



**Havant**  
**BOROUGH COUNCIL**

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To:  
Mr J Hickman  
8 Silversands Court  
12-14 Hollow Lane  
Hayling Island  
PO11 9FH

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

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**Application Number:** APP/17/00965

**Site Address:** Silversands 12-14 Hollow Lane, Hayling Island

**Proposed Tree Works:** Crown reduce 1 No. Oak tree by 3m in height and lateral spread reduction of 2.5m all round, subject to TPO 1804.

Further to your application received on 04 September 2017 which was valid from 19 September 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 The tree is a significant feature in the local landscape and the proposed tree works 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.

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 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](http://www.planningportal.gov.uk/pcs)

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- (3) In accordance with paragraphs 186 and 187 of the NPPF Havant Borough Council (HBC) takes a positive and proactive approach and works with applicants/agents on development proposals in a manner focused on solutions by:

- Offering a pre-application advice service, and
- Updating you of any issues that may arise in the processing of your application and where possible suggesting solutions, and,

In this instance:

- You were updated about issues after the initial site visit.

- (4) The tree subject of this application has not been inspected for health and safety. It has purely been assessed with regards to impact that the proposed works may have on the amenity value/street scene of the area.

**Natalie Meagher**

Natalie Meagher  
Head of Neighbourhood Support

01 November 2017