

Appendix 4.6

Cumulative Developments

Planning Applications						
Ref.	Planning Reference	Location	Description	Status	Council	Scoped in/out
1	181321	Units 1 and 2 Wesley Gate Queens Road Reading	Change of use of office building from Class B1(a) (offices) to C3 (dwelling houses) to comprise 15 dwelling units. Prior Notification under Class O, Part 3 of Schedule 2 of the Town and Country Planning (General Permitted Development) Order 2015	Permitted 27/09/2018	Reading Borough Council	Out
2	171814	Cox & Wyman Ltd Cardiff Road Reading RG1 8EX	Demolition of existing site buildings and boundary treatments and erection of 96 no. dwellings including associated surface car parking, public realm and landscaping on land at the former Cox & Wyman building, Cardiff Road	Awaiting decision as of 22/10/2018	Reading Borough Council	In
3	180681	Reading Quarry Berrys Lane Burghfield Reading RG30 3TH	EIA Scoping Request EIA Scoping Request for an Energy from Waste facility utilising Refuse Derived Fuel (RDF) from non-hazardous municipal, commercial and industrial waste sources at Reading Quarry.	Awaiting decision as of 22/10/2018	Reading Borough Council	Out
4	180546	Longwater Avenue Reading	Application for approval of reserved matters following outline approval for Phase 4 for 118 dwellings (10/01461/OUT)	Permitted 19/09/2018	Reading Borough Council	Out

Planning Applications						
Ref.	Planning Reference	Location	Description	Status	Council	Scoped in/out
5	180418	199 Henley Road Caversham Reading RG4 6LJ	Outline application for the demolition of nos 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 (considering access, appearance, layout and scale).	Awaiting decision as of 22/10/2018	Reading Borough Council	In
6	180358	Bristol & West Arcade Market Place Reading RG1 1JL	Demolition of vacant former Bristol & West Arcade (173 – 175 Friar Street) and erection of an eight storey mixed –use building (plus basement) to provide 35 residential units, 4,212 sqm of B1 office floorspace, and 5 retail units (A1/A2/A3), demolition of rear parts of 29 – 31 and 32 Market Place, the change of use of the retained units at 27 – 28, 29 - 31 Market Place at first, second and third floors to provide 8 residential units, change of use at ground and basement level of 32 Market Place from A2 to flexible retail use (A1/A2/A3), retention of 260.4 sqm of A4 use at ground and basement at 29-31 Market Place, change of use at ground and basement of 27 -	Awaiting decision as of 22/10/2018	Reading Borough Council	In
7	180319	Portman Road Berkshire	Application for 211 dwellings with associated access, cycle path provision, parking, landscaping and open space provision, following demolition of existing buildings (amended description)	Awaiting decision as of 22/10/2018	Reading Borough Council	In

Planning Applications						
Ref.	Planning Reference	Location	Description	Status	Council	Scoped in/out
8	171019	Green Park Village Longwater Avenue Reading RG2 6AB	A planning application for residential led mixed-use development comprising the construction of 339 residential apartments (Class C3), 556 sqm (GIA) local retail units (Use Classes A1, A2, A3, A4, A5), residents' gym and associated car parking, pedestrian and cycle routes, services and infrastructure, landscaping and other associated works (Phase 6A) (amended)	Awaiting decision as of 22/10/2018	Reading Borough Council	Out
9	170509	Kenavon Drive Reading	Demolition of the two existing retail (Homebase and former Toys R Us) structures and the erection of new buildings ranging between 2 and 11 storeys in height, providing 765 (18 x studio, 302x1, 409x2 and 36x3- bed) residential units (Class C3), 5 commercial units (1x flexible Class A1-A4, B1 or D1-D2, 1x flexible D1 or D2, 1x flexible Class A1- A5, 1x flexible Class A3 or A4, 1x flexible A1-A5 or D1-D2 uses), various works to the public realm, including a new riverside square, landscaping, accesses, parking and associated works. This application is accompanied by an Environmental Statement. (amended description)	Permitted 10/10/2018	Reading Borough Council	In

