Recommendation Report for Works to Tree(s) on trees subject to a Tree Preservation Order (

REF NO: **AW/10/15/T**

LOCATION: 2 Lichfield Gardens
Aldwick

PROPOSAL: Crown reduction by 25% to 2 no. Weeping Willow trees.

SITE AND SURROUNDINGS

DESCRIPTION OF APPLICATION	As above
SITE AREA	N/A
RESIDENTIAL DEVELOPMENT DENSITY (NET)	N/A
TOPOGRAPHY	Predominantly flat
TREES	The 2 no. Weeping Willow trees the subject of this application.
BOUNDARY TREATMENT	Property is on a corner location which is open to the highway, wall approximately 1.8m in height encloses rear garden.
SITE CHARACTERISTICS	Two storey property with front porch, attached garage with neighbouring garage of No 4. The property has rendered walls with tile hanging and a tiled roof.
CHARACTER OF LOCALITY	Residential area which is open in character and appearance with a mixture of two storey properties and bungalows of various styles and designs.

RELEVANT SITE HISTORY

AW/44/11/T	Crown reduction by 25% to 2 No Weeping Willow trees	ApproveConditionally 31-03-2011

REPRESENTATIONS

Representations received:

Aldwick Parish Council

Members agreed that the Arun Arboriculturist is consulted regarding the application and that his recommendations/decision is applied. Councillor Mrs Stabler wished that her objection be recorded.

Comments on Representations received:

Parish Council comments noted
See Tree Officer's recommendation.

CONSULTATIONS

Arboriculturist

Consultations responses received:

Tree Officer

T1 Species: Weeping Willow Salix x sepulcralis Height: 8 metres Average Branch Spread: 4 meters Crown Condition: fair Form: fair Age Class: early mature Height and type of main unions: U - shaped union at 3.5 meters

T2 Species: Weeping Willow Salix x sepulcralis Height: 9 meters Average Branch Spread: 4 metres Crown Condition: fair Form: fair Age Class: early mature Height and type of main unions: bifurcates at 3.5 metres.

The outlined trees are situated in the area of Aldwick, which is a high amenity landscape with young, semi mature, mature, and over mature trees specimens present. The outlined trees are very visible from the main public highway (Westminster Drive).

The applicant has requested to re-pollard T1 and T2 to the established pruning points. It is evident (form the visual form) that T1 and T2 have been repeatedly pruned in a regime of operations. According to the BS 3998:2010 section 7.10, the outlined operation would be likely to increase the retention spans of T1 and T2.

As the proposed operations are likely to increase the retention spans of T1 and T2, I would have no objection to the proposed operations.

The following condition is to be adhered to in completing the outlined reduction operations;

Crown Reduction
All side branches to be retained should be at least 1/3rd in diameter of the removed branch. Pruning cuts must be flat and smooth, kept as small as possible by cutting at an optimum angle and should not exceed 100mm in diameter.

Comments on Consultation responses:

Tree Officer comments noted

POLICY CONTEXT

Designation applicable to site:

Built Up Area Boundary
Tree Preservation Order AW/117/10
No Public Sewer

DEVELOPMENT PLAN POLICIES

Arun District Local Plan 2003:

PLANNING POLICY GUIDANCE

POLICY COMMENTARY

The above policies are general and, other than online Planning Policy Guidance under References ID 36-090-20140306 and ID36-091-20140306, are not specific to trees.

DEVELOPMENT PLAN AND/OR LEGISLATIVE BACKGROUND

Section 198 of the Town and Country Planning Act 1990 states:
"If it appears to a Local Planning authority that it is expedient in the interest of amenity to make provision for the preservation of trees.... they may for that purpose make an order"

The works to the trees are to be judged having regard to amenity.

OTHER MATERIAL CONSIDERATIONS

It is considered that there are no other material considerations to warrant a decision otherwise than in accordance with the Development Plan and/or legislative background.

CONCLUSIONS

The detached property is sited on a corner which is open in appearance. The Willow trees are covered by Tree preservation Order AW/117/10 and are sited in the front garden being readily visible in the street scene and of public visual amenity.

The application seeks for a crown reduction as they are overhanging the public footpath and obscure the street lamp when in use. There have been several complaints from pedestrians and the highway agency. A previous application AW/44/11/T for a crown reduction was previously approved and work carried out at that time.

The Tree Officer has inspected the trees and has raised no objection to the proposed reduction as the work requested is to re-pollard to previous established pruning points. It is therefore recommended to approve the application, subject to conditions.

RECOMMENDATION

APPROVE CONDITIONALLY

1 The works hereby approved shall involve:

2 no. Willow trees - Re-pollard to previous pruning points.

Crown Reduction.
All side branches to be retained should be at least 1/3rd in diameter of the removed branch. Pruning cuts must be flat and smooth, kept as small as possible by cutting at an optimum angle and should not exceed 100mm in diameter.

Reason: In the interests of the trees continued health and vitality and to accord with current industry guidelines and sound arboricultural practice.

2 The work hereby approved shall be undertaken under the supervision of the Local Planning Authority who shall be notified in writing, not less than 7 days before the work commences.

Reason: In order to ensure a satisfactory standard of tree surgery in the interests of amenity.

3 The burning of materials obtained by site clearance or from any other source shall not take place within 6 metres of the furthest extent of the canopy of any tree or group of trees to be retained on the site or on land adjoining.

Reason: To protect trees and vegetation from fire damage in the interests of the visual amenities of the locality.

4 INFORMATIVE: The applicant should note that under Part 1 of the Wildlife and Countryside Act 1981, with only a few exceptions, it is an offence for any person to intentionally take, damage or destroy the nest of any wild birds while the nest is in use or being built. Birds nest between March and September and therefore removal of dense bushes, ivy or trees or parts of trees etc. during this period could lead to an offence under the act.

5 INFORMATIVE: This notice does not give authority to destroy or damage a bat roost or disturb a bat. Bat species are protected under Section 39 of the 1994 Conservation (Natural Habitats etc) Regulations (as amended), the 1981 Wildlife and Countryside Act (as amended) and the 2000 Countryside and Rights of Way Act. It is illegal to damage or destroy any bat roost, whether occupied or not, or disturb or harm a bat. If you are aware that bats roost in a tree(s) for which work is planned, you should take further advice from Natural England (via the Bat Conservation Trust on 0845 1300228) or an ecological consultant before you start. If bats are discovered during the work, you must stop immediately and contact Natural England before continuing.