 0	0 2 2	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 Size: S

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Park PA-R-0112 SU742727 0.01	80a Brighton Road RG6 1PS	161131 PRA Balfours	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Prior approval for change of use of ground floor from Class B1(a) (Offices) to C3 (dwelling houses) to comprise of 1 x 2 bed flat. Size: S
Park PA-R-0117 SU739727 0.01	49 Wokingham Road RG6 1LG	152026 FUL Mr David Seward	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	Demolition of existing store and workshop and access to first floor flat. Erection of new two-storey rear extension to provide a 4 single bedroom, 4 person, House in Multiple Occupation (Class C4) with separate access to existing first floor flat. Size: S
Park PA-R-0118 SU736734 0.02	377 London Road RG1 3PB	161647 CNV Blenheim and Chester Developments Ltd	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Proposed conversion of existing building from 2 to 3 residential units (1 x 2 bed and 2 x 1 bed) with front roof lights and rear dormer window Size: S
Park PA-R-0119 SU736734 0.04	Land adjacent to 102 Radstock Road RG1 3PR	161410 FUL Tilak Raj Bassi & Narinder Kaur Tamber	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	Proposed 2-bedroom detached house in land to the south of 102 Radstock Road. Proposed new drop kerb on Liverpool Road to create access for new dwelling. Size: S
Park PA-R-0121 SU732731 0.07	28 Wokingham Road RG6 1JQ	150325 FUL S&T Coachworks	New Build De/C/COU NET	7 0 7	0 0 0	0 0 0	0 0 0	7 0 7	7 0 7	Erection of seven new flats: 4 x 2 bed flats and 3 x 1 bed flat Size: S
Park PA-R-0122 SU729732 0.16	Alexander House 205-207 Kings Road RG1 4LS	162057 FUL Mount Properties Limited C/O Investra Capital Ltd	New Build De/C/COU NET	56 0 56	0 0 0	0 0 0	0 0 0	56 0 56	56 0 56	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). Size: M
Park PA-R-0123 SU730732 0.01	24 Norwood Road RG1 3LD	171059 CNV MCM Consultants	New Build De/C/COU NET	0 2 2	0 0 0	0 0 0	0 0 0	0 2 2	0 2 2	Proposed conversion of existing dwelling to form 3 flats (1 x 2 bed and 2 x 1 bed) with ground and first floor rear extension Size: S
Park PA-R-0124 SU735725 0.08	81 Hamilton Road RG1 5RB	171562 CNV Dr Shoba Benjamin-Philip	New Build De/C/COU NET	0 -1 -1	0 0 0	0 0 0	0 0 0	0 -1 -1	0 -1 -1	Change of use from a C3 dwellinghouse to a 7 person large Sui Generis HMO Size: S

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Peppard PE-R-0103 SU719765 0.09	7 School Lane Emmer Green RG4 8LL	170316 FUL Mr Cyrus Goodall	New Build De/C/COU NET	1 -1 0	0 0 0	0 0 0	0 0 0	1 -1 0	1 -1 0	Proposed demolition of existing dwelling and garage and erection of new dwelling, detached garage and shed. Size: S
Peppard PE-R-0104 SU731756 0.08	8 Woods Road Caversham RG4 6NA	130487 FUL Mr Philip and Michael Brett	New Build De/C/COU NET	2 -1 1	2 -1 1	1 0 1	0 0 0	0 0 0	0 0 0	Demolition of existing dwelling and erection of 2 x 5 bedroom detached houses with garages. Size: S
Peppard PE-R-0108 SU734757 0.04	Land adjacent to 11 Blackwater Close Caversham RG4 6NP	141868 OUT Mrs J Kaigg	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	Outline application for the erection of additional 1-bedroom self-contained dwelling house (access, appearance, layout and scale) (resubmission of 140476/OUT). Size: S
Peppard PE-R-0109 SU729763 0.02	Land adjacent to 41-43 Shakespeare Close Caversham RG4 6QE	160595 FUL Square Oak Homes	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	1 0 1	0 0 0	1 0 1	Erection of 1 x 3-bed dwelling with integral garage on land adjacent No. 4 Shakespeare Close. Size: S
Peppard PE-R-0110 SU723772 0.04	28 Venetia Close Emmer Green RG4 8UG	141882 OUT Land Partnership Ltd	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	1 0 1	0 0 0	1 0 1	Outline application for the erection of a 4 bedroom two storey detached house (access and layout). See 170120 for reserved matters. Size: S
Peppard PE-R-0112 SU725774 0.10	Felix Cottages Kiln Road Emmer Green RG4 9PE	152039 FUL Mr S Pankhurst	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	Erection of a five bedroom detached dwelling on land adjacent to No. 1 Felix Cottages and a single storey rear extension to No. 1 Felix Cottages (Resubmission of 150015) Size: S
Peppard PE-R-0113 SU731756 0.07	7 Hawthorne Road Caversham RG4 6LY	151114 FUL Mr Richard Roberson	New Build De/C/COU NET	1 -1 0	0 -1 -1	0 0 0	0 0 0	1 0 1	1 0 1	Replace existing residential dwelling with new build residential home Size: S
Peppard PE-R-0114 SU727750 0.07	92 Lower Henley Road Caversham RG4 5LE	160098 FUL Mr Jeremy Fisher	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	Erection of three bedroom detached dwelling including fenestration alterations to No.92 Size: S

