Tel: (0118) 974 6503
Email: development.control@wokingham.gov.uk
Date: 01 August 2025
My ref: TF/CA/DD/251811

WOKINGHAM BOROUGH COUNCIL

Mr Scott West
St. James Church
Finchampstead
(emailed to: scottwest2009@live.co.uk)

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

Tel: (0118) 974 6000

Dear Mr West

REGULATION 14(2) NOTIFICATION FOR EMERGENCY WORKS
CONSERVATION AREA: FINCHAMPSTEAD CHURCH
APPLICATION NUMBER: 251811
LOCATION: ST JAMES CHURCH, CHURCH LANE, FINCHAMPSTEAD, RG40 4LU

This letter is in response to your regulation 14(2) notification which was validated on the 29 July 2025, regarding the works listed below. Your notification has been **refused**.

Proposed works to Ash within G1 of submitted report:

G1: Tiple Stem Ash within group:

- Fell to ground level.

Reasons stated for works:

Due to the split stem separating at the fork junction from ground level to 1m and evidencing movement in photo 17 this tree should be removed.

Officer comments:

Works should only be carried out to the extent that it is necessary to remove an 'immediate risk of serious harm'. If the danger presented by the tree is not 'immediate' then the tree does not come within the meaning of this exception. Hence your request has been refused.

The evidence provided does not demonstrate, beyond reasonable doubt, that the tree presents an *immediate danger*. As such, the works do not qualify for exemption under Section 14(1)(c) of the Town and Country Planning (Tree Preservation) (England) Regulations 2012.

Accordingly, if you wish to proceed with the proposed works, a Section 211 Notification of Works to Trees within a Conservation Area must be submitted. Tree works applications can be submitted using the on-line application form through the Planning Portal, using the link: https://www.planningportal.co.uk/ - you need to click on the planning applications on left hand side of the screen.

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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