DELEGATED OFFICER REPORT – TREE WORKS

PROPOSAL	**(T1) Large Oak tree "Quercus robur" Crown reduction of branches overhanging the property back to the boundary line. Tree subject to TPO 1182.**
LOCATION:	16 Vine Coppice, Waterlooville, PO7 5DU
REFERENCE NO:	APP/26/00286
APPLICANT:	Emma Boucher
CONSULTATION EXPIRY DATE:	05/06/2026
APPLICATION EXPIRY DATE:	23/06/2026
WARD:	Stakes
SUMMARY RECOMMENDATION: Approve with Conditions	

1. Site Description

16 Vine Coppice, Waterlooville, PO7 5DU

2. Planning History

3. Proposal

(T1) Large Oak tree "Quercus robur" Crown reduction of branches overhanging the property back to the boundary line.
Tree subject to TPO 1182.

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 Oak that has previously been heavily pruned, the tree is displaying a large weak union on a large lower scaffold branch growing towards the dwelling along with other lateral branches that are also weighted in this direction. The tree is located on uneven ground above the height of the applicant's garden.

7.4 While works will exceed BS3998 they are understandable in this instance due to the location of the tree to the dwelling and garden area.

8 Conclusion

Recommend Permit

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9. RECOMMENDATION:

That the Interim Head of Planning be authorised to Approve with Conditions application APP/26/00286

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