Development Management – Delegated Officer Report **Date; 02/02/16**

Application Number	**AWDM/1846/15**
Address	**45 The Green Southwick BN42 4FY**
Proposal	**Section 211 Notice under the Town and Country Planning Act 1990 to remove one Sycamore tree in the Southwick Conservation Area.**

Date of site visit: 29/01/16

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

Proposal, Site and Surroundings

The application refers to a single Sycamore tree in the rear garden of 45 The Green.

The tree is not visibly from the road and makes a limited contribution to the character and visual amenities of the Southwick Conservation Area.

Consent is sought to remove the tree.

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

1976: The Southwick Conservation Area was first designated in June 1976.

Planning Assessment

The tree is a small multi-stemmed Sycamore growing along the southern boundary of the rear garden. The tree has 2 to 3 main stems from ground level and several basal shoots which have be allowed to grow. The main stems have previously been reduced with some smaller re-growth present. The tree has no central leader, and no distinct shape or form. The tree is not visible from any public road or land and as such would not be considered suitable for a Tree Preservation Order.

The proposed removal of this tree in my opinion would be relatively minor in relation to the overall size, and number of the trees in the area and would not significantly or adversely affect the appearance, amenity value, or character of the Southwick Conservation Area.

Recommendation

Grant Consent, subject to the following Conditions:

1. Proposed works, 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: 02/02/2016

Authorised by: PD Date: 9.2.16