

THAMES VALLEY PARK DATA CENTRE

Invitation to public consultation event:

Tuesday 7 July 2026

3pm - 7pm

Pearson Hall, Sonning, Berkshire, RG4 6UL



INTRODUCING THAMES VALLEY PARK DATA CENTRE

We are proposing to develop a circa 72MW IT data centre on the site of the Microsoft Campus, Thames Valley Park, Reading, RG6 1WG.

Our emerging proposals would provide a viable long-term future for the existing underused office campus, responding to falling demand for office space while supporting the area's business cluster and strengthening its economic future.

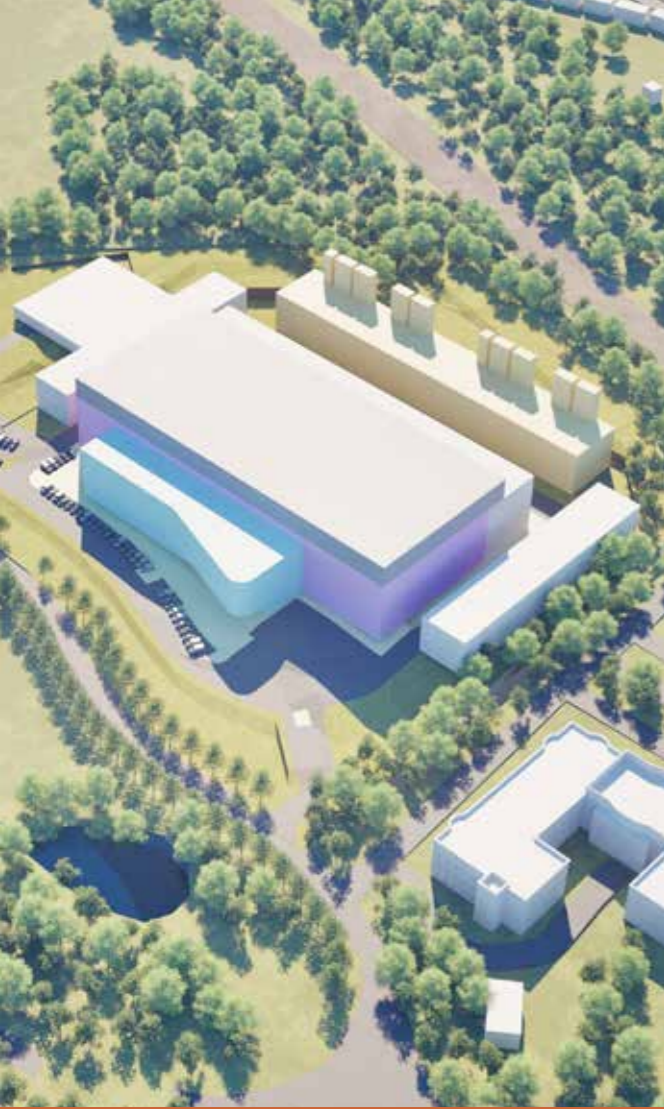
The site extends to approximately 5.3 hectares and benefits from strong transport links via the A329(M), M4 corridor and nearby rail connections.



PUBLIC CONSULTATION

We invite you to provide feedback on our draft proposals in the following ways:

- 1** Attend our public consultation event on **Tuesday, 7 July 2026, 3pm – 7pm**. The event will provide an opportunity to learn more about the proposal, the technology, and to talk to the project team. We are holding our public consultation event at **Pearson Hall, Sonning, Berkshire, RG4 6UL**.
- 2** Fill in the feedback form that accompanies this public consultation brochure. Please read through this brochure and provide written feedback to us.
- 3** Visit the dedicated public consultation website: **www.tvpdc.co.uk**. On the website, you can find information about our draft proposals and provide feedback online.
- 4** Contact us: **contact@thamesvalleyparkdc.com** and **0800 707 4203**.



