

WESTERN AREA PLANNING COMMITTEE

18.02.2026

UPDATE REPORT

Item No: 4(2) Application No: 25/01630/FUL Page No. 35-53

Site: Pound Court, Pound Street, Newbury RG14 6AA

1. Registered Speakers

Please refer to List of Speakers provided under separate cover.

2. Clarification of the Site Address

The application site is defined by the red line on the site location plan. The application form has provided the address as 2 Pound Court. When the application was registered the planning registration Team spoke to the agent to confirm the address. He confirmed that it is 2 Pound Court however we only have 2 Pound Street and Pound Court on our system, therefore we registered it as Pound Court as it is most accurate.

3. Foul Water Drainage

The application form indicates that foul sewage is to be disposed of via the mains sewer. The agent has confirmed that this will be using the existing drainage system and so no new connection is proposed to be made to the existing foul water drainage system.

4. Number of Attendees

A table has been provided within the Planning Statement setting out the number of people who generally attend. Not everyone arrives and leaves at the same time, as an individual's prayers only last between 10 to 15 minutes, and not everyone attends all prayers.

Prayer/Activity	Time Window		Number of people
Fajr	5:00 am	6:00 am	10 to 15
Zuhr	12.30 pm	1.30 pm	15 to 20
Asr	4:00 pm	5:00 pm	10 to 15
Magrib	6:00 pm	7:00 pm	15 to 20
Isha	7:00 pm	8:00 pm	15 to 20
Friday Prayer	1:00 pm	1.30 pm	50 to 60
Friday Prayer	1.30 pm	2:00 pm	50 to 60
Children School - Thursdays	4:00 pm	6:00 pm	20 to 30
Children School - Friday	4:00 pm	6:00 pm	20 to 30
Children School - Saturday	1:00 pm	3:00 pm	20 to 30
Children School - Sunday	1:00 pm	3:00 pm	20 to 30

5. Existing Mosque

The application only covers the area outlined in red on the submitted location plan. We've been told that the proposal is simply for relocating the existing premises. The agent has confirmed that the current building is leased to the Bangladeshi Welfare Centre, and that the applicants own the new application site.

However, the existing building sits outside the application boundary. Even if planning permission is granted and carried out, the lawful use of that existing building will stay as Class F1, and we have no control over who occupies it in the future, whether that's the current tenants or someone else.

It should be emphasised that what happens to the current site, once the applicant relocates and their lease expires (or is surrendered etc) is a matter for the owner of that site and is not a material planning consideration for this application.