

Planning Officer: Mr F Gardner
Planning Application Ref: AW/90/19/T
Location: The Gables, 3 Kingsway, Bognor Regis, PO21 4DQ
Description of works: Crown reduction of 8m to 2 No. sycamore trees
Reasons Given: None provided

Comments on Application:

T7 Sycamore / *Acer pseudoplatanus* Approx. height: 15m Average spread: 5m Age class: Mature

- The following two paragraphs describe the Statutory Protections affecting trees on this plot.
- There are two Tree Preservation Orders (TPO) directly affecting this plot: (Bognor No.2), an area Order made in 1958 and TPO/AW/240/10, an individual Order made in 2010 and specific to a sycamore tree (T753 as described on the TPO schedule and map) recorded as T7 on the applicant's submitted plan. Having considered the submitted scheme of proposed tree work, I am satisfied that only item T7 (T753) is protected by an Order.
- The entire plot is located within the Craigweil House, Aldwick Conservation Area. As such, all other established trees on the plot with a stem diameter equal to or greater than 100mm, measurement taken at 1.0m height - would require a Sect.211 Notice (of Intent to Undertake Tree Works in a Conservation Area).
- In view of the above Statutory Protections, I can only consider T7 sycamore as part of this application.
- Outwardly and from a distance this tree appears to be in a fine physiological state. It grows at the rear of the property and can be seen from neighbouring dwellings but has only limited visibility from publicly accessible land. It has a heavily modified crown having been previously reduced in height and spread.
- Further crown reduction work will be necessary throughout the remaining life-span of this tree, to achieve a reasonable degree of structural integrity appropriate for its location.

Conclusions:

- This tree has the potential to develop a heavy and congested limb/branch framework if allowed to grow unchecked, such that it may suffer partial failure of the same.
- The applicant proposes an 8metre crown reduction. If the full extent of meterage is applied on all aspects this would exceed the recommendations in British Standard 3998:2010 – Tree Work and result in damaging loss of crown volume.
- If the application wishes to undertake crown reduction work to the other two sycamores (T5 and T8 on the applicant's submitted plan), then a Sect.211 Notice will be required. I would advise at this stage that the current extent of crown reduction proposed would be considered similarly excessive and perhaps a lesser degree of pruning such as advised below would be more appropriate for those two trees also.

Recommendations:

- I recommend **REFUSAL** for this application.

Advisory:

- I would like to see the applicant submit a revised work specification such as detailed below, which would seem to address the applicant's concern whilst preventing a diminution of the tree's landscape and public amenity value:
 - Apply a crown reduction, effectively reducing top-height and lateral spread by no more than 2m on any aspect.

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- If the applicant is prepared to re-submit in line with this advice, then I would be able to recommend APPROVAL subject to the following conditions:

Conditions To Be Applied to All Approved Works: -

- Where branches are to be shortened back the final cuts are to be made at the correct angle shown in BS3998:2010 and adjacent to a live bud or lateral.
- The long-term vitality of this tree is best respected when significant pruning work such as proposed, is undertaken during either the mid-summer (late-June to early-August) or mid-winter (late-December to early-February) periods. The work must only be undertaken during these periods.

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

- See also the standard pruning guidance notes issued with the consent letter

Mark Warwick
Tree Officer / Parks and Greenspace Team