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Peppard PE-R-0115 SU717771 0.07	140 Kidmore End Road Emmer Green RG4 8SP	171252 FUL Mr & Mrs T Edwards	New Build De/C/COU NET	1 -1 0	0 -1 -1	0 -1 -1	0 0 0	1 0 1	1 0 1	Replacement of existing bungalow with new two storey dwelling Size: S
Peppard PE-R-0116 SU721763 0.06	Crombies Oak Lowfield Road Caversham RG4 6NG	171791 FUL Mr S Singh Mattu	New Build De/C/COU NET	1 -1 0	0 0 0	0 0 0	0 0 0	1 -1 0	1 -1 0	Demolition of existing dwelling and construction of replacement 4-bed dwelling. Size: S
Peppard PE-R-0117 SU719763 0.04	36 and 36a Knights Way Emmer Green RG4 8RH	171844 CLE Jacqueline Richmond	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Certificate of Lawfulness for existing use as 2 self-contained flats (ground floor flat and first floor flat) Size: S
Peppard PE-R-0118 SU732755 0.12	Land to the rear of 282 Henley Road Caversham RG4 6LS	161183 FUL Henley Road Developments	New Build De/C/COU NET	4 0 4	0 0 0	0 0 0	0 0 0	4 0 4	4 0 4	Proposed erection of 4 no 3 bed dwellings, and associated works including removal of 2 no trees to facilitate creation of internal access road from Montfort Gate. Size: S
Redlands RE-R-0105/1 SU725731 0.12	79 London Road Eldon Terrace RG1 5BY	041115 CNV Dr Shahid Sharif	New Build De/C/COU NET	6 4 10	6 4 10	4 0 4	0 0 0	0 0 0	0 0 0	Conv 79 London Road to 4 flats, demol of existing hall erect 2-storey extension for 2 further flats, demol of the car wash for 4 flats, access and car parking. Conversion and extension previously completed. Size: M
Redlands RE-R-0152 SU729731 0.02	137 London Road RG1 4SJ	111736 FUL Dr Sundeep Singh	New Build De/C/COU NET	0 3 3	0 0 0	0 0 0	0 3 3	0 0 0	0 3 3	Proposed change of use from three self-contained one-bedroom flats and five bedsits with shared bathroom facilities, to four self-contained studio flats, one self-contained one-bedroom flat and one self-contained two-bedroom flat. Size: S
Redlands RE-R-0157 SU727724 2.07	Wells Hall Upper Redlands Road RG1 5JF	140428 REM The University Of Reading	New Build De/C/COU NET	34 0 34	34 0 34	17 0 17	0 0 0	0 0 0	0 0 0	Reserved matters for 121820 for demolition of halls of residence and associated buildings and redevt to provide 34 dwellings, open space, landscaping, accesses to Upper Redlands Road and all associated works. See 160846 for further REM. Size: M
Redlands RE-R-0164 SU727732 0.01	Clock House 286 Kings Road RG1 4HP	140594 PRA Serrate Limited T/A ITS <i>Lapsed</i>	New Build De/C/COU NET	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	0 0 0	Change of use of building from Class B1(a) (offices) to C3 (dwellinghouses) to comprise 3 x 1 bed flats. Size: S

