Development Management – Delegated Officer Report **Date; 25/09/23**

Application Number	**AWDM/1094/23**
Address	**Goring Library Mulberry Lane Worthing West Sussex BN12 4NR**
Proposal	**Section 211 Notice under the Town and Country Planning Act 1990 to reduce crown height by up to 2 metres one Yew tree T2, crown lift up to 3 metres Yew tree T4, crown lift up to 2.5 metres, and reduce lowest southern limb by up to 2 metres Mulberry Tree T5, reduce crown height by up to 4 metres and reduce radial spread up to 2 metres one Cherry tree T14 and to fell and replace Purple leaved plum tree T11 in the Goring Conservation Area.**

Date of site visit: 17/08/23

Neighbours checked: Y
Additional neighbour notifications: N
Site notice: (wider publicity / conservation area): Y

Proposal, Site and Surroundings

The application refers to five medium sized mature trees located along the Northwest North and Northeast boundaries of the grounds of the Goring Library. The trees are a prominent part of the street scene and make a contribution to the character and visual amenities of the Goring Conservation Area.

Consent is sought to reduce crown height one Yew tree T2, crown lift Yew tree T4, crown lift and reduce lowest southern Mulberry Tree T5, reduce crown height and reduce radial spread Cherry tree T14 and to fell and replace one Purple leaved plum tree T11

The reasons for the works are primarily in the interests of safety, light issues and amenity value.

Consultations: Letter sent to the Worthing Society, who did not respond.

Representations: None received.

Relevant Planning History

1985: Worthing Tree Preservation order Number 13 of 1985 confirmed on 13/12/1985.

1989: The property is included within the Goring Conservation Area (IX) designated by the Council on 25th April 1989.

2004: Application for consent under Worthing Tree Preservation Order No. 13 of 1985 to cut back limbs overhanging toilet block to give 1 metre clearance of building, remove deadwood from crown, crown lift branches over access path to a height of 2 metres by cutting back branches and selective limb removal to one Black Mulberry (T7).

2007: Application for consent under Worthing Tree Preservation Order No. 13 of 1985 to remove large torn limb stump from Black Mulberry (T7), to the branch union.

2010: Application for consent under Worthing Tree Preservation Order No. 13 of 1985 to prune back branches of Mulberry Tree (T7) on the north-west side of Goring Library to clear telephone lines.

2012: Application for consent under Worthing Tree Preservation Order No.13 of 1985 to reduce crown spread of one Black Mulberry (T7) to clear the building by 1 metre, and to clear telephone lines, and to crown lift the tree to 2 metres over the adjacent public footpath

2016: Section 211 Notice under the Town and Country Planning Act 1990 to reduce crown height and radial spread by up to 2.5 to 3 metres one Purple Leaved Plum tree in the Goring Conservation Area.

2023: Section 211 Notice under the Town and Country Planning Act 1990 to crown lift up to 2 to 2.5 metres, one Cherry tree T1 and one Conifer tree T2 in the Goring Conservation Area.

2023: Application for consent under Worthing Tree Preservation Order No.13 of 1985 to reduce crown height and radial spread by up to 2 metres one Black Mulberry tree T7, and to remove deadwood from Turkey Oak T8.

Planning Assessment

The trees are small to medium sized matures growing along the perimeter of the northern half of the grounds, which are mostly prominent to the area, and can be seen from many views.

The trees are:

Yew tree T2
This tree is located in the Northwest corner, between two TPO trees, close to the Bury public footpath and the rear garden of Rose Cottage. The tree has a Northwest leaning single stem that persists to 6 metres, where it begins to divide. There is foliage and small limbs from ground level that has been maintained as a hedge. The main crown is dense and wide spread.

The proposed works are to reduce crown height by up to 2 metres to contain the size of the tree and allow more light and air to pass above the crown.

Yew tree T4
The Yew tree T4 is located approximately half way along the Western boundary between the internal footpath and the shared driveway of Rose Cottage and The Courthouse. The tree has a compound stem that begins to spread from 1 metre, with the dividing stems being fully separated at 3 metres. The stems are in an array that forms a broadly domed crown. The main crown is dense and wide spread.

The proposed works are to crown lift up to 3 metres to allow access beneath the crown.

Mulberry Tree T5
This tree is directly South of the Yew T4 close to the Electricity Sub Station. The tree has a Southward leaning gnarled trunk that divides into two at 1.5 metres. The larger diameter stem is to the south, and extends across the adjacent Electricity Sub Station. The main crown is dense and wide spread with some slightly over extended laterals.

The proposed works are to crown lift up to 2.5 metres, and reduce lowest southern limb by up to 2 metres Mulberry Tree T5. The works are to allow access beneath the tree, and allow clearance to the adjacent Sub Station.

Cherry tree T14
Located to the northeast of the grounds this tree is close to the junction of the Bury and Mulberry Lane. The tree has a single stem to 3 metres, with a large secondary stem to the West and several smaller stems and laterals that emerge from 2 metres. The main stem divides into two at 3 metres, with each stem mostly persisting to within 2 to 3 metres of the top. The main crown is dense and wide spread with some lower hanging laterals.

The proposed works are to reduce crown height by up to 4 metres and reduce radial spread up to 2 metres. The works are to contain the size and spread of the tree.

Purple-leaved Plum tree T11
The Purple-leaved Plum tree T11 is located midway along the Eastern boundary, to the North of the pedestrian entrance from Mulberry Lane. The tree has a single stem to 1.8 metres, where it then divides into two. The Northeast secondary stem is mostly dead and defoliated, with only a few sections of leaf cover, with the Southeast stem having the most live branches. The main crown is moderately dense to the South with some lower hanging limbs, but mostly dead.

The proposed works are to fell and replace.

The works to the Yew trees Mulberry and Cherry, in my opinion would be relatively minor in relation to the overall size, spread and crown form of the trees and would not significantly or adversely affect their appearance, amenity value, or contribution to the character of the Goring Conservation Area.

The works to the Purple-leaved Plum, will be large in relation to the overall number of trees and a significant amount of change will take place. However the effect on the area will be compensated with the provision of a replacement tree.

Recommendation

Grant Consent, Not subject to Conditions:

Is recommendation contrary to letter(s) of representation?

No

Case Officer: JDS Date: 25/09/2023

Authorised by: PB Date: 25/9/23