

Recommendation: **GRANT TPO CONSENT**

5 Statutory and Non Statutory Consultations

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: 4

Number of site notices: 1

Statutory advertisement: Not applicable.

Number of representations received: 1

Comment	Officer Comment
Due to the closeness of this mature oak tree based in clay, our building and foundations could be under stress. Part of our foundations are 2m depth and the remainder date back to when our property was built in the 1930's. 1. Our house is only 6.5m from the tree whereas the applicants house is much greater. The tree has a spread of 11.5m and overhangs our property by 3.5m in places. 2. on the application document the NO box has been ticked against para 8.2. This does not include our property which includes drains on our side and a soak-away between the tree and our foundations. 3. The previous crown reduction was greater then the current application. 4. In addition we are currently severely shaded by this tree and particularly during the summer months. Therefore we request that the application is amended to increase the proposed crown reduction.	The comments are noted, however no evidence has been provided to suggest any damage to foundations or drains. Additional work cannot be added to a valid application, however, another application could be submitted for further work and this would be assessed again.

7 **Planning Considerations**

7.1 Having regard to the relevant policies of the development plan it is considered that the main issues arising from this application are:

- Whether the degree of pruning works requested would undermine the amenity value of these trees and whether this could also be harmful to their ongoing health and vitality.

7.2 My inspection related specifically to assessing the proposed works rather than generally inspecting the tree's health and condition in any great detail. I visually inspected the tree from ground level and the following report deals with the relevant issues that have been raised on site, in the application form and from my site

observations.

- 7.3 The tree subject of this application is a small mature Oak tree in the rear garden of the property. The tree was viewed from the frontage as access could not be gained to the rear. The tree appeared to be a lapsed pollard with evidence of historic pruning. The work proposed is considered to be appropriate maintenance and should not harm the health or amenity value of the tree.

8 **Conclusion**

Permit

9 **RECOMMENDATION:**

That the Head of Neighbourhood Support be authorised to **GRANT TPO CONSENT** for application APP/17/01296 subject to the following conditions

- 1 The tree works for which consent is hereby granted shall not be carried out otherwise than in full accordance with all relevant content of BS 3998 (2010).
Reason: In the interests of tree health and safety.
- 2 The tree works for which consent is hereby granted shall be carried out and completed no later than 30/01/18.
Reason: To control the timing of the works