Development Management – Delegated Officer Report **Date; 06/11/15**

Application Number	**AWDM/1448/15**
Address	**41 The Green Southwick BN42 4FY**
Proposal	**Section 211 Notice under the Town and Country Planning Act 1990 to fell one Cypress tree in the Southwick Conservation Area.**

Date of site visit: 22/10/15

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

Proposal, Site and Surroundings

The application refers to a single Cypress tree in the divided rear garden of the listed building of 41 The Green Southwick. This is an established tree, which is a part of in the street scene and makes a contribution to the character and visual amenities of the Southwick Conservation Area.

Consent is sought to fell the tree, with no replacement being required.

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

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

Planning Assessment

The tree is a large early mature Cypress growing in the rear garden, directly adjacent to a flint dividing wall between 41 and 39 The Green. The tree appears to be slow growing, however further secondary thickening to the main stem will eventually cause a compromise to either the tree or the wall.

The tree can be seen from the road and the public open space of Southwick Green. The tree is single stemmed to 2.5 metres where it then becomes twin stemmed to the top of the crown. The main crown is dense with some lower hanging secondary branches. Although the tree is of reasonable size and can be seen from public views, it is not considered that the species or its location: adjacent to the flint dividing wall, merit it for protection under a Tree Preservation Order. Therefore it is recommended that permission to fell the tree is given.

These works in my opinion would be relatively minor in relation to the overall number size, and form of the trees and would not significantly or adversely affect their appearance, amenity value or their contribution to the 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: 06/11/2015

Authorised by: PD Date: 6.11.15