
Site Address: 20 Billett Avenue, Waterlooville, PO7 7SZ
Proposal: Remove lowest limb on eastern sector & limb above where it forks of
1No.Oak; reduce limb going up by 2m & remainder of crown, subject to TPO 1201.
Application No: APP/17/00816 Expiry Date: 21/09/2017
Applicant: Mr Wheeler
Creative Landscapes and tree
care
Agent: Case Officer: Maria Stewart
Ward: Waterloo

Recommendation: **GRANT TPO CONSENT**

1 Site Description

20 Billett Avenue, Waterlooville, PO7 7SZ

2 Planning History

02/63341/001 - Garden shed to west of house., PERM,08/05/2002
98/63341/000 - Removal of the largest north easterly limb growing within
approximately 1.6 metres
of the house and deadwood Oak tree (T4) subject to TPO 1609, PERM,30/06/1998
03/63341/002 - Application to crown thin by 30%, deadwood and reduce crown by 3m
on the south east sector of an Oak tree T1 of TPO 1201 and T4 of TPO 1609.,
PERM,22/07/2003
04/63341/003 - Application to crown reduce by 20%, and lowest south eastern lateral
limb reduced by 40% to appropriate growing point an Oak T2 TPO 1201 (T4 TPO
1609)., PERM,12/05/2004
APP/17/00546 - Two storey side and rear extension. Single storey extension over
existing ground floor conservatory., PERM,17/07/2017

3 Proposal

Removal of lowest limb 1No. Oak heavy reduction (5-6m) on large limb growing towards the
west, reduction (2-3m) on higher limbs, subject to TPO 1201.

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: 3

Number of site notices: 1

Statutory advertisement: Not applicable.

Number of representations received: 0

Comment	Officer Comment

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 application relates to a mature Oak tree found in the rear garden of a property in the Billett Avenue, Waterloooville. As the tree is located on the rear boundary that adjoins other rear gardens, the tree has restricted views from the street scene, however the upper crown is visible above the rooftops of the properties in Bramley Close.

The main stem is partially surrounded by a boundary line hedge, therefore a full inspection of the tree's basal condition could not be made. However, the northern sector of the base that was visible showed no obvious signs of poor health. There has been a previous removal of a major limb on the northern sector of the main stem, which has occluded well. There is also evidence of a secondary limb tear out in the upper northern crown. The crown has an eastern bias over the neighbouring garden in Bramley Close and the northern sector has been heavily maintained to give a high ground clearance, further unbalancing the crown. Within the canopy there is some deadwood, however the tree is displaying normal vigour and vitality.

The specification of the works have been negotiated with the applicant, which would serve to rebalance the heavily biased canopy and reshape the crown. Due to the previous heavy maintenance on the other sectors, these works would be consistent with its historic management. This will reduce the weight within the canopy and allow more natural light into the neighbouring garden, as well as allow the ease of movement due to low hanging branches heavily encroaching over the boundary. This will not detriment the health of the tree, neither will it harm any public amenity due to the restricted views from the street scene.

8 Conclusion

Recommend Permission

9 **RECOMMENDATION:**

That the Head of Neighbourhood Support be authorised to **GRANT TPO CONSENT** for application APP/17/00816

(A)

(B) for the following reasons/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 pruning/surgery for which consent is hereby granted shall not exceed the following: Remove lowest limb on eastern sector & limb above where it forks of 1No. Oak; reduce limb going up by 2m & remainder of crown, subject to TPO 1201.
Reason: To safeguard the health and well being of the tree and its importance in the local landscape.
- 3 The tree works for which consent is hereby granted shall be carried out and completed no later than 21/09/18.
Reason: To control the timing of the works.