
Site Address: Lake House, Bidbury Lane, Havant, PO9 3JG
Proposal: Reduce 1No. Cherry Tree to a width of 3m and reduce 1No. Twisted Willow and 1No. Eucalyptus Tree to the height and width shown on the annotated photographs. All within the Conservation Area of Old Bedhampton.
Application No: APP/20/01232 Expiry Date: 16/03/2021
Applicant: Ms S Codling
Agent: Mr C Dinenage Case Officer: Maria Stewart
 Hambledon Tree and Garden
 Services
Ward: Bedhampton

Recommendation: **RAISE NO OBJECTION**

1 Site Description

Lake House, Bidbury Lane, Havant, PO9 3JG

2 Planning History

02/55512/006 - Conservation Area Consent for demolition of wall within rear garden of house adjacent to pond within Old Bedhampton Conservation Area., PERM,08/01/2003
01/55512/005 - Replacement of existing attached garage with single storey extension to west of house., PERM,06/04/2001
98/55512/003 - New dormer and pitched roof to existing dormer, erection of car port, garage, loggia and erection of boundary wall and entrance gates., PERM,30/07/1998
98/55512/004 - Listed Building Application for refurbishment of bothy and erection of new wall and entrance gates to northern boundary., PERM,21/08/1998
96/55512/001 - First floor gable, porch extension & new pitched roof over existing flat roof to north elevation; pergola, terrace and 1st floor balcony to south elevation, & conversion of existing garage to pitched roof conservatory., PERM,01/07/1996
96/55512/002 - Conservation Area Consent for partial demolition of garage and roofs on north elevation., PERM,01/07/1996
90/55512/000 - Fell diseased Sycamore covered by TPO 496, ZHIS,22/11/1990
08/55512/007 - Tree work., UNK,
09/55512/008 - Fell 1No. Ash tree (T2) and reduce height of 1No. Eucalyptus tree (T3) by 3m within Old Bedhampton Conservation Area., RNO,22/12/2009
09/55512/009 - Crown reduce by 7m 1No. Lime tree (T22) subject to TPO 0496., NPW,11/01/2010
GEN/11/00687 - Proposed installation of solar panels, ,23/06/2011 13:45:00
GEN/11/00772 - Solar panels in Bedhampton Conservation Area. , ,07/07/2011 15:38:58
APP/15/00117 - Fell 1No. Eucalyptus within Conservation Area of Old Bedhampton., RNO,12/03/2015
APP/17/00180 - Listed Building Consent for repairs to boundary (front) wall. (Approved 11.04.17). Request to Discharge Condition No. 2 (23.05.17)., PERM,11/04/2017
GEN/17/01114 - COPY DOC'S - Copies of any Decision Notices from 1995., ,28/09/2017

GEN/17/01406 - Copy docs: TPO 0477 and 0496, ,01/12/2017 09:12:28
APP/18/00416 - Single storey rear extension and creation of balcony at first floor level., PERM,21/06/2018
APP/18/01057 - Single storey rear extension and creation of balcony at first floor level.(Revised), PERM,13/12/2018
GEN/19/00893 - Tree works app, withdrawn before registering., WD,11/11/2019

3 Proposal

Reduce 1No. Cherry Tree to a width of 3m and reduce 1No. Twisted Willow and 1No.Eucalyptus Tree to the height and width shown on the annotated photographs. All within the Conservation Area of Old Bedhampton.

4 Policy Considerations

National Planning Policy Framework
Havant Borough Council Borough Design Guide SPD December 2011
Havant Borough Council Parking SPD July 2016

Havant Borough Local Plan (Core Strategy) March 2011
DM8 (Conservation, Protection and Enhancement of Existing Natural Features)

Havant Borough Local Plan (Allocations) July 2014

Submission Version Havant Local Plan

Emsworth Neighbourhood Plan Post Examination Version 2020

Listed Building Grade: Not applicable.
Conservation Area: Not applicable.

5 Statutory and Non Statutory Consultations

Councillor Gary Robinson

Councillor Kenneth Smith

Councillor Mark Inkster

Langstone Harbour Board

6 **Community Involvement**

This application was publicised in accordance with the Council's Code of Practice for Publicity of Planning Applications approved at minute 207/6/92 (as amended), as a result of which the following publicity was undertaken:

Number of neighbour notification letters sent: 5

Number of site notices: 1

Statutory advertisement: Not applicable.

Number of representations received: 0

Comment	Officer Comment

Summary:

Comment:

7 **Planning Considerations**

7.1 This notice of intent relates to the proposed works of trees within a Conservation Area Photos have been supplied of the Twisted Willow and the cherry, no photo of the eucalyptus supplied. The willow and cherry fall well short of meriting protection by TPO, being modest back-garden trees. I have used google streetview to assess if any of the trees are visible from Bidbury Lane or Mill Lane and cannot get a glimpse of any of them. I conclude that the proposed work will go completely unnoticed from any publicly accessible areas

8 **Conclusion**

Raise no objection

9 **RECOMMENDATION:**

That the Head of Neighbourhood Support be authorised to **RAISE NO OBJECTION** for application APP/20/01232 .