
Site Address: 30 Grassmere Way, Waterloooville, PO7 8RT
Proposal: Crown reduce by 3m, crown raise by 5m 6No. Oak trees and remove dead limb on 1No. Oak tree, all within G1 of TPO 1206.
Application No: APP/14/00474 Expiry Date: 07/07/2014
Applicant: Mr Dadd Team: Team 2
Agent: Case Officer: Jamie Gargett
Ward: Cowplain

Recommendation: **GRANT TPO CONSENT**

1 Site Description

The trees are located along a boundary adjacent to a residential dwelling.

2 Planning History

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3 Proposal

Crown reduce by 5m, crown raise by 5m and reduce laterally by 3m 6No. Oak trees and remove dead limb on 1No. Oak tree, all within G1 of TPO 1206.

4 Policy Considerations

Core Strategies 2011 forming part of the HBLDF

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

Listed Building Grade: Not applicable.

Conservation Area: Not applicable.

5 Statutory and Non Statutory Consultations

Havant Building Control - I would concur that pruning the trees will not guarantee that any subsidence risk would be mitigated to buildings in close proximity. I note that reduction of the crown may offer a season's protection only.

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: 6

Number of site notices: 1

Statutory advertisement: Not applicable.

Number of representations received: 0

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:

My inspection related specifically to assessing the proposed works rather than generally inspecting the trees health and condition in any great detail. I visually inspected the trees 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. No health and safety concerns were raised by the applicant in this submission.

The trees subject to this application are a row of six Oak trees that appear to be exhibiting normal vigour and vitality for large mature trees of this species and age category. There is some deadwood present throughout the crown of the trees and this can be removed under exemption without the need for application.

Previously there has been a case of subsidence at the applicants house and this was rectified via an insurance claim where by the affected area was under pinned and as such the situation has been rectified and addressed, allowing for the trees to remain in situ. A previous application to fell the trees was refused, taken to appeal and subsequently dismissed by the Planning Inspectorate.

The applicant states that the works in this application are to abate a future problem with subsidence at the property, there is no evidence that such a severe reduction to the trees will reduce any risk of subsidence - Havant Building Control have been consulted on this application and agree that reducing a tree will not address the concerns regarding subsidence.

In general terms it is considered reasonable that the trees are managed due to their location and a crown reduction of a lesser amount would be acceptable to the council and approved. The applicant was emailed regarding this situation and has now responded and agreed to a lesser works of a crown reduction of 3m and crown lift to 5m.

The new negotiated tree works are considered to be reasonable management for these Oaks and should not negatively impact on the health of the trees or significantly detriment the public amenity value.

8 Conclusion

Recommend permission.

9 RECOMMENDATION:

That the Executive Head of Planning and Built Environment be authorised to **GRANT TPO CONSENT** for application APP/14/00474

(A)

(B) for the following reasons/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 pruning/surgery for which consent is hereby granted shall not exceed the following: Crown reduce by 3m, crown raise by 5m 6No. Oak trees and remove dead limb on 1No. Oak tree, all within G1 of TPO 1206.
Reason: To safeguard the health and well being of the tree(s) and its/their importance in the local landscape.

- 3 The tree works for which consent is hereby granted shall be carried out and completed no later than 7/7/15
Reason: To control the timing of the works