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Redlands RE-R-0167 SU729731 0.03	320 Kings Road RG1 4JG	142010 PRA Mr M Jarmoszek	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Change of use of part ground floor, first and second floors from Class B1(a) (offices) to C3 (dwelling houses) to comprise one residential unit. Size: S
Redlands RE-R-0168 SU734723 0.53	1A Upper Redlands Road RG1 5JJ	150890 FUL The University Of Reading	New Build De/C/COU NET	10 0 10	10 0 10	10 0 10	0 0 0	0 0 0	0 0 0	Demolition of existing industrial units (B1 Use) and the development of 10 residential units for staff accommodation in connection with The University of Reading, associated car parking, bin stores, access and landscaping. Size: M
Redlands RE-R-0169 SU723716 0.06	29 Newcastle Road RG2 7TN	151171 COU Brett Property Developments Ltd	New Build De/C/COU NET	0 -1 -1	0 -1 -1	0 -1 -1	0 0 0	0 0 0	0 0 0	Change of use to a 9 bedroom House in Multiple Occupation with part single storey and part two storey side and rear extensions (re-submission of 150287). Size: S
Redlands RE-R-0170 SU721729 0.45	University of Reading London Road RG1 5AQ	150730 COU Thomas Homes and University of Reading	New Build De/C/COU NET	0 53 53	0 53 53	0 53 53	0 0 0	0 0 0	0 0 0	Proposed conversion and alteration of existing buildings to residential use (53 dwellings) together with car and cycle parking, landscaping and bin stores. Size: M
Redlands RE-R-0171 SU731727 0.02	61 Addington Road RG1 5PZ	150081 CNV Mr Mohammad Shahid	New Build De/C/COU NET	0 3 3	0 0 0	0 0 0	0 3 3	0 0 0	0 3 3	Conversion of existing house into four self-contained apartments, incorporating a two-storey rear extension and formation of vehicular crossover from Addington Road. See 151143 for alternative conversion for three flats. Size: S
Redlands RE-R-0172 SU722722 0.08	35 Christchurch Road RG2 7AN	151034 COU Mr Tony Chima	New Build De/C/COU NET	0 10 10	0 0 0	0 0 0	0 0 0	0 10 10	0 10 10	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. Size: M
Redlands RE-R-0173 SU730728 0.02	93 Donnington Road RG1 5NE	161973 CNV Mr David Shepherd	New Build De/C/COU NET	0 3 3	0 0 0	0 0 0	0 0 0	0 3 3	0 3 3	Proposed Conversion of building comprising 6 letting rooms with communal facilities to: 1 x 1 bed maisonette; 1 x 2 bed maisonette; 2 x 1 bed flats; including a rear extension and roof alterations. Size: S
Redlands RE-R-0175 SU726725 0.14	29 Craven Road RG1 5LE	162098 FUL Reading Rotary Community Project	New Build De/C/COU NET	3 0 3	0 0 0	0 0 0	3 0 3	0 0 0	3 0 3	3 self-contained flats next to existing building. Size: S

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Redlands RE-R-0176 SU728732 0.29	Aspen House 300 Kings Road RG1 4HP	170512 PRA CCL Develco 4 Ltd	New Build De/C/COU NET	0 78 78	0 0 0	0 0 0	0 78 78	0 0 0	0 78 78	Prior approval for change of use of office building from Class B1(a) (offices) to C3 (dwelling houses) to comprise 78 flats. See 170915 for associated physical changes. Size: M
Redlands RE-R-0176/1 SU722716 0.05	69 Northumberland Avenue RG2 7PS	152275 FUL Mr Paul Riat	New Build De/C/COU NET	2 1 3	2 1 3	2 1 3	0 0 0	0 0 0	0 0 0	Demolition of ground floor rear/side extension. Erect new ground floor rear/side extension, first floor side and rear extension and rear dormer for 3 self contained flats. Also erect new dwelling house to the rear. See 171831 for additional development. Size: S
Redlands RE-R-0176/2 SU722716 0.05	69 Northumberland Avenue RG2 7PS	171831 COU Mr Paul Riat	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	Conversion of existing vacant shop (A1 use class) into 1 x 2 bed flat (C3 use class). See 152275 for additional development. Size: S
Redlands RE-R-0177 SU727730 0.06	4 Denmark Road RG1 5PA	170989 CLE Dr Peter Edelsten	New Build De/C/COU NET	0 8 8	0 8 8	0 8 8	0 0 0	0 0 0	0 0 0	Certificate of lawfulness for existing use as nine self contained flats Size: S
Redlands RE-R-0178 SU707732 0.02	41 Erleigh Road RG1 5NB	171281 CLE Mr & Mrs Dhillon	New Build De/C/COU NET	0 3 3	0 3 3	0 3 3	0 0 0	0 0 0	0 0 0	Use as 4 flats (Class C3) Size: S
Redlands RE-R-0179 SU730728 0.02	Basement Flat, 51 Erleigh Road RG1 5NB	171276 CLE Mr & Mrs Dhillon	New Build De/C/COU NET	0 1 1	0 1 1	0 1 1	0 0 0	0 0 0	0 0 0	The Basement is being used as a flat for more than 4 years. Size: S
Redlands RE-R-0180 SU731727 0.01	79 Addington Road RG1 5PZ	171362 CLE Mr Charles Dale	New Build De/C/COU NET	0 2 2	0 2 2	0 2 2	0 0 0	0 0 0	0 0 0	Certificate of Lawfulness for Existing use as 3 flats Size: S
Redlands RE-R-0181 SU728729 0.06	26 Alexandra Road RG1 5PD	171755 CNV c/o Agent	New Build De/C/COU NET	0 -1 -1	0 0 0	0 0 0	0 -1 -1	0 0 0	0 -1 -1	Internal alterations to return 2 self-contained flats back to a single family dwelling. Size: S

