

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

REF NO: BR/175/15/T

LOCATION: 39 Servite Close
Bognor Regis

PROPOSAL: Reduce canopy of 1 No. Silver Birch tree by up to 2.5m in height & 1.5m in spread & sever ivy.

SITE AND SURROUNDINGS

DESCRIPTION OF APPLICATION	As above.
SITE AREA	101.5m ²
RESIDENTIAL DEVELOPMENT DENSITY	N/A
TOPOGRAPHY	Predominantly flat
TREES	Various, including the application tree.
BOUNDARY TREATMENT	1.8m close boarded fencing.
SITE CHARACTERISTICS	Two storey semi-detached property with garden to front and rear.
CHARACTER OF LOCALITY	Suburban residential mixture of two storey detached and terrace properties.

RELEVANT SITE HISTORY

BR/290/13/T	T1-Sycamore, T2-Robina and T5-Lime: Cut back foliage from building to give 2.5m clearance. Remove epicormic re-growth from trunk (T2). T3-Robina: Fell to ground level. T4-Silver Birch: Remove major dead wood. T6-Sweet Chestnut: Reduce and thin canopy by up to 15%.	Refused 12-02-2014
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REPRESENTATIONS

Representations received:

Bognor Regis Town Council

No objection subject to no disturbance to bats or birds within the tree.

Comments on Representations received:

As standard, informatives are included to make the applicant aware that no works should take place should bats or birds be nesting in the tree.

CONSULTATIONS

Arboriculturist

Consultations responses received:

ARBORIST

Comments:

- The tree cited in this application is located in the rear garden of 39 Servite Close.
- The applicant has applied to reduce T1 to reduce the height by 2.5 meters, and a 1.5 meters lateral reduction. From the site inspection it is clear that T1 has had previous reduction/s. The applied for reductions do emulate the historic reductions.
- From the site inspection it is also clear that the proposed reductions are unlikely to have any lasting negative impact on the aesthetic value and/or longevity of T1.

Recommendation:

- I would have no objection to the proposed reductions of a height of no more than 2.5 meters to the height of T1, and a lateral reduction of no more than 1.5 meters.

Conditions:

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.

Crown Clean

The Crown Clean should consist of deadwood and stub removal where all cuts should be made to the branch collar. Where crossing branches are encountered the weaker branch/branches should be reduced or removed to avoid contact between them. The remaining branch/branches should be shortened as appropriate to relieve 'end weight' and sudden exposure by reducing the leaf bearing branch tips by no more than 30%.

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

Crown Lift

Branches found within the clearance height having diameters greater than 100mm should be shortened and no more than 15% of the leaf bearing growth of that branch should be removed to facilitate the unobstructed free passage of vehicles and pedestrians.

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

Comments on Consultation responses:

Comments noted. The conditions will be imposed should permission be granted.

POLICY CONTEXT

Classifications:-

Adopted Local Plan
Class C Road
Tree Preservation Order
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 ID 36-091-20140306, 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 Council's Arborist has been consulted on the application and has raised no objections to the tree works subject to conditions which will be imposed on the application. The proposal is considered to have no detrimental impact on the visual amenity of the area.

The application is recommended for conditional approval.

RECOMMENDATION

APPROVE

- 1 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.

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- 2 The Crown Clean should consist of deadwood and stub removal where all cuts should be made to the branch collar. Where crossing branches are encountered the weaker

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- 3 Branches found within the clearance height having diameters greater than 100mm should be shortened and no more than 15% of the leaf bearing growth of that branch should be removed to facilitate the unobstructed free passage of vehicles and pedestrians.

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

- 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.