



Havant
BOROUGH COUNCIL

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To:
Mr Cloud
Technical Arboriculture Limited
1 Chase Farm Close
Waltham Chase
SO32 2UB

For: Ms Johns
South Africa Lodge Limited

THE TOWN AND COUNTRY PLANNING ACT 1990
THE TOWN AND COUNTRY PLANNING (TREE PRESERVATION ORDER) REGULATIONS
2012
Refusal of Consent

Application Number: APP/17/01276

Site Address: South Africa Lodge, Stakes Hill Road, Waterlooville, PO7 7LA

Proposed Tree Works: Crown reduce 1No. Oak (T4) by 5m. Subject to TPO 0977.

Further to your application received on 29 November 2017 Havant Borough Council, as Local Planning Authority, **Refuses Consent** for the above works.

The reason for the Council's decision to refuse consent is:

- 1 Further assessment of this tree needs to take place when it is in leaf next Summer and then further investigation work undertaken to try to prove what fungal pathogen has caused the bark dieback - to determine the type of action that such a fungus would be most likely to take. This is a very important tree in the landscape and at the present time there is no evidence submitted that justifies a 5m reduction - which would completely remove all live foliage and just leave a trunk with scaffold limbs and large open wounds open to infection by fungal pathogens. Given that the tree is clearly fighting a fungal attack at ground level (plus noted fungal pathogens on the other trees) it would not make sense to stress it further by conducting a heavy reduction and also leave large wounds open to fungal infection which would probably lead to its demise.

It is therefore contrary to policy DM8 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework 2012 to recommend permission for these works.

In coming to its decision the Council considered the plans and other documents submitted with regards to your application.

Other Important Information:

- (1) This notice only relates to the decision of Havant Borough Council as Local Planning Authority under the Town and Country Planning (Trees) Regulations. It does not relate to any other application that may be required under the Town and Country Planning Acts, Building Regulations or under any other Act, Regulation, Byelaw or

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Order where the Council's approval may be needed. For further guidance as to the need for consent under the Building Regulations please phone 023 9244 6015.

- (2) Your attention is drawn to the attached information regarding firstly your right to appeal to the Planning Inspectorate, if you are aggrieved by the Council's decision, and secondly the rights of an owner to, in certain circumstances serve a purchase notice on the Council. See www.planningportal.gov.uk/pcs

Natalie Meagher

Natalie Meagher
Head of Neighbourhood Support

10 January 2018