Tel: (0118) 974 6000
Email: development.control@wokingham.gov.uk
Date: 10 September 2026
My ref: CY/TPO/937/1998/262119/DD

WOKINGHAM BOROUGH COUNCIL

Patricia Phillips
12 Wilsford Close
Lower Earley
RG6 4BP

Place and Growth
Development Management Team
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR

Tel: (0118) 974 6000

Dear Patricia Phillips,

REGULATION 14(2) NOTIFICATION
TREE PRESERVATION ORDER: 937/1998
APPLICATION NUMBER: 262119
LOCATION: 12 WILSFORD CLOSE, LOWER EARLEY, WOKINGHAM, BERKS, RG6 4BP

This letter is in response to your regulation 14(2) notification which was received on the 8 September 2026, regarding the works listed below. Your notification has been **refused**.

Proposed works to Area 1 of TPO 937/1998:

2 x Ash
- Fell to ground level

Reasons stated for works:

Advised to remove ivy on trunk and found each tree has a hollow at the base. Tree on one – hollow 90cm from ground on the trunk and 130cm inside the trunk. Tree teo - Hollow 40cm from ground on outside and 90 cm on inside. The rotten wood is full of holes and the inside is like fine soil where hollowed out. Worried about the stability of the trees as they are in close proximity to my house and those in Ryhill Way.

Officer comments:

In order to qualify for an exception under S.14 of the Town and Country Planning (Tree Preservation)(England) Regulations 2012, i.e. notice the council for tree works with a 5 day notice instead of a tree works application, the proposed works shall be “urgently necessary to remove an immediate risk of serious harm”. So far the submitted photos and your description of the tree condition are not sufficient to show that the trees are dead and/or dangerous.

Any future applications/notifications for pruning supported with sound arboricultural assessment and justification supporting such works would be duly considered. You will need to submit a standard tree works application for the works proposed. Tree works applications

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can be submitted using the on-line application form through the Planning Portal, using the link: https://www.planningportal.co.uk.

Guidance Notes: https://ecab.planningportal.co.uk/uploads/1app/guidance/guidance_note-works_to_trees.pdf

If we can be of any further assistance, please contact the Tree Officer via: development.control@wokingham.gov.uk

Yours sincerely,



Chris Hannington
Trees and Landscape Team Manager

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