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Build Type and Progress							Description of development and comments
				Perm	Comp Total	Comp 17-18	Under Constr	Not Strtd	Total Outst	
Redlands RE-R-0182 SU725728 0.05	9 Craven Road RG1 5LE	171728 CNV Mrs Eileen McClure Fisher	New Build De/C/COU NET	0 -1 -1	0 0 0	0 0 0	0 -1 -1	0 0 0	0 -1 -1	Change of use from dwelling house (Class C3) to 7 bedroom House in Multiple Occupation (Sui Generis). Size: S
Redlands RE-R-0183 SU733724 0.03	1 Upper Redlands Road RG1 5JJ	171677 COU ANS Property Investments Limited	New Build De/C/COU NET	0 -1 -1	0 -1 -1	0 -1 -1	0 0 0	0 0 0	0 0 0	Change of Use from small House in Multiple Occupation (C4) to a large Sui Generis House in Multiple Occupation comprising 8 bedrooms and one studio room for up to a maximum of 12 persons. Size: S
Southcote SO-R-0063 SU676725 0.09	30 Cockney Hill Tilehurst RG30 4EU	121408 FUL Mr Shaun Roberts	New Build De/C/COU NET	1 -1 0	1 -1 0	1 0 1	0 0 0	0 0 0	0 0 0	Demolition of existing bungalow and reconstruction to provide chalet bungalow (resubmission of planning application 110927). Size: S
Southcote SO-R-0069 SU690722 0.20	Land adjacent to 153 Bath Road RG30 2BD	161812 FUL Alexander Homes Limited	New Build De/C/COU NET	8 0 8	0 0 0	0 0 0	8 0 8	0 0 0	8 0 8	Erection of 4 x 2 bed flats, 2 x 1 bed flats and 2 x 2 bed maisonettes, with associated car parking, access and landscaping. 141363 is alternative permission for 3 x 3 bed houses and 2 x 2 bed maisonettes. See 171184 for varied parking Size: S
Southcote SO-R-0070 SU695721 0.05	71 Southcote Lane RG30 3AQ	151479 FUL Mr Sean Joyce	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	1 0 1	0 0 0	1 0 1	Construction of a new detached house in the land adjacent to 71 Southcote Lane following demolition of existing outbuildings. Size: S
Southcote SO-R-0072 SU696724 5.00	Elvian School Bath Road RG30 2BB	151175 OUT Taylor Wimpey UK Ltd	New Build De/C/COU NET	118 0 118	35 0 35	35 0 35	63 0 63	20 0 20	83 0 83	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. Size: L
Southcote SO-R-0074 SU687721 0.06	Land adjacent to The Horncastle, 208 Bath Road RG30 2HJ	162366 FUL Murleigh Developments Limited	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	Erection of one new dwelling at the rear of the Horncastle public house on New Lane Hill. Size: S
Southcote SO-R-0075 SU685722 0.06	1 Honey End Lane RG30 4EL	170260 FUL Mr Amman Sharma	New Build De/C/COU NET	0 3 3	0 0 0	0 0 0	0 0 0	0 3 3	0 3 3	Conversion and extension of existing dwelling to 4 x 2 bedroom flats Size: S

