Development Management – Delegated Officer Report **Date; 29/08/18**

Application Number	**AWDM/1062/18**
Address	**6 Spinnals Grove Southwick West Sussex BN42 4DU**
Proposal	**Section 211 Notice under the Town and Country Planning Act 1990 to crown reduce by 2m and crown thin by 20% one Sycamore tree (T2 on plan) within the Kingston Buci Conservation Area.**

Date of site visit: 07/08/18

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

Proposal, Site and Surroundings

The application refers to a medium to large early mature Sycamore located near the centre of the northern boundary of 6 Spinnals Grove. The tree is a prominent part of the street scene and makes a significant contribution to the character and visual amenities of the Kingston Buci Conservation Area.

Consent is sought to crown reduce radial spread and crown thin.

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

Consultations: None.

Representations: None received.

Relevant Planning History

1977: The Kingston Buci Conservation Area designated under section 277 of the Town and Country Planning Act 1971, as amended by the Town and Country Amenities Act 1974 by Adur District Council on the 13th April 1977.

2008: Thinning and reduction (including felling of 1 within group) of sycamore trees subject to TPO 162/1/87/SW and works to other trees within Conservation Area.

2018: Section 211 Notice under the Town and Country Planning Act 1990 to crown reduce by 2m and crown thin by 20% one Sycamore tree (T2 on plan) within the Kingston Buci Conservation Area.

Planning Assessment

The tree is a medium to large early mature growing in the side garden of 6 Spinnals Grove, close to the boundary fence between numbers 6 and 5. The tree is prominent to the area, and can be seen from many views.

The tree has twin stems from ground level, with the larger being to the north. The main north stem divides again at 4 metres, and several more times to the top of the crown. The southern stem is

slightly more slender and mostly persists to the top. The main crown is dense and wide spread with some slightly over extended limbs beginning to encroach on the neighbouring property.

The proposed works are to reduce radial spread by up to 2 metres, and crown thin up to 20%. The works are to contain the spread of the tree, abate nuisance and allow more light and air to pass through the crown. The works of thinning appear to be slightly over estimated in conjunction with a robust crown reduction and have be conditioned to 15%.

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 Kingston Buci Conservation Area.

Recommendation

Grant Consent, subject to the following Conditions:

1 The proposed works, hereby permitted, shall be restricted to;

i Crown reduction of radial spread by up to 1 to 2 metres, 2 metres on the longest most extended limbs

ii Crown thinning of up to 15%

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: 29/08/2018

Authorised by: PB Date: 29/8/18