Development Management – Delegated Officer Report **Date: 25/08/23**

Application Number	**AWDM/0914/23**
Address	**83a Poulters Lane Worthing West Sussex BN14 7SX**
Proposal	**Application for consent under Worthing Tree Preservation Order No.23 of 1998 to reduce crown to a height of approximately 5 metres above ground level, one Sycamore tree T2.**

Date of site visit: 27/06/23

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

Proposal, Site and Surroundings

The application refers to a large mature Sycamore tree located near the southeast corner of the partitioned rear garden, between the garage and the rear boundary wall. The tree is prominent and makes a contribution to the character and visual amenities of the area.

Consent is sought to reduce crown to a height of approximately 5 metres above ground level.

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

Consultations: None.

Representations: None received.

Relevant Planning History

1998: Worthing Tree Preservation order Number 23 of 1998 confirmed on 01/12/1998.

2019: Application for consent under Worthing Tree Preservation Order No. 23 of 1998 for crown reduction by 2.5m to growth points of Sycamore tree T2.

Planning Assessment

The tree is a large mature growing in the rear garden that is prominent to the area, and can be seen from many views.

The tree has multiple stems from ground level, in a tightly forked array that extends to 3 to 4 metres where the stems begin to separate. The stems become arched and wider spread, each supporting foliage from ground level. The main crown is dense and wide spread with some overextended laterals. Concern has been raised that the base of the tree has developed several deep cavities and areas of decay at ground level, along with a number of fractures in the bark.

The proposed works are to reduce the tree to a height of approximately 5 metres above ground level, where the largest stems begin to divide. The works are to retain the tree with a low pollard and allow re-growth. It is unlikely that the tree will regain its current height and prominence in the area.

These works in my opinion will be large in relation to the overall size, spread and crown form of the tree and would significantly affect its appearance, However in time by retaining the tree rather than replacing it the trees amenity value, and contribution to the character of the area will continue.

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: 25/08/2023

Authorised by: Gary Peck Date: 25 August 2023