
Site Address: 39 Bridgefoot Path, Emsworth, PO10 7EB
Proposal: Crown reduce 1No Silver Birch by 2m to leave 8m height and 6m spread to remain, within Conservation Area of Emsworth.
Application No: APP/20/00167 Expiry Date: 08/04/2020
Applicant: Mrs Scoccia
Agent: Mr M Reed Case Officer: Jamie Gargett
 M Reed & Co Ltd
Ward: Emsworth

Recommendation: **RAISE NO OBJECTION**

1 Site Description

39 Bridgefoot Path, Emsworth, PO10 7EB

2 Planning History

05/70872/000 - Single storey rear extension., PERM,17/11/2005
GEN/15/01253 - Planning History check, ,15/12/2015 10:40:35
APP/20/00051 - Fell 1No. Silver Birch tree, within Conservation Area Emsworth.,
WD,14/02/2020

3 Proposal

Crown reduce 1No Silver Birch by 2m to leave 8m height and 6m spread to remain,
within Conservation Area of Emsworth.

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

Listed Building Grade: Not applicable.
Conservation Area: Emsworth

5 Statutory and Non Statutory Consultations

Chichester Harbour Conservancy, The Harbour Office
Dear Ms Stewart,

39 Bridgefoot Path, Emsworth, PO10 7EB

APP/20/00167 ? Crown reduce 1 No Silver Birch by 2m to leave 8m height and 6m spread to remain, within Conservation Area of Emsworth

Fully delegated Officer decision from Chichester Harbour Conservancy

Recommendation ? No objection, subject to the works not being carried out in the bird breeding season and consideration being given to make a TPO on this tree to ensure its retention.

The Conservancy is pleased that the applicant has decided to withdraw APP/20/00051, which had proposed to fell this tree.

Following a site visits made 30.1.20 and having regard to the Policy framework* below, it is noted that this tree is clearly visible from various vantage points in the Conservation Area, particularly the South Street public car park. The tree is considered to have good amenity value, albeit there is some sympathy for the owner as the tree clearly dominates the small garden.

It is noted that the current application only seeks to crown reduce, but retain the tree. The Conservancy is supportive of that approach.

Yours sincerely

Steve Lawrence MRTPI,
Planning Officer,
Chichester Harbour Conservancy,
Harbour Office,
The Street,
West Itchenor,
PO20 7AW

*Policy framework

NPPF ? 170, 172, 174-175, 185, 188-189 and 193 specifically (& 1-3, 7-12, 28, 38-40, 42-43, 47, 124-125, 127, 130 and 148-149 generally); NPPG ? ID?s 06, 08 and 18a; HBLP ? CS11-CS12, DM8-DM9: DENP ? H1, D1; CHMP - 1,2 & 15; PP?s ? 01.

NPPF ? National Planning Policy Framework (Revised 2018)

NPPG ? National Planning Practice Guidance (2014)

HBLP ? Havant Borough Local Plan (2011/2014)

DENP ? Draft Emsworth Neighbourhood Plan (2018)

CHMP ? Chichester Harbour Management Plan (2014-2019)

PP ? Planning Principles (adopted 17.10.16)

SPG/SPD ?

Emsworth Conservation Area CACA & Management Plan

Borough Design Guide

Emsworth Design Statement

Councillor Julie Thain-Smith

Councillor Lulu Bowerman

Councillor R Kennett

Landscape Team, Havant Borough Council

Planning Application APP/20/00167 39 Bridgefoot Path, Emsworth, PO10 7EB

Crown reduce 1No Silver Birch by 2m to leave 8m height and 6m spread to remain, within Conservation Area of Emsworth.

From a landscape perspective we have no adverse comments in relation to this application.

Kind regards,

Harry Mitchell CMLI
Landscape Architect
Havant Borough Council
Email ?harry.mitchell@havant.gov.uk

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: 2

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 to undertake work to a tree located within a designated Conservation Area relates to the proposed pruning of one Silver Birch in the garden of the property.

As far as it was reasonable to see the tree has good vigour and vitality for its age and

species and because of its position it can be said to contribute to the character and appearance of the area by providing a public amenity.

The work proposed will not harm the health or amenity value of the tree.

No objections to the notice of intent have been received.

8 Conclusion

The work proposed is considered to be appropriate and proportionate and therefore no objection should be raised to this proposal.

9 RECOMMENDATION:

That the Head of Neighbourhood Support be authorised to **RAISE NO OBJECTION** for application APP/20/00167

(A)

(B) for the following reasons/subject to the following conditions