

From: Ian Lyall <jclyall@gmail.com>
Sent: 26 March 2026 15:07:07 UTC+01:00
To: "Oluwaseyifunmi Aladekomo" <Seyi.Aladekomo@wokingham.gov.uk>
Subject: Re: Statement of works for Works to a TPO tree app 260690 - 58 Fairwater Drive, Woodley, Wokingham

WARNING!
For the attention of
WBC, Optalis, WHL, BCSolutions and
Councillors

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Dear Seyi,

Thank you for your email and please accept my apologies for my not having included a statement with my application.

The tree removal is required as it has outgrown the available space, both in height (in proximity to my house) and in the outspreading branches which are beginning to bow under their weight. In addition the tree has grown to the extent that it is denying light to the garden of the house at the rear of my premises.

I hope that this statement is sufficient and would be happy to provide any further required information. Hopefully my application can now proceed towards approval.

Regards,
John Lyall
58 Fairwater Drive, Woodley

On Thu, 26 Mar 2026 at 13:02, Oluwaseyifunmi Aladekomo
<Seyi.Aladekomo@wokingham.gov.uk> wrote:

Dear Mr Lyall,

Thank you for your application for works to protected tree(s) at 58 Fairwater Drive, Woodley.

Following a review of the submitted information, the application is currently **invalid** as it does not include a clear statement of reasons for the proposed felling of the tree.

In accordance with the national validation requirements, applications for tree works must be supported by a statement explaining the reasons for the proposed works. This information is required in order to validate the application and allow it to be progressed for assessment.

Please provide a brief statement outlining the justification for the removal of the tree.

Once the above information has been received, we will be able to proceed with the validation of your application.

If you have any questions, please do not hesitate to contact us.

Kind Regards,

Seyi

Planning Technician (Development Management)

Wokingham Borough Council

Email: development.control@wokingham.gov.uk

Wokingham Borough - a great place to live, learn, work & grow and a great place to do business

Website: www.wokingham.gov.uk



Please submit your application electronically via the Planning Portal website: <https://www.planningportal.co.uk/>. In order to ensure that your application is validated quickly, please check the Council's Local Validation List and ensure all necessary plans, documentation and fee are submitted with your application. The Council has introduced a procedure whereby applications which are still missing plans, documentation or a fee after 28 days will be closed and where a fee has been paid it will be returned. This will not prevent you from resubmitting a fresh application at a later date.

We have provided a <https://www.wokingham.gov.uk/planning/applying-planning-permission/frequently-asked-questions> page to help with understanding the planning process.

From 1st April 2025 a fee will be payable for all invalidated applications that are subsequently returned because validating information is not received within 28 days. Payment will be deducted from the application fee at the rates outlined below and the balance refunded;

- *Householder Applications - £50*
- *Minor Applications - £100*
- *Major Applications - £200*

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