

PLANNING REF : 260439
PROPERTY ADDRESS : 2 Johnson Drive
: Finchampstead
: RG40 3NW
SUBMITTED BY : Mr James Clarke
DATE SUBMITTED : 07/04/2026

COMMENTS:

I wanted to state my first objection more explicitly. The Preliminary Ecological Appraisal calculated the pre-development biodiversity value based on the unlawfully felled woodland. Image 2 of the report clearly shows that the area was forested at least as recently as September 2025. The Environment Act 2021 Schedule 14, Paragraph 6 states that:

"If

(a) a person carries on activities on land on or after 30 January 2020 otherwise than in accordance with

(i) planning permission, or

(ii) any other permission of a kind specified by the Secretary of State by regulations, and

(b) as a result of the activities the biodiversity value of the onsite habitat referred to in paragraph 5(1) is lower on the relevant date than it would otherwise have been, the pre-development biodiversity value of the onsite habitat is to be taken to be its biodiversity value immediately before the carrying on of the activities."

The John Wenman Ecological Consultancy LLP are either incompetent or they have acted in bad faith in calculating the pre-development biodiversity value on the basis of the felled trees. In either case John Wenman Ecological Consultancy LLP cannot be trusted to produce a fair and balanced report. I urge Wokingham Council to reject this report and any future reports completed by John Wenman Ecological Consultancy LLP.