Development Management – Delegated Officer Report **Date; 22/10/2024**

Application Number	**AWDM/1124/24**
Address	**11 Farncombe Road Worthing West Sussex BN11 2AY**
Proposal	**Application for consent under Worthing Tree Preservation Order No.42 of 1995 to fell and replace one Holly tree T1.**

Date of site visit: 12/09/24

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

Proposal, Site and Surroundings

The application refers to a small mature Holly located growing on raised ground within the structure of the North boundary wall of the front garden. The tree is a part of the street scene and makes a contribution to the character and visual amenities of the Farncombe Road Conservation Area.

Consent is sought to fell and replace one Holly tree.

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

Consultations: None.

Representations: None received.

Relevant Planning History

1995: Worthing Tree Preservation order Number 42 of 1995 confirmed on 04/12/1995.

2008: Application for consent under Worthing Tree Preservation Order No. 42 of 1995 to reduce one Bay by 50% (within Group G1).

2024: Section 211 Notice under the Town and Country Planning Act 1990 to fell and replace one Prunus tree in the Farncombe Road Conservation Area.

Planning Assessment

The tree is a small mature Holly growing in the front garden adjacent to the vehicular access from Farncombe Road. The tree is part of the area, and can be seen from many views.

The tree has a single stem that emerges from the soil level of the raised planter built into the boundary wall. The stem divides at 0.25 metres into two parallel stems that each mostly persist to the arched over top, and are covered in thick Ivy. The first laterals emerge from 2 metres. The main crown is dense and wide spread with only the perimeter leaves being visible due to the incursion of Ivy and the crown cover of the adjacent Prunus tree, which is not part of the TPO.

The proposed works are to fell and replace the tree due to its location between the brick work and a large section of formed concrete at the end of the wall. The tree appears to be the re-growth of the

original Holly tree that was either damaged or removed several decades ago. Due to the general poor form and condition of the tree, its unstable location and the damage being caused to the brickwork, it is considered that consent to fell and replace should be given consent.

These works in my opinion will be large in relation to the overall number of trees and a significant amount of change will take place. However the effect on the area will be compensated with the provision of a replacement tree.

Recommendation

APPROVE

Grant Consent, subject to the following Conditions:

1. Approved plans

2. The proposed felling of the Holly tree T1 and its replacement shall be carried out in full within two years from the date of this consent and in accordance with details of the size, species and position of the replacement tree planting to be agreed in writing with the Local Planning Authority.

   Reason: *In the interest of visual amenity.*

3. If within five years following replanting, the replacement tree dies or becomes seriously diseased, another tree of the same size and species shall be planted in a similar position during the next planting season following the removal of the replacement tree, unless the Local Planning Authority gives written approval to any variation.

   Reason: *In the interest of visual amenity.*

Is recommendation contrary to letter(s) of representation?

No

Case Officer: JDS Date: 22/10/2024

Authorised by: Louise Prew Date: 22/10/2024