Planning Applications						
Ref.	Planning Reference	Location	Description	Status	Council	Scoped in/out
10	160199	Land at Madejski Stadium Shooters Way Reading RG2 0FL	Outline application for residential development (Blocks 1-6 only) to provide up to 430 residential units, comprising predominantly 1 and 2 bedroom apartments (Use Class C3) along with associated landscaping and car parking. And application for residential and mixed use development comprising: 196 residential units, convention centre and ice rink, 246 bedroom hotel and up to 102 serviced apartments, decked car parking within convention centre, flexible ancillary retail space, multi storey car park, public open space, associated access, landscaping, cycle parking, transport interchange and related infrastructure/engineering works, ancillary facilities, access and	Awaiting decision as of 22/10/2018	Reading Borough Council	Out
11	181074	33 Blagrove Street Reading	Change of use from Class B1(a) (offices) to C3 (dwelling houses) to comprise of 28 dwellings (17 x 1-bed and 11 x 2-bed) . Prior Notification under Class O, Part 3 of Schedule 2 of the Town and Country Planning (General Permitted Development) Order 2015.	Permitted 15/08/2018	Reading Borough Council	In
12	171686, 170326 and 160353	Land at Weldale Street, Reading	Demolition of all existing buildings (including 3 retail units) and structures, and erection of new buildings ranging between lower ground & 4 storeys to lower ground & 11 storeys in height, providing 427 (233x1, 182x2 & 12x3-bed) residential units (Class C3) and 1 flexible ground floor retail shop (Class A1) or restaurant and cafe (Class A3) unit, together with new public realm, landscaping, accesses, parking and associated works (amended description).	Application Permitted 15/03/2018 Determination sent- observation sent 05/04/2016;	Reading Borough Council	In

Planning Applications						
Ref.	Planning Reference	Location	Description	Status	Council	Scoped in/out
13	180139	1 Station Road / 22 Friar Street Reading RG1 1LG	Change of use 1st, 2nd and 3rd floors of building from Class B1(a) (offices) to C3 (dwelling houses) to comprise 11 dwellings. Prior Notification under Class O, Part 3 of Schedule 2 of the Town and Country Planning (General Permitted Development) Order 2015.	Permitted 21/03/18	Reading Borough Council	Out
14	181689	Broad Street Mall, Broad Street, Reading	Formal Scoping Opinion in accordance with Regulation 15 of the Town and Country Planning (EIA) Regulations 2017 in respect of development proposals at Broad Street Mall. The Proposed Development is for the construction of four new blocks on top of the existing Broad Street Mall shopping centre, and the extension and refurbishment of Quadrant House in Reading. The Proposed Development will provide for a mixed-use development including residential and retail space.	Awaiting decision as of 22/10/2018	Reading Borough Council	In
15	181652	Former Reading Family Centre North Street Reading RG1 7DA	Outline - erection of a 2.5, 3.5 and 4.5 storey building comprising 47apartments (including 30 per cent affordable housing) in a mix of one, two and three-bedroom units. Landscaping, cycle and car parking with associated works (all matters reserved except layout and means of access).	Awaiting decision as of 22/10/2018	Reading Borough Council	In
16	181687	Gas Holder Site, Robert Parker Road / Alexander Turner Close Kenavon Drive Reading	Screening opinion for "the demolition of the existing gas holder, water tower and buildings and the erection of up to 130 dwellings, together with the provision of an enhanced access route, open space, landscaping and associate parking."	Not EIA 15/10/2018	Reading Borough Council	In

Planning Applications						
Ref.	Planning Reference	Location	Description	Status	Council	Scoped in/out
17	181659	Land along the River Thames in Caversham Reading	Request for a Screening opinion for the Reading and Caversham Flood Risk Management Scheme	Awaiting decision as of 22/10/2019	Reading Borough Council	In
18	181820	56 Station Hill Reading RG1 1NF	Request for an EIA Scoping Opinion for s.73 Minor Material Amendment (Outline) and Reserved Matters applications pursuant to permissions 151426/OUT and 151427/VAR, involving demolition of existing buildings and construction of a mixed use development comprising residential development (C3), office development (B1A), retail (etc) uses (A1, A2,A3, A4, A5), leisure development (D2) and associated car parking and public realm works	Awaiting decision as of 22/10/2019	Reading Borough Council	In
19	181542 and 182448	Land between Thames Valley Business Park Napier Road Reading	Request for an EIA scoping opinion for East Reading Mass Rapid Transit (MRT) scheme. (Reading Borough Council are the Applicant and plan to undertake a voluntary EIA. Application also made to Wokingham)	Awaiting decision as of 22/10/2019	Reading Borough Council and Wokingham Borough Council	In

