

Planning Officer: Lynnyrd Wolfe
Planning Application Ref: BR/253/19/T
Location: 252 Hawthorn Road, Bognor Regis, PO21 2UP
Description of works: Crown reduction by 4m to 1no. oak tree
Reasons Given: Excessive shading, low amenity value

Comments on Application:

Pedunculate oak / *Quercus robur* Approx. height: 16m Average spread: 8m Age class: Mature

- Restricted view at time of inspection although outwardly and from a distance this tree appears to be healthy and stable with a relatively unmodified and attractive crown profile. No concerns in respect of its condition have been raised.
- It can be seen from adjacent properties and public highway (footway and carriageway), as such it has both visual amenity and landscape value.
- It grows so close to a rear garden boundary that it dominates the outlook from the back of this property as well as apartments in neighbouring Pagham Court – a relatively recent development in the history of this long-established tree. Seasonal influence from shading is not insignificant but unlikely to be excessive.
- The applicant proposes a potential 4metre reduction of top height and lateral spread. If the full extent of meterage is applied on all aspects this would exceed the recommendations in British Standard 3998:2010 – Tree Work.
- Overhead and lateral clearance of branches above and from the property appears to be adequate but there is scope for some light pruning to improve conditions if desired. A subsequent application would need to be carefully prepared and for example - specify the precise extent of clearance from built structures and extent/type of low branch removal (crown lifting).

Conclusions:

- This tree requires careful management that respects its age and vulnerability to environmental changes and disease progression.
- I do not find the reasons given to be sufficient justification for the work proposal.
- The tree is a significant feature in the local landscape and appears to be in adequately sound and healthy condition. The proposal to reduce both the height and lateral spread on all aspects (the correct interpretation of *crown reduction*) by 4m respectively does not comply with 'British Standard (BS3998:2010) Tree work – Recommendations' and would be likely to result in harm to the health and vitality of the tree with large pruning wounds being formed as well as undermining its visual amenity value and impact in the landscape.

Recommendations:

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

Mark Warwick
Tree Officer / Parks and Greenspace Team