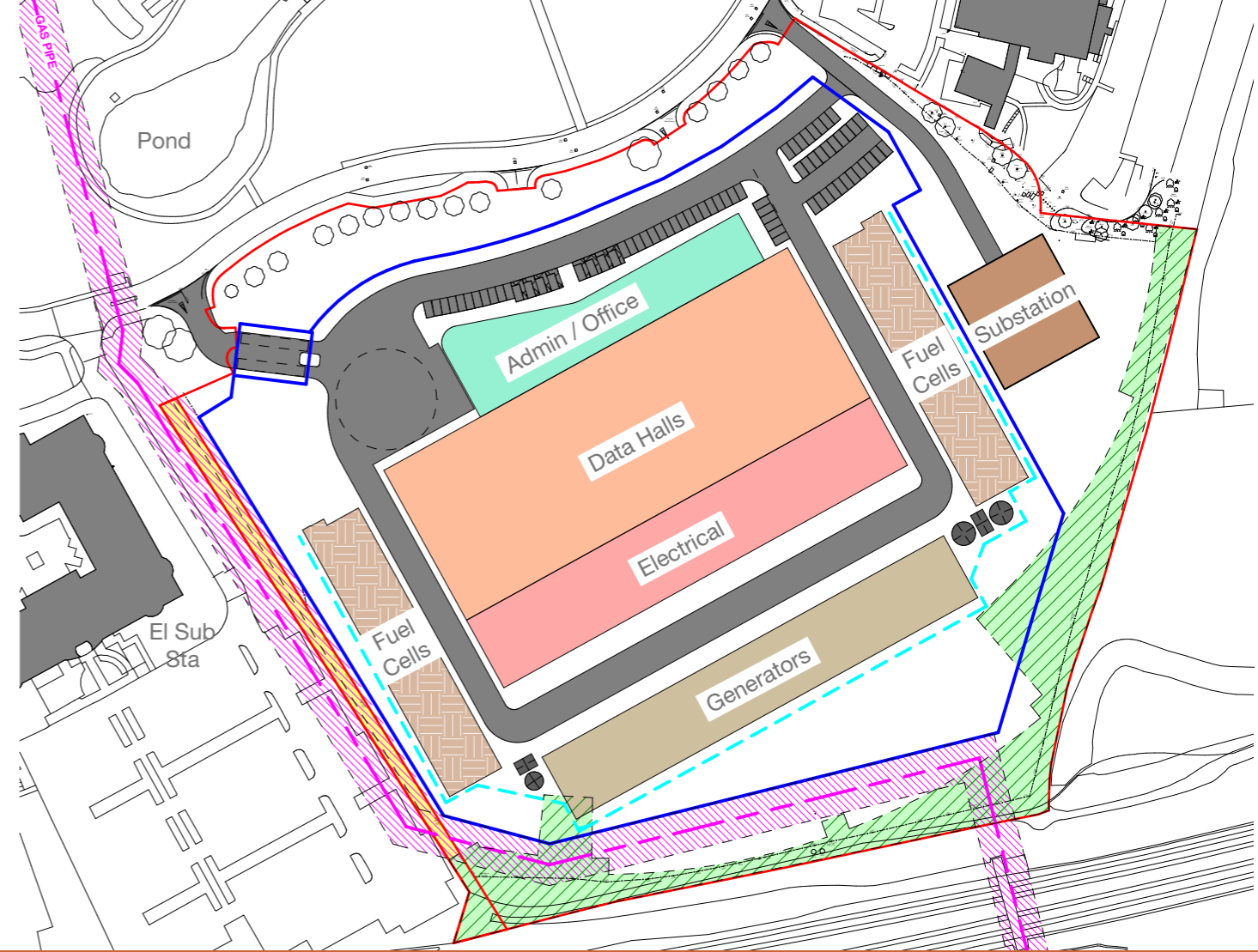
WHAT DO DATA CENTRES DO?

The UK Government has identified digital infrastructure as a key driver of economic growth and designated data centres as Critical National Infrastructure. This recognises their importance to the country's economy and resilience, placing them alongside essential services such as water, energy and transport.

As demand for digital services grows, more data centre capacity is needed to keep modern life connected and running 24/7.

Data centres are secure facilities that house the computer systems and digital infrastructure used to store, process and deliver data.

They support the services we rely on every day, including websites, apps, cloud services, streaming, online banking and healthcare systems.





