DELEGATED OFFICER REPORT – TREE WORKS

PROPOSAL	**1No Beech (T1) Fell due to substantial honey fungus infection and declining crown. Subject to TPO 1377**
LOCATION:	40 Maylands Road, Havant, PO9 3NR
REFERENCE NO:	APP/25/00863
APPLICANT:	Reynolds
CONSULTATION EXPIRY DATE:	22/12/2025
APPLICATION EXPIRY DATE:	17/12/2025
WARD:	Bedhampton
SUMMARY RECOMMENDATION: Approve with Conditions	

1. Site Description

40 Maylands Road, Havant, PO9 3NR

2. Planning History

3. Proposal

1No Beech (T1) Fell due to substantial honey fungus infection and declining crown. Subject to TPO 1377

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 mature Beech located in the rear garden of a two storey private dwelling. The tree canopy is partially visible in the street scene.

7.4 Unfortunately the tree is exhibiting significant bark necrosis and root damage due to extensive Honey Fungus (Armarilla) leaving the tree vulnerable to wind-throw due to it's position in the garden and prevailing s/w winds. The target area is an unacceptable risk and as such the recommendation is to remove the tree. A reduction in this instance on this species would not be an acceptable option due to the degree of current dieback within the canopy and Beech not responding well to a heavy reduction.

8 Conclusion

Recommend Permit

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9. RECOMMENDATION:

That the Executive Head of Place be authorised to Approve with Conditions application APP/25/00863

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. Beech 2. Sweet Chestnut 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