
Site Address: 48 Kings Road, Emsworth, PO10 7HN
Proposal: Fell 1No. Silver Birch tree (T4). Crown thin 1No. Dawn Redwood tree (T2) by 10%. Trees subject to TPO 1392.
Application No: APP/17/01261 Expiry Date: 19/01/2018
Applicant: Mr Jonathan Greateorex
Agent: Mr D Farrington Case Officer: Maria Stewart
 Sycamore Tree Surgeons
Ward: Emsworth

Recommendation: **REFUSE TPO CONSENT**

1 Site Description

48 Kings Road, Emsworth, PO10 7HN

2 Planning History

99/53206/000 - Single Storey Rear Extension, PERM,26/05/1999
03/53206/001 - Construction of dormer window to front (east) elevation and dormer extension to rear roof elevation incorporating French doors and galleried handrail., PERM,23/07/2003
GEN/17/00208 - Copy doc - TPOs 1269 and 1392., ,27/02/2017 12:41:38
GEN/17/00785 - Loft conversion, UNK,18/07/2017 15:43:03
GEN/17/00796 - COPY DOCS - Copy of TPO Nos 1269 and 1392., ,11/07/2017
GEN/17/00854 - COPY DOCS - Various documents, ,24/07/2017
GEN/17/01142 - Tree works, ,09/10/2017 13:00:43

3 Proposal

Crown reduce 1No. Himalayan Cotoneaster tree (T5) by 1m to clear BT Cable (not protected by a Tree Preservation).
Fell 1No. Silver Birch tree (T4). Crown thin 1No. Dawn Redwood tree (T2) by 10%. All 3 trees subject to TPO 1392.

4 Policy Considerations

National Planning Policy Framework

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: Not applicable.

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: 9

Number of site notices: 1

Statutory advertisement: Not applicable.

Number of representations received: 1

Comment	Officer Comment
See Representation in Documents	One letter supporting the application has been received and the comments are noted.

7 **Planning Considerations**

7.1 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.

7.2 The trees subject of this application are a mature Silver Birch and Dawn Redwood both located in the rear garden of the property.

The Silver Birch is located adjacent to the southern boundary and in close proximity to the property. As far as it was reasonable to see the tree appeared to be healthy and structurally sound and no supporting evidence has been submitted to suggest otherwise. Due to its location the tree is prominent in the street scene when walking along Kings Road. The tree is not encroaching any buildings at this point in time and the reasons given for the work to the tree are not sufficient to warrant the felling and do not outweigh the public amenity the tree provides.

The Dawn Redwood is located further down the garden and as far as it was reasonable to see appeared to be healthy and structurally sound. Some dead wood was evident in the canopy and this can be removed at any time. The tree is a prominent specimen in the local landscape and at this point in time crown thinning is unnecessary. Removal of dead wood is all that is required (which the applicant also stated was all she wanted to do on site).

8 **Conclusion**

Refusal

9 **RECOMMENDATION:**

That the Head of Neighbourhood Support be authorised to **REFUSE TPO CONSENT** for application APP/17/01261

(A)

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

- 1 The tree is a significant feature in the local landscape and appears to be in adequately sound and healthy condition. Its proposed felling would result in undue loss and detriment to the visual amenities of the locality. It is therefore contrary to policy DM8 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework 2012.

Due to its location, the Silver Birch is prominent in the street scene when walking along Kings Road. It is not encroaching any buildings at this point in time and the reasons given for the work to the tree are not sufficient to warrant the felling and do not outweigh the public amenity the tree provides.

The Dawn Redwood tree is a prominent specimen in the local landscape and at this point in time crown thinning is unnecessary. Removal of dead wood is all that is required.