

Site Address: The Brents, St Peters Road, Hayling Island, PO11 0RT
 Proposal: 1No Blue Atlas Cedar (labeled 1 on the sketch plan) reduce to previous pruning points. Crown raise to 3 metres. 1No Monterey Pine (labeled 2 on the sketch plan) fell to replace with alternative species. Trees within the St Peter's Conservation area.
 Application Type: Conservation Area Tree
 Application No: APP/24/00122 Expiry Date: 27/03/2024
 Applicant: Mr Dawes
 Agent: Mr J Petley Case Officer: Tree Officer
 JP Tree & Garden Services
 Ward: Hayling East

Recommendation: **RAISE NO OBJECTION**

1 Site Description

The Brents, St Peters Road, Hayling Island, PO11 0RT

2 Planning History

09/68719/000 - Crown reduce by 30% and crown thin by 10% 1No. Norway Spruce.
Crown reduce by 30%, crown thin by 10% and crown lift to 3m 1No. Blue Cedar.
Crown reduce by 30%, crown thin by 10% and crown lift to 3m 4No. Plum Cherries.
Crown reduce by 30% 1No. Leyland Cypress. Crown reduce by 30% 1No. Elm.
Crown reduce by 20% and crown thin by 15% 1No. Prunus and fell 1No. other Prunus.
All subject to TPO 0567. , PERM,26/08/2009
GEN/10/00807 - Open fields west of Clamshells, St Peters Road, Hayling Island,
,08/11/2010 15:32:42
GEN/12/00668 - Status of land to south and east of Victoria Road, Hayling Island,
,04/07/2012 11:31:35
APP/12/01175 - Fell 4No. Cherry Plums and remove 1No. Leylandii, leaving 2m
stump. All within St Peters Conservation Area., RNO,20/12/2012
APP/15/00161 - New tile hanging to west elevation and part of south and north
elevations., PERM,02/04/2015
APP/17/00935 - Crown reduce 1No. Scots Pine (1) by 2m overall; reduce 1No. Blue
Atlas Cedar (2) by 2m overall and crown lift to 3.5m; reduce 1No. Norway Spruce (3)
by 0.5m overall; reduce 1No. Damson (4) by 2m overall; 1No. Bay (5) - Reduce in
height by 2.5m and sides by 2m and crown lift to 4m over drive. Remove any dead,
crossing or epicormic branches as necessary from all above trees. All trees within
Conservation Area of St Peters., RNO,22/09/2017
APP/22/01044 - 1No Magnolia (T1) crown reduce by 3 metres overall to leave a height
of 5metres by 4 metres width. 1No Mimosa (T2) crown reduce by 3 metres overall to
leave a height of 5 metres by 4 metres width. 1No Cherry (T3) fell to ground level.
Trees within conservation area of St Peter's., RNO,07/12/2022
APP/24/00035 - Two storey side and rear extension, external alternations, single
storey addition to garage, erect new garden room in rear garden., INV,

3 Proposal

1No Blue Atlas Cedar (labeled 1 on the sketch plan) reduce to previous pruning points. Crown raise to 3 metres. 1No Monterey Pine (labeled 2 on the sketch plan) fell to replace with alternative species. Trees within the St Peter's Conservation area.

4 Policy Considerations

National Planning Policy Framework
Havant Borough Council Borough Design Guide SPD December 2011
Havant Borough Council Parking SPD July 2016

Havant Borough Local Plan (Core Strategy) March 2011

Havant Borough Local Plan (Allocations) July 2014

Emsworth Neighbourhood Plan Post Examination Version 2020

Listed Building Grade: Not applicable.
Conservation Area: St Peters

5 Statutory and Non Statutory Consultations

Conservation Officer

Councillor Leah Turner - Hayling East

Councillor Mark Coates

Councillor R Raines - Hayling East

Landscape Team, Havant Borough Council

Planning Application APP/24/00122 The Brents, St Peters Road, Hayling Island, PO11 0RT

1 No. Blue Atlas Cedar (labeled 1 on the sketch plan) - Reduce to previous pruning points. Crown raise to 3 metres. 1 No. Monterey Pine (labeled 2 on the sketch plan) - Fell to replace with alternative species. Trees within the St Peter's Conservation area.

No landscape objection.

Kind regards,

Harry Mitchell CMLI
Chartered Landscape Architect
Havant Borough Council

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: 8

Number of site notices: Not applicable.

Statutory advertisement: Not applicable.

Number of representations received: 1

Comment	Officer Comment
Monterey Pine (labeled 2 on the sketch plan) fell to replace with alternative species. Trees within the St Peter's Conservation area.	
tree number 2 - Remove due to tree growing too fast and large for its situation. Replant with more suitable type of tree.	
This is a lovely tree in a conservation area. How tall is it? What is its projected growth? It is very well established and I hope it has reached it's full growth. What is wrong with it's situation it looks like it is far from the house bordering the field. What will it be replaced with? I don't believe we should be felling well established trees if it is at all possible to keep them. Should it instead have a TPO? Has the site been visited?	

Summary:

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 The report relates specifically to assessing the proposed works rather than generally inspecting the tree's health and condition in any great detail.

7.3 The Council seeks to protect tree coverage in the Borough, but when considering a section 211 notice the Council must consider the impact of the proposed works to the amenity value of the tree and its contribution towards preserving and enhancing the character and appearance of the Conservation Area to determine if it justifies protection by a TPO. In this case, the relative merits of T2 Monterey pine does not merit further protection.

7.4 T1 Blue Atlas cedar has the potential to develop a significant presence in the landscape, and so we would like to limit the works without resorting to further legal protection.

7.5 When considering the amenity value, the Council is advised by National Planning Practice Guidance (PPG) 'Tree Protection Orders and Trees in Conservation Areas'. The PPG state a number of criteria for the Council to consider, which include visibility, size and form, future potential, rarity, cultural/historical value, relationship with the landscape and contribution to the character and appearance of the Conservation Area.

7.6 The proposed works would not have a significant detrimental impact on the character and appearance of the Conservation Area and would be in accordance with Policy CS11, CS16 and DM8.1 of the Core Strategy (2011).

8 Conclusion

Raise no objection

9 RECOMMENDATION:

That the Head of Place be authorised to **RAISE NO OBJECTION** for application APP/24/00122

(A)

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