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Build Type and Progress							Description of development and comments
				Perm	Comp Total	Comp 17-18	Under Constr	Not Strtd	Total Outst	
Thames TH-R-0150 SU711770 0.08	Land rear of 48 Highdown Hill Road Caversham RG4 8QP	141145 FUL Mr & Mrs G Roberts	New Build De/C/COU NET	1 0 1	1 0 1	1 0 1	0 0 0	0 0 0	0 0 0	Proposed new dwelling. Size: S
Thames TH-R-0151 SU709753 0.14	15 Kidmore Road Caversham RG4 7LR	151264 FUL Mr Dan Winchester	New Build De/C/COU NET	1 -1 0	0 -1 -1	0 0 0	1 0 1	0 0 0	1 0 1	Demolition of existing house and construction of new private dwelling. Size: S
Thames TH-R-0152 SU708750 0.01	1-4 Dovedale Close Caversham RG4 7AL	141730 FUL Grace Allen Homes Ltd	New Build De/C/COU NET	4 -4 0	0 0 0	0 0 0	0 0 0	4 -4 0	4 -4 0	Demolition of existing 2 blocks of 2 maisonettes, garages and redundant nurses station. Erection of 2 detached houses (4 Bed) and 1 pair semi-detached houses (4 bed). Size: S
Thames TH-R-0153 SU713754 0.20	153 Hemdean Road Caversham RG4 7QU	160959 FUL Mr Matthew Chamberlain	New Build De/C/COU NET	3 -1 2	0 0 0	0 0 0	0 0 0	3 -1 2	3 -1 2	Demolition of existing dwelling and construction of 3 no. detached dwellings, 2x 4-bedroom and 1x 3-bedroom. Resubmission of 160088 Size: S
Tilehurst TI-R-0141/1 SU672738 0.05	Rear Of 52 Norcot Road Tilehurst RG30 6BU	151144 FUL Mr Sanjay Sharma	New Build De/C/COU NET	2 0 2	0 0 0	0 0 0	0 0 0	2 0 2	2 0 2	2 x 2 bed Semi-detached houses to the rear of 52 Norcot Road, including landscaping and vehicular access Size: S
Tilehurst TI-R-0145 SU674737 0.08	Silver Birches Sanctuary Close Tilehurst RG30 4XF	110413 FUL Mr Andy Deacon	New Build De/C/COU NET	3 -1 2	3 -1 2	3 0 3	0 0 0	0 0 0	0 0 0	Demolition of existing house and detached garage to erect three detached two bed houses. Size: S
Tilehurst TI-R-0148 SU666739 0.03	Rear Of 67 Victoria Road Tilehurst RG31 5AB	140047 REM A4 Building & Project Management	New Build De/C/COU NET	1 0 1	1 0 1	1 0 1	0 0 0	0 0 0	0 0 0	Reserved matters (Access, Appearance, Landscaping, Layout & Scale) application relating to demolition of existing storage shed and erection of 1 x single-storey dwelling pursuant to planning permission 120087. Size: S
Tilehurst TI-R-0166 SU661740 0.03	53 Westwood Glen Tilehurst RG31 5NW	152100 FUL Mr David Heath	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	1 0 1	0 0 0	1 0 1	Erection of a 3 bedroom attached dwelling on existing residential garden land adjacent to 53 Westwood Glen. See 140719 for alternative development for one house. Size: S

