DELEGATED OFFICER REPORT – TREE WORKS

PROPOSAL	**T4 Oak- Reduce height by 3 metres leaving a height of 14 metres , reduce crown spread by 3 metres leaving a crown spread of 7 to 8 metres. Tree subject to TPO 1160.**
LOCATION:	181 London Road, Waterlooville, PO7 7RL
REFERENCE NO:	APP/26/00073
APPLICANT:	Sasha Setoudeh
CONSULTATION EXPIRY DATE:	27/02/2026
APPLICATION EXPIRY DATE:	02/04/2026
WARD:	Waterloo
SUMMARY RECOMMENDATION: Approve with Conditions	

1. Site Description

181 London Road, Waterlooville, PO7 7RL

2. Planning History

3. Proposal

T4 Oak- Reduce height by 3 metres leaving a height of 14 metres , reduce crown spread by 3 metres leaving a crown spread of 7 to 8 metres.
Tree subject to TPO 1160.

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 Oak tree has limited public amenity and the works proposed will have no detriment to the health of the tree and will benefit residents relationship between the tree and the dwelling living space.

8 Conclusion

Recommend Permission

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9. RECOMMENDATION:

That the Development Manager be authorised to Approve with Conditions application APP/26/00073

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 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