Development Management – Delegated Officer Report **Date; 15/10/13**

Application Number **AWDM/1182/13**

Site Address; **79 The Green Southwick West Sussex BN42 4FX**

Proposal **Section 211 Notice under the Town and Country Planning Act 1990 to fell one Western Red Cedar in the Southwick Conservation Area.**

Date of site visit: 26/09/13

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

Proposal, Site and Surroundings

The application refers to a single Red Western Cedar in the rear garden of 79 The Green. The tree is on the North boundary, of the property, adjacent to Oldfield Crescent, which is not within the Southwick Conservation area. The tree has a disrupted shape and form due to be suppressed by hedging and Ivy, which has since been removed..

Consent is sought to fell the tree, a replacement tree would not be required, as the tree is although of poor form is not dead dying or dangerous.

The reasons for the works are primarily in the interests of amenity value.

Consultations: None

Representations: None received.

Relevant Planning History

1976: The Southwick Conservation Area designated in June 1976 and included three distinct and separate areas: Manor House, The Green and Church Lane.

2010: Remove 2 x Prunus in front garden (6 weeks prior notice of works to trees in a Conservation Area) Application Permitted

2011: Reduce height of row of Leylandii to 4m and trim side and works to other trees (6 weeks prior notification of works to trees in a Conservation Area) Application Permitted

Planning Assessment

The tree is a small to medium sized tree growing in the rear garden of the property. The tree is around 10 metres tall with a two main stems up to 4 metres. The crown is heavy, and unbalanced, with the main leaders having been lopped or lost due to damage.

The tree is visible from the road and from much of the surrounding area. However due to the trees poor form and distorted growth it would not be considered for a Tree Preservation Order.

These works in my opinion would not significantly or adversely affect the charector, or the amenity value of the Southwick Conservation Area.

Recommendation

Grant Consent, subject to the following Conditions:

1. Proposed works to fell one Western Red Cedar tree on the North border of 79 The Green, hereby permitted, shall be restricted to those specified in the application, only, unless otherwise agreed in writing with the LPA, and carried out within two years from the date of consent, and in accordance with the British Standard BS 3998: 2010 Tree Work

   Reason: in the interest of visual amenity

Is recommendation contrary to letter(s) of representation?

No

Case Officer: JDS Date: 15/10/2013

Authorised by: PD Date: 24.10.13