



THATCHAM TOWN COUNCIL

Members of the Planning and Highways Committee:

Councillor Simon Pike (Chairman)
Councillor Dave Lunn
Councillor Jay Lunn
Councillor Tom McCann
Councillor Justin Pemberton
Councillor John Boyd (Vice Chairman)
Councillor Mark Thomas
Councillor Val Watts

Town Clerk: Laura Carlin

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28th April 2026

Notice is hereby given of a meeting of the **Planning and Highways Committee** on **Tuesday 5th May 2026 at 19:00hrs** in the **Thatcham Town Council Chamber, Council Offices, Brownsfield Road, Thatcham** for the purpose of transacting the following business.

Laura Carlin
Town Clerk

A G E N D A

1. **APOLOGIES FOR ABSENCE**
To receive apologies for absence.
2. **DECLARATIONS OF INTEREST**
To receive from Members, in respect of any items included on the agenda for this meeting, declaration of any personal, disclosable pecuniary or other interests in line with the Town Council's Code of Conduct.
3. **MINUTES**
 - i. To take as read and confirm as accurate the Minutes of the meeting held on 7th April 2026.
 - ii. For the Town Clerk to provide, and for Members to request, feedback on any matters arising from the previous meeting. Any matters discussed under this item are for noting only.

4. PLANNING APPLICATIONS

To consider the following applications:

REFERENCE	ADDRESS	DESCRIPTION
26/00533/FUL 26/00534/LBC	The Plough Inn 81 Chapel Street Thatcham RG18 4JS	The retention of the listed building and a single storey rear extension, with living accommodation in the loft to provide 5 residential units, restoration and enhancement to the listed building, car parking, cycle storage, bin storage, ASHPs, amenity space, hard and soft landscaping, and other ancillary works.
26/00586/FUL	Play Area Foxglove Way Thatcham	Relocation of children's playground and the erection of a single-storey hydrotherapy and gym facility adjacent to Frank Hutchings Community Hall. Please note one neutral public comment and 2 consultee comments
26/00066/FULMAJ	12 -16 Chapel Street, Thatcham, West Berkshire, RG18 4QL	PROPOSAL: Amendments to the approved plans (condition 2) seek to change the semi-detached dwellings 2x2 bedroom to 2x3 bedrooms. Condition 8 is proposed to be removed. Details have been submitted for Conditions 6, 7, 10 and 11. The description of development has been updated to reflect this.

In accordance with Town Council Policy, the following planning applications will **not** be considered unless representations have been made since publication of the agenda, or requested to be considered by a Member of the Council:

REFERENCE	ADDRESS	DESCRIPTION
26/00532/LBC	The Grange School 18 - 21 Church Gate Thatcham RG19 3PN	(Retrospective) Installation of external light fittings. Please note 2 public objections.
26/00552/HOUSE	18 Wolsingham Way Thatcham RG19 3YW	Single-storey side extension that projects to the rear of the house
26/00537/HOUSE	20 Station Road Thatcham RG19 4PR	Erection of single storey flank/rear extension
26/00788/HOUSE	59 Loundyes Close Thatcham RG18 3EA	Single storey front and two storey rear extension
26/00553/FUL	2 Coombe Barns Crookham Common Road Crookham Common Thatcham RG19 8BP	Retrospective approval for out building for use as a dog grooming studio. Please note 1 public objection, and 2 comments from consultees which although considered not to be sustainable offers no objections.
26/00737/HOUSE	74 Westfield Road Thatcham RG18 3BT	Single storey first floor side extension, new front porch
26/00892/HOUSE	12 Oak Tree Road Thatcham RG19 4QP	Erection of Part Two Storey, Part Single storey rear and side extensions and front porch.

26/00802/ELEC8	Street Record Crookham Common Road Crookham Common Thatcham	Section 37 of the Electricity Act 1989 to install or keep installed an electric line above ground. The scheme will warrant the replacement of Eight (8) electricity wood poles and associated stays supporting 11kV (11,000 volt) overhead lines on Greenham and Crookham Commons SSSI (Near Thatcham).
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5. DECISION NOTICES

To note relevant planning decisions from West Berkshire Council, published since the last meeting of Committee.

6. PLANNING MATTERS

To receive any Planning Matters arising since publication of the agenda

7. NORTH EAST THATCHAM

To consider submitting comments on the development of the Masterplan for the North East Thatcham site.

8. TRAFFIC MANAGEMENT / HIGHWAYS / ROAD SAFETY MATTERS

a) To receive any traffic management/highways/road safety matters since publication of the agenda.