

Planning Officer: Richard Sherman

Planning Application Ref: BN/109/21/T

Location: Land adj. to 26 Songthrush Lane, Barnham, PO22 0AE

Description of works: Fell 1no. poplar tree (T7) and replace with 1no. *Acer campestre*. Fell 1no. poplar tree (T8) and replace with 1no. *Alnus glutinosa*. Fell 1no. poplar tree (T9) and replace with 1no. *Alnus glutinosa*

Reason given: Species type unsuitable for location

Comments on Application:

3x White poplar / *Populus alba* Height: 20-25m Spread: 5-10m Age class: Early mature

- Having undertaken a ground level assessment with restricted view, these trees appear to be in a fine physiological state and assumed to be so in the absence of any evidence provided to the contrary.
- They are highly visible from numerous properties in the area and to the wider public (footway, carriageway, open spaces). As such, they have landscape and amenity value.
- They are evenly spaced in linear formation. T7 has a single slender stem and I noted obvious large historic wounds at around 1/3 height. Those may have implications for long-term structural integrity.
- T8 & T9 are thicker in main stem and with more expansive crown form.
- No detailed condition survey has been provided in support of the application to fell; I presume as the proposal is based on the premise that the species type is inherently unsuitable at this location.
- No detailed replacement planting scheme has been submitted and there is limited scope for establishing new standard-sized emergent trees at the same locations. I approve of the suggested species, both of which should do well locally.

Conclusions:

- I do not concur with the reasons stated as being sufficient to justify the work. These are established trees given adequate room during recent development of land to their East, to be purposefully retained in harmony with surroundings.
- T7 has undesirable form and structural integrity within the main stem could be compromised. Its removal may be necessary on health and safety grounds. A replacement tree of native species and standard form could be planted to the south of the established treeline and provide visual amenity as it matures.
- T8 & T9 appear outwardly sound and no evidence of significant structural defect, disease or actionable nuisance has been provided in support of the application. As such, these trees should continue to provide significant landscape and amenity value, and ought to be retained.

Recommendations:

- As it stands, I recommend **REFUSAL** for this application.
- **I would like the applicant to be invited to agree to a revised proposal for lesser works** (by removing items T8 & T9) as part of the current application so as not to incur further delay. Such work would go some way to addressing their concerns whilst preventing a diminution of the tree group's landscape and amenity value.

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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 condition:

Condition to Be Applied to Approved Work: -

- Once the tree has been felled (and either grubbed or ground out) then a replacement tree is to be planted adjacent the site boundary and alongside dwelling 26 Songthrush Lane.

This is to be of Standard Nursery Stock proportions (10-12cm girth & 2m to 3m overall height) supported on a 'short stake' system with appropriate securing ties and pads.

It is to be planted within 12 months of the removal of the white poplar tree (T7).

The species shall be selected from the following: -

Field maple *Acer campestre*

Common alder *Alnus glutinosa*

Reasons: To accord with current industry guidelines and sound arboricultural practice in general.

Mark Warwick
Tree Officer / Parks and Greenspace Team