

Planning Officer: Charlotte Easton

Planning Application Ref: R/267/18/T

Location: Woodlands 1 Cross Road Rustington BN16 2ST

Description of works: Crown reduction of 5m to 2 No Lombardy Poplar tree. Crown reduction of 2m to 3 No. Silver Birch trees. Crown thin of 10% to 1 No. Whitebeam tree.

Reasons Given: To increase light levels to garden and reduce risk of damage to property

Comments on Application:

Note: Tree numbers below (eg.T1) are for the sole purpose of interpreting my comments in respect of this application and have no relationship (intended or otherwise) with those referred to elsewhere, such as may be recorded on the original Tree Preservation Order.

Lombardy poplar x2 (T1,T2)	<i>Populus nigra Italica</i>	Average height: 22m	Average spread: 4m	Age class: Mature
Whitebeam (T3)	<i>Sorbus aria</i>	Height: Approx.10m	Average spread: 3m	Age class: Mature
Silver birch x3 (G4)	<i>Betula pendula</i>	Group height: 16m	Group spread: 4m	Age class: Mature

- All the above trees are alongside the property's east boundary and in the front garden.
- T1, T2 – Both trees appear to be in a fine physiological state and possess unmodified crowns so have good form. They are highly visible from surrounding properties and to traffic accessing/exiting the estate.
- T3 – A slightly suppressed example with an untidy crown. Stem decay may be significant. Generally a low value tree in relation to its neighbours. Visible from the estate roads but probably only seasonally apparent.
- G4 – All three trees appear to be in a fine physiological state and possess unmodified crowns. The larger central tree in the group is a fine example of its type and has character value. They all have asymmetric form due to their close spacing but collectively present an attractive profile and are mutually reliant for group cohesion. They are visible from surrounding properties and to traffic accessing/exiting the estate.
- The removal of dead branches is an exception and does not require permission.

Conclusions:

- T1, T2 and G4 are significant features in the local landscape and appear to be in adequately sound and healthy condition. The tree surgery proposed in the application would result in excessive reduction of their landscape impact and undue detriment to the visual amenities of the locality.
- The majority of these trees are long-established and given adequate room during past development of the site, to have been able to grow in harmony with their surroundings.
- The trees have good form and no evidence of structural defect or disease has been provided in support of the application. As such, these trees continue to provide significant visual amenity and have not been proven to present an unacceptable level of risk for their location.
- The work proposed for T3 is justifiable on arboricultural grounds and would not incur a loss of amenity value.

Recommendations:

- T1, T2 and G4 - I recommend **REFUSAL** for these elements of the application.
- T3 - I recommend **CONSENT** for this element of the application, subject to the following conditions:

Conditions To Be Applied to Approved Work: -

- Where whole branches are to be removed and final cuts made close to the trunk or branch union they are to be made as shown in Figure 2 of BS3998:2010
- 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.

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

Figure 2 Positions of final cuts