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Build Type and Progress							Description of development and comments
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Tilehurst TI-R-0167 SU668741 0.02	39a Armour Road Tilehurst RG31 6HA	160112 PRA Mr Paul Humpreys	New Build De/C/COU NET	0 2 2	0 2 2	0 2 2	0 0 0	0 0 0	0 0 0	Prior approval for change of use from Class B1 (a) (offices) to C3 (dwelling houses) to comprise of 2 x 1 bed studio flats. Size: S
Tilehurst TI-R-0170 SU67729 1.04	Land at Conwy Close Tilehurst	161390 REG3 Reading Borough Council	New Build De/C/COU NET	57 0 57	0 0 0	0 0 0	42 0 42	15 0 15	57 0 57	Residential development comprising 57 dwellings, vehicular, cycle and pedestrian access, parking, and hard and soft landscaping and open space at land off Conwy Close. Size: L
Tilehurst TI-R-0171 SU665742 0.04	126 Westwood Road Tilehurst RG30 4PT	171255 FUL Ian Badcock	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	Proposed single storey detached 2 bedroom bungalow on land at rear of 126 Westwood Road Size: S
Tilehurst TI-R-0172 SU671739 0.01	14a Lemart Close Tilehurst RG30 4UE	172194 PRA Mr John Hayes	New Build De/C/COU NET	0 2 2	0 0 0	0 0 0	0 0 0	0 2 2	0 2 2	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. Size: S
Tilehurst TI-R-0173 SU670733 0.05	77 Corwen Road Tilehurst RG30 4ST	180259 CNV Mr Babar Butt	New Build De/C/COU NET	0 1 1	0 0 0	0 0 0	0 0 0	0 1 1	0 1 1	Change of use to split existing dwelling into two dwellings and associated internal alterations, widen existing pavement crossover. Size: S
Tilehurst TI-R-0174 SU668734 0.03	59 St Michaels Road Tilehurst RG30 4RR	152237 FUL Mr Peter Errington	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	Demolition of existing garage and erection of two storey semi-detached dwelling. Size: S
Whitley WH-R-0039/6 SU716706 5.46	Kennet Island Phase 3 (excl 3A) Manor Farm Road	121062 OUT St James Group	New Build De/C/COU NET	546 0 546	453 0 453	179 0 179	85 0 85	8 0 8	93 0 93	Hybrid app for 546 units (444 flats & 102 houses) with infrastructure & open space. Phase 3B (Blocks A, J, K & Y) - full app for 404 flats. Phase 3C (Blocks B, C & D) - O/L for 102 houses & 40 flats. REM for Ph 3c permitted under 131633. Size: L
Whitley WH-R-0064 SU698702 24.65	Pingemead Business Park & Land adj to Longwater Avenue	102172 OUT St Edward And Prudential Assurance Company Ltd	New Build De/C/COU NET	786 0 786	86 0 86	60 0 60	239 0 239	461 0 461	700 0 700	Ph 1: Full app 68 dwells, retail, village hall. (O/L for 669 dwells, extra care, offices, primary sch, surgery, sports pitch). REM - 151070 Ph 1c, 151761 Ph 2a (uplift 49 homes), 162050 Ph 2c, 160700 Ph 3a, 170095/96 Ph 3b, 170087 Ph 3c, 161893 Ph 5. Size: L

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Build Type and Progress							Description of development and comments
				Perm	Comp Total	Comp 17-18	Under Constr	Not Strtd	Total Outst	
Whitley WH-R-0068 SU723693 0.10	196 Whitley Wood Road RG2 8LQ	130701 FUL Mr Andy Deacon	New Build De/C/COU NET	3 -1 2	0 -1 -1	0 0 0	0 0 0	3 0 3	3 0 3	Demolition of existing bungalow and construction of three 2-bed terraced houses. Size: S
Whitley WH-R-0069 SU713706 0.03	79 Tean House Havergate Way RG2 0GU	152188 COU Berkeley Homes (Western) Ltd	New Build De/C/COU NET	0 4 4	0 0 0	0 0 0	0 0 0	0 4 4	0 4 4	Change of use of units 9, 10 and 11 from B1 office to C3 residential to create 4 flats. Size: S
Whitley WH-R-0071 SU717700 0.06	493 Basingstoke Road RG2 0JG	152228 FUL Kennet Investments Limited	New Build De/C/COU NET	4 -1 3	4 -1 3	4 0 4	0 0 0	0 0 0	0 0 0	Demolition of existing detached house and replacement with four 2-bedroom flats, relocation of access and associated landscaping Size: S
Whitley WH-R-0072 SU715693 6.17	Worton Grange Imperial Way	151944 OUT Kier Reading LLP	New Build De/C/COU NET	175 0 175	33 0 33	33 0 33	89 0 89	53 0 53	142 0 142	O/L for 175 homes, & FUL for 12 B1c/B2/B8 units, car showrooms, retail, hotel, pub, coffee shop, restaurant, bank. 161496 is REM for resi. 162257 changes 372sqm A2 to 557sqm flexible A1/A2/A3. 171568 increases one car showroom from Size: L
Whitley WH-R-0073 SU718710 0.02	273 Basingstoke Road RG2 0HY	170161 FUL SEP Properties Limited	New Build De/C/COU NET	4 0 4	0 0 0	0 0 0	0 0 0	4 0 4	4 0 4	Change of use to existing first floor from A2 to C3 incorporating extensions to first and second floor to create 4 no. new flats with bin storage to rear of ground floor. 161136 is alternative proposal for 3 new flats. Size: S
Whitley WH-R-0074 SU720695 0.03	10 Moreleigh Close RG2 8SQ	150624 FUL Mr Stephen Loman	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	Proposed construction of 1 three bedroom house with parking, amenity space and cycle storage. Size: S
Whitley WH-R-0075 SU720692 0.10	155 Whitley Wood Lane RG2 8PW	170519 OUT Waddington Forbes Homes Ltd	New Build De/C/COU NET	4 0 4	0 0 0	0 0 0	0 0 0	4 0 4	4 0 4	Outline application with all matters reserved for the demolition of existing buildings and construction 4 No. new houses (re-application following refusal ref: 162217). Size: S
Whitley WH-R-0076 SU717699 0.03	505 Basingstoke Road RG2 0SH	170067 FUL Mr & Mrs Adam Girdler	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	Proposed 3 bed dwelling. Size: S

