**Development Management – Delegated Officer Report** **Date; 15/07/16**

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| **Application Number** | **AWDM/0772/16** |
| **Address** | **4 Fairview Road Lancing BN15 OPA** |
| **Proposal** | **Application for consent under Adur Tree Preservation Order No.13.53/02/06 (L) of 2006 to fell and replace one Ash tree of Area A1.** |

**Date of site visit:** 27/06/16

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

**Proposal, Site and Surroundings**

The application refers to one Ash tree in the north half of the sectioned rear garden of 4 Fairview Road Lancing. The tree is a part of an established group of trees area A1, which covers the rear gardens of properties numbers 6 to 16 Fairview Road. The tree makes a contribution to the character and visual amenities of the area.

Consent is sought to fell and replace the tree.

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

**Consultations:** Consultation letters sent to Lancing Parish Council, no comments received.

**Representations:** None received.

**Relevant Planning History**

2010: Adur Tree Preservation order Number 13.53/02/06 (L) of 2006 made 30/09/2009.

**Planning Assessment**
The tree s a medium sized early mature growing in the rear garden. The tree is single stemmed to 1 metre, where two tall side stems emerge. The main central stem extends to 4 metres, where it then divides into several tall slender stems that support the main dense and compact crown. The top of the crown has some stag headed branches, and the main stem has several areas of damage and decay.

The proposed works are to fell and replace the tree. The reason for the works are due to the extensive damage to the top of the main bole at the union between the stem and the scaffold limbs. The tree is compromised and unlikely to survive for more than 10 years.

These works in my opinion would be relatively minor in relation to the overall number size, and form of the trees in Area A1 and would not significantly or adversely affect its appearance, amenity value or contribution to the character of the area.

**Recommendation**

**Grant Consent,** subject to the following Conditions:

1. The proposed felling of the Ash tree of Area A1, identified on the applicants plan as T1, and its replacement shall be carried out in full within two years from the date of this consent and in accordance with details of the size species and position of the replacement tree planting to be agreed in writing with the Local Planning Authority.

   **Reason:** *In the interest of visual amenity.*

2. If within five years following replanting, the replacement trees dies or becomes seriously diseased, another tree of the same size and species shall be planted in a similar position during the next planting season following the removal of the replaced tree, unless the Local Planning Authority gives written approval to any variation.

   **Reason:** *In the interest of visual amenity.*

**Is recommendation contrary to letter(s) of representation?**

No

Case Officer: JDS Date: 15/07/2016

Authorised by: Gary Peck Date: 15 July 2016