

EASTERN AREA PLANNING COMMITTEE
08TH APRIL 2026
UPDATE REPORT

Item No: (1) **Application No:** 25/00912/FUL **Page No.** 11-33

Site: Appletrees, Chapel Row, Reading, RG7 6PB

1. Registered Speakers

Please refer to List of Speakers provided under separate cover.

2. Point of Clarification

Page 20 of the agenda states that the nearest neighbouring property is over 180m away to the south. There is however a residential use immediately to the north east of the application site. The existing day room lies in close proximity to this boundary. This building has been in place since pre-2000 and has been used for day time activities by residents. The proposal seeks to change the use of this building to allow for it to be occupied as an entirely self contained living unit. The proposed residential use of the building is compatible with the residential use on the neighbouring site. This close proximity does not change the conclusions of the report which confirm that the proposed use can be accommodated without harm to the amenity of neighbouring occupiers.

The staff accommodation is required to provide care for those living within the self contained units at night. At present carers live in the main house with residents however it is important that dedicated staff are accessible to those living in the self contained units and there is a level of surveillance of the site over night. Whilst general shifts and needs could vary, the unit size allows for two members of staff to be on duty over night, as well as staff having space for breaks during the day.

No tree removal is required to accommodate the development. A landscaping condition has been attached.

3. Updated Recommendation

The recommendation remains as set out in the agenda committee report.