Planning Applications						
Ref.	Planning Reference	Location	Description	Status	Council	Scoped in/out
20	162166	Former Cooper Reading Bmw Kings Meadow Road Reading RG1 8BN	Erection of a part 12 storey, part 23 storey building comprising 315 apartments in a mix of studio, one-bedroom, two-bedroom and 3-bedroom units; residents' lounges, tech-hub, dining room, and cinema room, various rooftop outdoor amenity spaces, concierge/reception with coffee meeting area, residents' storage facilities, postroom, ancillary back-of-house facilities, 315 secure cycle parking spaces, 49 car parking spaces, landscaping, and associated works. Demolition of existing multi-storey car park.	Application Permitted 23/09/2018	Reading Borough Council	In
21	162087	Kings Point 120 Kings Road Reading RG1 3DA	Demolition of existing building and the erection of a part seven, part nine, part eleven, part twelve and part seventeen storey building comprising 103 residential units and 351.5 sqm GIA of commercial (A1/A3) floorspace at ground and mezzanine floor level together with parking and associated landscaping (without complying with conditions (2, 7, 8, 9, 18, 19, 28 of planning permission 150019) to allow the removal of sub-basement, enlargement of basement level and internal and external alterations at the basement, ground and mezzanine levels (amended description).	Application Permitted 09/02/2017	Reading Borough Council	In
22		Vastern court retail park	No details of development. Density of development outlined in the Reading Station Area Framework 2010: Plot N3 - Medium (200-500% or 2:1 - 5:1), Plot N4 - Medium to High (200-500% or 2:1 - 5:1 / 500-1000% or 5:1 - 10:1), Plot N5 - Medium to High and Plot N6 - High to Very High (500-1000% or 5:1 - 10:1 / more than 1000% or 10:1).		Reading Borough Council	In

Planning Applications						
Ref.	Planning Reference	Location	Description	Status	Council	Scoped in/out
23	090607	Former Meteorological Office Training College Shinfield Park Shinfield Road Shinfield	Application to remove condition 17 of planning permission F/2004/3674 for the erection of 310 residential units which requires: "Not more than 250 dwellings (or such lower number as constitutes 80% of the dwellings comprised in the development) shall be built and occupied until the scheme approved in respect of condition 16 has been implemented." (Retrospective); and, to vary condition 34 of planning permission F/2004/3674 which requires: "The bus/emergency access onto Shinfield Road as shown on plan 2818 /KOAK-TV/01C, shall only be used for buses except in emergency. Prior to commencement of development full details of the access arrangements (in particular vehicle control measures) shall be submitted to and approved in writing by the Local Planning Authority. Before the 250th dwelling is occupied, or as otherwise agreed with the LPA in writing, the bus/emergency access shall be provided in accordance with the agreed," to the following: Retention of the emergency access as shown on drawing KTV/E3123/100K.	permitted 18/09/2009 phase not constructed yet	Wokingham Borough Council	Out
24	182496	Land to the west of Thames Valley Park Drive RG6 1PT	Application to vary condition 2 (Approved plans) of planning permission 161596 (Full application for the proposed development of a Park and Ride facility providing approximately 277 vehicular spaces, motorcycle parking and associated vehicular access and landscaping) in order to alter ground levels/ retaining walls, and the layout of parking spaces, bus stop and bus turning area.	Permitted 11/10/2018	Wokingham Borough Council	Out

Planning Applications						
Ref.	Planning Reference	Location	Description	Status	Council	Scoped in/out
25	PS18/S1522/O	Land to Highdown Avenue Emmer Green Reading RG4 8QS	This application is submitted in Outline form to establish the principle for use of the site for Class C3 Residential occupation. Under this application, means of access from Highdown Hill and density of Class C3 residential on the site are submitted for determination, all other matters Reserved.	Refused 28/09/2018	South Oxfordshire District Council	Refused

Planning Allocations					
Allocation Reference	Location	Description	Council	Scope	Policy Document
SA8c	Rear of 303-315 Oxford Road	Comprehensive Development for residential. 10-12 dwellings.	Reading Borough Council	Out	Adopted Local Plan
SA8e	Bath Road Reservoir, Bath Road	Development for residential and community use with public open space. Up to 80 dwellings.	Reading Borough Council	In	Adopted Local Plan
SA8f	Part of Former Batthle Hospital, Portman Road	Development for residential use, potentially including live/work units. 45-95 dwellings.	Reading Borough Council	In	Adopted Local Plan
SA8g	Land Adjacent to 40 Redlands Road	Development for residential. 11-18 dwellings.	Reading Borough Council	Out	Adopted Local Plan
SA8i	Napier Court, Napie Road	Development for residential. 200-250 dwellings	Reading Borough Council	In	Adopted Local Plan

