Development Management – Delegated Officer Report **Date; 19/07/23**

Application Number	**AWDM/0808/23**
Address	**Ridgeworth House 5 - 9 Liverpool Gardens Worthing West Sussex BN43 5NJ**
Proposal	**Section 211 Notice under the Town and Country Planning Act 1990 to reduce radial spread and crown lift to allow clearance to pavement and carriageway by up to 2.5 to 5.5 metres one Sycamore tree T1 in the Chapel Road Conservation Area.**

Date of site visit: 26/06/23

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

Proposal, Site and Surroundings

The application refers to a small to medium sized mature ornamental Acer located near the centre of the frontage of Ridgeworth House, adjacent to the public pavement. The tree is a prominent part of the street scene and makes a contribution to the character and visual amenities of the Chapel Road Conservation Area.

Consent is sought to reduce radial spread and crown lift

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

Consultations: Letter sent to the Worthing Society, who did not respond.

Representations: None received.

Relevant Planning History

1994: Worthing Tree Preservation order Number 15 of 1994 confirmed on 09/11/1994.

1994: Application in connection with Worthing Tree Preservation Order 15/1994 for works to two Purple Norway Maples (T1 & T2) & ONE Eucalyptus (T3) comprising crown lifting by 2.5 metres above ground level; one Maidenhair

1995: Application to crown lift Maidenhair Tree (T4) to a height of 3 metres and reduce back growth from building to give a 2 metre clearance. remove dead wood and chaffing branches from within canopy of Laburnum (T5)

1995: Application to fell 2 Purple Norway Maple (T1 & T2) and 1 Eucalyptus (T3) subject to Worthing Tree Preservation Order 15/1994

2023: Application for consent under Worthing Tree Preservation Order No.15 of 1994 to reduce radial spread to clear building by up to 2 metres, and reduce radial spread and crown lift to allow clearance to pavement and carriageway by up to 2.5 to 5.5 metres one Gingko tree T4.

Planning Assessment

The tree is a small to medium sized mature, feather-leaved Maple, growing in a raised border at the front of the building. The tree is prominent to the area, and can be seen from many views.

The tree has a slender single stem to 1 metre, with co-dominant stems to the west from 0.5 metres that persists to the top of the crown. The main stems divide at 1 metre into clusters of tall thin stems that mostly persist to the top. The main crown is dense and wide spread with some slightly over extended laterals to the west that are close to the building.

The proposed works are to reduce radial spread and crown lift to allow clearance to pavement and carriageway by up to 2.5 to 5.5 metres. The works are to contain the spread of the tree and allow access beneath the crown.

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 Chapel Road Conservation Area.

Recommendation

Grant Consent, Not subject to Conditions:

Is recommendation contrary to letter(s) of representation?

No

Case Officer: JDS Date: 19/07/2023

Authorised by: PB Date: 19/7/23