LOCAL BENEFITS



Supporting jobs:

The proposals would support up to 245 construction jobs and at least 115 full-time equivalent roles once operational. Each data centre role is estimated by techUK to support 1.4 to 2.5 additional jobs in the wider economy.



Generating funding for local services:

The development would generate business rates that could be reinvested in local services.



Delivering major investment:

The project would deliver over £200m of construction investment.



Strengthening Wokingham's business offer:

The proposals would support growth sectors including health, telecoms and technology.



Reusing heat:

Opportunities to reuse heat for nearby businesses are being assessed.



Boosting biodiversity:

The development would deliver at least 10% Biodiversity Net Gain.



POWER, COOLING AND SUSTAINABILITY

Our proposals include using fuel cells as an on-site energy solution while additional grid capacity is brought forward.

The project team will continue to review opportunities to increase the use of grid electricity as capacity becomes available. The fuel cells would use natural gas to generate electricity through a chemical reaction rather than conventional combustion, helping to reduce emissions, enabling this critical infrastructure to support the UK's growing digital economy.

They would also be future-fuel ready, meaning they could adapt to lower-carbon fuels such as biomethane and hydrogen as these become more widely available. We are actively exploring carbon offsetting options, including supporting biogas generation projects.

The data centre would use air-cooled chillers, helping to minimise water consumption.



PLANNING

The site is within Thames Valley Business Park, an area identified by Wokingham Borough Council for growth and investment. The proposals would support local planning objectives and the area's long-term economic prosperity.

With demand for office space declining, the proposed data centre would provide a viable long-term use for the site and support the UK's growing need for digital infrastructure.

As the site is within an existing business park, the proposals would be located in an already built-up area, helping to limit wider visual impacts.

The data centre would support UK data sovereignty by providing domestic capacity to store and process information securely, and reduce reliance on overseas infrastructure.

MEET THE PROJECT TEAM



BCS

BCS Consultancy is the Project Manager for the site. We manage every stage of the data centre lifecycle, bringing land, utilities and delivery together with clarity and control.



Hilson Moran

Hilson Moran are interdisciplinary consultants, engineers and advisors delivering resilient, efficient and sustainable data centres. We combine power, infrastructure, sustainability and digital expertise to create future-ready facilities that support the world's growing digital demands.



ARUP

Arup is the Planning Consultant for the project, providing strategic planning advice and national expertise to help guide the design, assessment and delivery of complex development and infrastructure projects.



Twelve

Twelve Architects & Masterplanners are the Architect for the project. We have experience across multiple sectors, including a number of data centre projects across the globe, shaped by a strong design-led approach.



Alpaca Communications

Alpaca Communications is an agency supporting developers with public consultation and community engagement for resilient infrastructure projects, including renewable energy, digital and water.

FEEDBACK FORM

To return your completed feedback form please tear it from the brochure and pop it in the post by **Tuesday 21 July 2026**. Alternatively, you can return your form via email to contact@thamesvalleyparkdc.com

Title: Name:

Address: Postcode:

Email: Telephone:

Gender: Male Female Other:

Age: Under 18 18-24 25-34 35-44 45-54 55-64 65 and over

1. Has this brochure been helpful in understanding our proposals? Yes No Not sure
2. With regard to the proposals you have read about within this brochure, are you: In favour In objection Of no opinion
3. Please use this space to provide any comments on the proposals. We would welcome your feedback on all aspects of the emerging design shown in the brochure.

Privacy Notice: If you would like to receive a response to your feedback, please provide us with your contact details. Your personal data will be held securely by Alpaca Communications and used only for consultation purposes and related planning processes. We may retain anonymised feedback for internal research and reporting, anonymised responses may also be shared with the relevant planning authority if required. Only anonymised data may be shared with third parties. For more information, please view our Privacy Notice at www.alpacacommunications.com/privacy-policy

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Instructions

To return your feedback form, please fold and put it in the post to us.

If you'd like more space to share your thoughts, send us an email, or just write your comments down and pop them in an envelope with 'FREEPOST ALPACA COMMUNICATIONS LIMITED' written on the front. You don't need any further address or stamp.

Any queries or problems? Get in touch via contact@thamesvalleyparkdc.com.