

Application Number **AWDM/1531/25**

Address **East Hill Court Winton Place Worthing West Sussex**

Proposal **Application for consent under Worthing Tree Preservation Order No.11 of 1993 to reduce crown height by up to 3 metres, reduce radial spread by up to 2 to 3 metres, and remove deadwood one Sycamore tree T1 of group G1.**

Date of site visit: 04/02/26

Neighbours checked: Y

Additional neighbour notifications: N

Site notice: (wider publicity / conservation area): Y

Proposal, Site and Surroundings

The application refers to a large mature Sycamore tree that is part of group G1 which consists of five trees located near the Northwest corner of the rear grounds, adjacent to the car park and play area. The tree is a prominent part of the street scene and makes a contribution to the character and visual amenities of the area.

Consent is sought to reduce crown height, reduce radial spread, and remove deadwood Sycamore tree T1 of group G1.

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

Consultations: None.

Representations: None received.

Relevant Planning History

1993: Worthing Tree Preservation order No.11 of 1993 confirmed on 24/06/1993.

1997: Application for consent under Worthing Tree Preservation Order No.11/1993 to dead wood, thin by 30% and crown reduce by 20% group of four Sycamore adjoining car park. Refused.

2009: Application for consent under Worthing Tree Preservation Order No. 11 of 1993 to crown reduce by 25-30% four Sycamore trees and to fell one Yew (all within group G1). Refused.

2009: Application for consent under Worthing Tree Preservation Order No. 11 of 1993 to crown lift to 6 metres and dead wood two Sycamores adjacent to car park (numbered 1 and 2); crown lift to 3 metres and reduce from building and washing lines one Sycamore (numbered 5); remove low growth and trim back longer branches on Yew (numbered 3) and remove low growth over play area on Sycamore (numbered 4).

2018: Application for consent under Worthing Tree Preservation Order No. 11 of 1993 to prune back branches overhanging car park by up to 2.5m to 3 Sycamore (part of G1)

Planning Assessment

The tree is a large mature Sycamore growing to the west and south of the car parking area for the complex, and close to the fenced in play area. The tree is visible from Winton Place, and as part of a group provides some screening of the development from surrounding roads and properties.

The tree has a slightly leaning single stem that begins to divide from 6 metres, into several clusters of stems and a larger stem to the southeast that has a distinct lean and supports several long laterals. The branches first emerge from 7.5 metres and are mostly on the south and southeast side. The main crown is dense with the wide spread.

The proposed works are to reduce crown height by up to 3 metres, reduce radial spread by up to 2 to 3 metres, and remove deadwood. The works are to correct the lean of the upper stem for general safety, and to contain the size and spread of the tree.

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

Recommendation

APPROVE

Grant Consent, subject to the following Conditions:

1. Approved plans
2. The proposed works, hereby permitted, shall be restricted to those specified in the application only unless otherwise agreed in writing with the Local Planning Authority 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: 06/02/2026

Authorised by: Louise Prew Date: 06/02/2026