

West Berks Council Application Number	Address/Location	Proposal	Deadline Date (observations or objections)	TPC Comments
25/01504/FUL	Land To Rear Of 6-8 High Street	Proposed empty use of land into a car wash area.	11.08.2025	The Council objects to this application for the following reasons - Use of Chemicals: The application states that no chemicals will be used. TPC does not believe it is possible to clean cars effectively without the use of any chemicals, which raises concerns about the accuracy and practicality of the proposed operation. Lack of Appropriate Drainage: The application includes no bespoke drainage solutions, nor are any interceptors planned. This could result in inappropriate discharge into the existing drainage system, with potential environmental implications. Noise Disturbance: The proposed long opening hours could cause noise disturbance to nearby residents. Visual Impact: The proposed canopy structure is not in keeping with the character of the local area and would negatively affect the visual amenity of the site. Traffic Flow and Access Issues: The Co-op car park is already busy, and the proposed car wash would increase traffic and cause additional disruption. Vehicles

25/01627/HOUSE	6 Swallowfield Gardens, Theale	Single Storey Rear/side extension along with part conversion of existing garage.	N/A	Council have no objections to this application. Proposed: HH, Seconded: AH, All in favour
25/01273/RESMAJ	Lakeside, The Green	This is to inform you that additional drawings/amended plans for the above application have been received by the Council. PROPOSAL: Section 73 application to vary condition 2 (Approved Plans) of approved 22/00691/RESMAJ. Vary the access arrangements to Phase 1 of the development to provide the main vehicular access through the main site in place of and by upgrading the approved emergency link. In turn, St Ives Close is proposed to be downgraded to an emergency link only. Vary the approved drawing register and the approved site layout.	N/A	Council have no objections to this application. Proposed: SC, Seconded: RW, All in favour
25/01190/FUL	6 Lambfields, Theale	Retrospective Material change of use of a garden room to include addition of washing and cooking facilities to form a separate dwelling Proposed erection of 2no. semi- detached dwellings	This letter is to confirm that the above- mentioned application has been withdrawn as requested.	N/A
25/00319/FUL	Land South Of Church Street and West Of 24, Roundhead Road		In pursuance of its powers under the Town and Country Planning Act 1990, West Berkshire District Council REFUSES planning permission for the development referred to in Part I in accordance with the submitted application form and plans.	Roundhead Road land previously maintained by TPC!