Planning Allocations					
Allocation Reference	Location	Description	Council	Scope	Policy Document
SA9a	211-221 Oxford Road	Residential development with District Centre on the ground floor. Around 15 dwellings	Reading Borough Council	Out	Adopted Local Plan
SA9c	261-275 London Road	Residential development with District Centre on the ground floor. 10 - 15 dwellings	Reading Borough Council	Out	Adopted Local Plan
CR11a	Friar Street and Station Road	150-270 dwellings, offices, retail and leisure	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR11b	Greyfriars Road Corner	90-140 dwellings, offices, retail and leisure	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR11c	Station Hill and Friars Walk	380-570 dwellings, 80,000-100,000 sq m of offices, retail and leisure	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR11d	Brunel Arcade and Apex Plaza	250-380 dwellings, 3,000-5,000 sq m net gain of offices, 1,000-2,000 sq m net gain of retail and leisure	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR11e	North of Station	640-960 dwellings, 50,000-80,000 sq m net gain of offices, 3,000-6,000 sq m net gain of retail and leisure, hotel	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR11f	West of Caversham Road	75-115 dwellings	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)

Planning Allocations					
Allocation Reference	Location	Description	Council	Scope	Policy Document
CR11g	Riverside	250-370 dwellings, 1,000-2,000 sq m of leisure, no significant net gain in offices	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR11h	Napier Road Junction	200-300 dwellings, 2,000-3,000 sq m of retail or commercial	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR11i	Napier Court	210-310 dwellings	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR12a	Cattle Market	330-490 dwellings, 10,000-15,000 sq m net gain of retail	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR12b	Great Knollys Street and Weldale Street	280-430 dwellings	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR12c	Chatam Street, Eaton Place and Oxford Road	180-260 dwellings	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR12d	Broad Street Mall	280-420 dwellings, retail and leisure	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR12e	Hosier Street	500-750 dwellings, 4,000-6,000 sq m of retail and leisure	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)

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Allocation Reference	Location	Description	Council	Scope	Policy Document
CR13a	Reading Prison	Conversion of prison could result in 65-90 dwellings	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR13b	Forbury Retail Park	1,230-1,840 dwellings	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR13c	Kenavon Drive and Forbury Business Park	130-190 dwellings	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR13d	Gas Holder	46-70 dwellings	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR14a	Central Swimming Pool, Battle Street	80-120 dwellings	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR14b	Former Reading Family Centre, North Street	15-22 dwellings	Reading Borough Council	Out	Emerging Local Plan - Submitted version (March 2018)
CR14c	17-23 Queen Victoria Street	10-16 dwellings	Reading Borough Council	Out	Emerging Local Plan - Submitted version (March 2018)
CR14d	173-175 Friar Street and 27-32 Market Place	36-54 dwellings plus ground floor town centre use	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)

Planning Allocations					
Allocation Reference	Location	Description	Council	Scope	Policy Document
CR14e	3-10 Market Place, Abbey Hall and Abbey Square	46-70 dwellings plus ground floor town centre uses	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR14f	1-5 King Street	16-24 dwellings and ground floor town centre uses	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR14g	The Oracle Extension, Bridge Street and Letcombe Street	1,600–2,000 sq m of retail or town centre uses	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR14h	Central Club, London Street	8-12 dwellings with community use provision	Reading Borough Council	Out	Emerging Local Plan - Submitted version (March 2018)
CR14i	Enterprise House, 89-97 London Street	8-12 dwellings	Reading Borough Council	Out	Emerging Local Plan - Submitted version (March 2018)
CR14j	Corner of Crown Street and Southampton Street	13-19 dwellings	Reading Borough Council	Out	Emerging Local Plan - Submitted version (March 2018)
CR14k	Corner of Crown Street and Silver Street	36-70 dwellings or equivalent level of residential care accommodation	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)
CR14l	187-189 Kings Road	22-33 dwellings or equivalent level of student accommodation	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)

Planning Allocations					
Allocation Reference	Location	Description	Council	Scope	Policy Document
CR14m	Caversham Lock Island and Caversham Weir, Thames Side	900-1,100 sq m of leisure use	Reading Borough Council	In	Emerging Local Plan - Submitted version (March 2018)