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Build Type and Progress							Description of development and comments
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Whitley WH-R-0077 SU718694 0.02	45 Whitley Wood Lane RG2 8PN	171243 OUT Mr Kenneth Darville	New Build De/C/COU NET	1 0 1	0 0 0	0 0 0	0 0 0	1 0 1	1 0 1	Outline application for the erection of a new detached dwelling at land to the rear of 45 Whitley Wood Lane with access off Byworth Close with all matters reserved apart from access and layout. Size: S

7. SCHEDULE OF INDIVIDUAL 'SOFT COMMITMENTS'

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Build Type and Progress						Description of development and comments	
				Perm	Comp Total	Comp 17-18	Under Constr	Not Strtd	Total Outst	
Abbey SU708734 1.12	108-116 Oxford Rd/10 Eaton Pl/115-125 Chatham Street	RC4a	New Build De/C/COU NET	150 0 150						Allocated in RCAAP for residential development and community uses Size: L
Abbey SU709736 0.23	Reading Family Centre North Street	RC4b	New Build De/C/COU NET	40 0 40						Allocated in RCAAP for residential development Size: M
Abbey SU712737 0.17	9-27 Greyfriars Road	RC4d	New Build De/C/COU NET	60 0 60						Allocated in RCAAP for residential and/or office development Size: M
Abbey SU717734 0.29	3-10 Market Place, Abbey Hall & Abbey Square	RC4f	New Build De/C/COU NET	70 0 70						Allocated in RCAAP for retail and related uses on ground floor, residential and/or offices on upper floors Size: M
Abbey SU707733 0.09	143-145 Oxford Road	RC4q	New Build De/C/COU NET	20 0 20						Allocated in RCAAP for residential development with some retention of small scale leisure function Size: M
Abbey SU718734 0.10	Reading Central Library Abbey Square	RC4s	New Build De/C/COU NET	30 0 30						Allocated in RCAAP for residential development with potential for offices, town centre uses on ground floor. Only to be implemented when replacement facility operational. Size: M
Abbey SU719738 1.10	Napier Court Napier Road	SA8i	New Build De/C/COU NET	250 0 250						Allocated in SDPD for residential development Size: L
Abbey SU715735 0.07	17-27 Queen Victoria Street RG1 1SY	170650 Pepa Holdings	New Build De/C/COU NET	0 19 19						Proposed change of use of first, second and third floor from office to residential use comprising 15 x 1 bed flats and 4 x 2 bed flats. Size: M

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Build Type and Progress							Description of development and comments
				Perm	Comp	Comp	Under	Not	Total	
				Total	Total	17-18	Constr	Strtd	Outst	
Abbey SU722735 2.80	Kenavon Drive	170509 London and Quadrant	New Build De/C/COU NET	765 0 765						Demolition of retail (Homebase and former Toys R Us) and erection of 765 (18 x studio, 302x1, 409x2 and 36x3- bed) dwellings units, 5 commercial units, public realm, landscaping, accesses, parking and associated works. Size: L
Battle SU701734 0.22	Rear of 303-315 Oxford Road	SA8c	New Build De/C/COU NET	12 0 12						Allocated in SDPD for residential development Size: M
Battle SU698738 2.77	Part of former Battle Hospital Portman Road	SA8f	New Build De/C/COU NET	95 0 95						Allocated in SDPD for residential development Size: L
Battle SU705733 0.30	221-221 Oxford Road, 10 & r/o 8 Prospect Street	SA9a	New Build De/C/COU NET	3 0 3						Allocated in SDPD for residential development with district centre uses on ground floor. 8 dwellings completed and 4 additional permitted on site, so the totals shown exclude those dwellings. Size: M
Battle SU696731 0.01	Plot between plot 4 and 8 Norfolk Road	171407 Akshar Corporation Ltd	New Build De/C/COU NET	1 0 1						Demolition of an existing store and construction of a new 3 bedroom dwelling. Size: S
Battle SU695737 0.10	470-478 Oxford Road RG30 1EF	162355 Prestige Property Limited	New Build De/C/COU NET	9 0 9						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. Size: S
Katesgrove SU717728 0.08	Corner of Crown Street and Southampton Street	RC4k	New Build De/C/COU NET	25 0 25						Allocated in RCAAP for residential development Size: M
Katesgrove SU719731 0.14	21 South Street	RC4r	New Build De/C/COU NET	35 0 35						Allocated in RCAAP for residential development. Will only be implemented when replacement arts venue provided. Size: M

