DELEGATED OFFICER REPORT – TREE WORKS

PROPOSAL	**Fell 1No Ash (T1 on application). Subject to TPO 1249.**
LOCATION:	53 Fathoms Reach, Hayling Island, PO11 0RR
REFERENCE NO:	APP/25/00834
APPLICANT:	Lewis Ruffles
CONSULTATION EXPIRY DATE:	26/11/2025
APPLICATION EXPIRY DATE:	12/12/2025
WARD:	Hayling West
SUMMARY RECOMMENDATION: Approve with Conditions	

1. Site Description

53 Fathoms Reach, Hayling Island, PO11 0RR

2. Planning History

3. Proposal

Fell 1No Ash (T1 on application). Subject to TPO 1249.

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

5. Statutory and Non Statutory Consultations

6. Publicity and Community Involvement

This application was publicised in accordance with the Council's Local Code of Corporate Governance and the Statement of Community Involvement.

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 subject to this application is a large mature Ash in what appears to be significant decline posing a potential risk to the adjacent neighbours if it remains in it's current form. The felling proposed is a reasonable solution based on tree condition and risk. A condition will be in place for a replacement tree.

8 Conclusion

Recommend Permit

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9. RECOMMENDATION:

That the Executive Head of Place be authorised to Approve with Conditions application APP/25/00834

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	In the first planting season following the date of felling; 1 replacement tree is planted. The tree should be a minimum 1.5 metres tall at the time of planting and should comply with BS3936:Part 1:1992. It should be planted at or near the site of the existing tree. It should also be selected from the following species: 1. Oak 2. Beech or such other size, species, location or period of time as may be agreed in writing with the Council. If within a period of three years any tree planted as a replacement is cut down, felled, uprooted, removed, or die, or becomes in the opinion of the Council seriously damaged or defective: a) the Council shall be notified as soon as is reasonably practicable; and b) another tree of the same species and size shall be planted in the same location at a time agreed in writing with the Council unless the Council agrees to dispense with or vary the requirement. **Reason:** To conserve and safeguard the visual amenities of the locality.
3	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