

Consultee Comments for Planning Application APP/16/00933

Application Summary

Application Number: APP/16/00933

Address: Hall Place Cottage, South Street, Havant, PO9 1DA

Proposal: Fell 1No. Holm Oak (T1), subject to TPO 1973.

Case Officer: Jamie Gargett

Consultee Details

Name: Miss Michelle Good (Engineering & Landscape Team)

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On Behalf Of: Landscape Team

Comments

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From a landscape perspective, it is clear that removal of the tree or indeed the wall will be deemed a loss.

The existing Holm Oak is of significant size and prominently located at the corner of South Street and The Parchment. Despite a rather unbalanced canopy, the tree is a notable and attractive feature of the local street-scene. Purely in landscape terms, there is no doubt that it contributes significant amenity value.

Similarly, the boundary wall is an important character component of Havants historic core. The Havant Borough Townscape, Landscape and Seascape Character Assessment identifies Red brick and flint walls are featured as boundaries within the historic core. (LCA14 Havant Historic Core p.193). Removal of this wall to facilitate retention of the tree will also open up views of the parking driveway to the detriment of the street-scene character.

The boundary wall damage is attributed to root buttress compression against the base of the wall and major limb compression against the upper wall. It is reasonably anticipated that should the tree be retained, compression movement would continue to affect a reconstructed wall in the current location or indeed in nearby proximity.

On a related matter that is not made apparent within the application, the boundary wall has constrained normal tree root extension growth pattern to the north and eastern aspects. Given the proximity of dwellings and public highway, any tree instability ascertained by the Arboricultural

Officer that is found to present a risk of harm is deemed appropriate and reasonable grounds for felling regardless of any landscape concerns.

If tree felling consent is to be granted, replacement tree planting would be strongly supported. Since Holm Oaks are a large, broad canopy species best suited to open parkland and large gardens, it is recommended that a more suitable replacement species of reasonable size is sought e.g. Ulmus New Horizon (disease resistant, columnar type of Elm) or Quercus robur Fastigiata Koster (columnar form of Cypress Oak) with the inclusion root protection barrier.

Kind Regards

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