
Site Address: 28 King Street, Emsworth, PO10 7AZ
Proposal: T1 - Ash - fell; within Conservation Area of Emsworth.
Application No: APP/21/00630 Expiry Date: 19/07/2021
Applicant: Mr W Fazackarley
Agent: Mr M Reed Case Officer: Maria Stewart
 M Reed & Co Ltd
Ward: Emsworth

Recommendation: **RAISE NO OBJECTION**

1 Site Description

28 King Street, Emsworth, PO10 7AZ

2 Planning History

93/58227/000 - Notification of intention to fell Sycamore in Emsworth Conservation Area, ZHIS,06/05/1993
GEN/11/01319 - Replacement slates, ,27/09/2011
APP/21/00283 - Fell 1No Sycamore (T1) within conservation area, Emsworth , RNO,
GEN/21/00613 - Dead tree exemption., UNK,

3 Proposal

T1 - Ash - fell due to inappropriate location; within Conservation Area of Emsworth.

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
DM8 (Conservation, Protection and Enhancement of Existing Natural Features)

Havant Borough Local Plan (Allocations) July 2014

Submission Version Havant Local Plan

Emsworth Neighbourhood Plan Post Examination Version 2020

Listed Building Grade: Not applicable.
Conservation Area: Emsworth

5 Statutory and Non Statutory Consultations

Chichester Harbour Conservancy

Conservation Officer

Councillor Julie Thain-Smith

Councillor Lulu Bowerman

Councillor R Kennett

Landscape Team, 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: 5

Number of site notices: 1

Statutory advertisement: Not applicable.

Number of representations received: 0

Comment	Officer Comment
Objection received from The Chichester Harbour Conservancy	Noted

Summary:

Comment:

7 Planning Considerations

- 7.1 This notice of intent to undertake work to a tree located within a designated Conservation Area relates to the proposed felling of one Ash.

The tree is set back off King Street towards the rear of the property and adjacent to one of the driveways. A boundary wall follows the driveway and it is also adjacent to a public footpath. The tree sits in the raised bed and appeared to be self seeded. A number of trees of varying condition and species forms this boundary.

The applicant wishes to remove the tree as it is now causing significant damage to the wall, it is bowing and likely to fail at some point. The Ash's root ball is intertwined with a Sycamore (which is subject to a separate section 211 notice).

The Ash is a suppressed, drawn up specimen which is suffering from Ash dieback disease. As there are a number of trees along this boundary its removal will not be detrimental to the character or appearance of the conservation area, and more importantly, it cannot be retained or it will cause further damage to the wall.

The Chichester Harbour Conservancy have objected to this notice of intent however for the reasons given within this report, no objection can be raised to this proposal. It should be noted that when dealing with a Section 211 notice The Council only has two options; to raise no objection, or make a Tree Preservation Order. In this case the tree does not meet the criteria to be protected by a TPO.

8 Conclusion

Due to its poor condition due to Ash dieback disease, inappropriate location and its limited long term retention due to the visible damage to the wall the tree is not a suitable specimen to be made the subject of a TPO therefore no objection should be raised to its removal. The remaining trees will continue to offer a green screen and its removal will not have a negative impact in the street scene.

9 RECOMMENDATION:

That the Head of Neighbourhood Support be authorised to **RAISE NO OBJECTION** for application APP/21/00630