
Site Address: 14A Kingsway, Hayling Island, PO11 0LZ
Proposal: Crown reduce 1No. Monterey Cypress by 5m from 20m leaving a height of 15m, crown lateral spread reduction of 8m at widest point from 16m leaving spread of 8m, subject to TPO 0928.
Application Type: Works to TPO Tree
Application No: APP/22/00273
Applicant: Mr J Challis
Agent: Hayling West
Expiry Date: 20/06/2022
Case Officer: Maria Stewart
Ward: Hayling West

Recommendation: **GRANT TPO CONSENT**

1 Site Description

14A Kingsway, Hayling Island, PO11 0LZ

2 Planning History

97/57336/001 - TREE PRUNING, UNK,
92/57336/000 - New conservatory at rear., PERM,
GEN/10/00562 - Conversion of existing garage to habitable room. Erection of timber garage in front garden, ,25/08/2010 10:59:06
APP/10/00671 - Erection of single detached garage to front., PERM,01/12/2010
APP/10/01035 - Discharge of Condition No. 2 of Planning Permission APP/10/00671, PERM,21/02/2011
APP/11/01075 - Fell 1No. Macrocarpa tree (T1) subject to TPO 0928., REF,03/08/2011
APP/12/00596 - Crown lift to 4m 1No. Monterey Cypress (T1) and remove any deadwood and dangerous branches, subject to TPO 0928., PERM,30/07/2012
GEN/14/00382 - Notification of removal of snapped lower limb on TPO Macrocarpa., ,08/04/2014
GEN/15/01051 - Tree works, ,10/09/2015 11:04:45
APP/17/00901 - Crown raise 1No. Monterey Cypress to 5m (pruning wounds no larger than 75mm and to suitable growth points), and crown reduce height and lateral growth by 4m, subject to TPO 0928. , PERM,13/09/2017

3 Proposal

Crown reduce 1No. Monterey Cypress by 5m from 20m leaving a height of 15m, crown lateral spread reduction of 8m at widest point from 16m leaving spread of 8m, subject to TPO 0928.

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

Councillor Brenda Linger - Hayling West

Councillor Clare Satchwell - Hayling West

Councillor I Scott Hayling West

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: 7

Number of site notices: 1

Statutory advertisement: Not applicable.

Number of representations received: 1

Comment	Officer Comment
As this sole surviving Monterey Cypress tree on this TPO overshadows our garden heavily, we are in support of this application to Crown Reduce by 5m, and crown lateral by 8m. It causes a great deal of debris, and blocks out sunlight to a good part of the garden. Nothing grows under it. It is not a native tree to the UK, and should not be on a TPO, which was dated nearly 40 years ago, before these properties were built. It offers little or no amenity to the local area.	

All the other trees on this TPO have gone.	
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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 in question is visible from the public domain but its contribution to local amenity is limited. The proposed work will have a minimal impact on the health of the tree

8 Conclusion

Permit

9 **RECOMMENDATION:**

That the Head of Neighbourhood Support be authorised to **GRANT TPO CONSENT** for application APP/22/00273 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 one year from the date of this decision notice.

Reason: To control the timing of the works.