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Ward Code Grid Ref Site Area (ha)	Address	App Number and Type Applicant	Build Type and Progress						Description of development and comments	
				Perm	Comp Total	Comp 17-18	Under Constr	Not Strtd	Total Outst	
Kentwood SU688740 0.22	784-794 Oxford Road	SA8a	New Build De/C/COU NET	17 0 17						Allocated in SDPD for residential development Size: M
Park SU733733 0.16	261-275 London Road	SA9c	New Build De/C/COU NET	15 0 15						Allocated in SDPD for residential development with district centre uses on ground floor. Size: M
Park SU733729 0.09	27 Hamilton Road RG1 5RA	161779 Baronscroft Ltd	New Build De/C/COU NET	0 9 9						Single storey side and two storey rear extensions and conversion of existing 12 bedroom HMO to 7 one bedroom flats and 2 two bedroom flats (Amended) Size: S
Peppard SU730758 0.93	Land at Lowfield Road Caversham	SA8h	New Build De/C/COU NET	34 0 34						Allocated in SDPD for residential development Size: M
Peppard SU729752 0.96	199-207 Henley Road Caversham RG4 6LJ	170959 Henley Road Ltd	New Build De/C/COU NET	42 -3 39						Demolition of 199-203 Henley Road and erection of 42 dwellings at 199-203 Henley Road and to the rear of 205-207 Henley Road with associated access from Henley Road and landscaping. Size: M
Redlands SU724724 0.32	Land adjacent to 40 Redlands Road	SA8g	New Build De/C/COU NET	18 0 18						Allocated in SDPD for residential development Size: M
Redlands SU722719 0.15	Warwick House 1 Warwick Road RG2 7AX	151407 Creative Support	New Build De/C/COU NET	10 0 10						A single building comprising 10 flats on 2 floors on land adjacent to Warwick House, Warwick Road Reading. Size: M
Southcote SU682718 0.48	Alice Burrows Home Dwyer Road	SA8b	New Build De/C/COU NET	27 0 27						Allocated in SDPD for residential and/or residential care Size: M

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				Perm	Comp	Comp	Under	Not	Total	
					Total	17-18	Constr	Strtd	Outst	
Southcote SU693727 0.31	Dellwood Hospital Liebenrood Road	SA8d	New Build De/C/COU NET	17 0 17						Allocated in SDPD for residential development Size: M
Tilehurst SU665736 2.19	Park Lane Primary School, The Laurels Downing Road Tilehurst	SA5	New Build De/C/COU NET	20 0 20						Allocated in SDPD for new school and residential use, with addition residential on Downing Road Playing Field if justified under national policy Size: L
Whitley SU715693 8.79	Worton Grange	SA2a	New Build De/C/COU NET	17 0 17						Allocated in SDPD for mixed use development including residential, office, small-scale retail and community uses, or for warehousing. Remainder of site after current application 151944 shown here, which equates to the Little Chef site. Size: L
Whitley SU716708 13.69	Land North of Manor Farm Road	SA2c	New Build De/C/COU NET	550 0 550						Allocated in SDPD for mixed use development including residential and extension to Whitley District Centre Size: L
Whitley SU708697 15.47	Land at Madejski Stadium Shooters Way RG2 0FL	160199 Reading Prop Co	New Build De/C/COU NET	624 0 624						O/L for up to 430 dwellings with landscaping and car parking. FUL for residential and mixed use: 196 dwellings, convention centre and ice rink, hotel and up to 102 serviced apartments, decked car parking, flexible ancillary retail space etc. Size: L

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