Development Management – Delegated Officer Report **Date; 18/03/2025**

Application Number	**AWDM/1647/24**
Address	**Land South of 28 Shakespeare Road Worthing West Sussex BN11 4AS**
Proposal	**Application for consent under Worthing Tree Preservation Order No.1 of 2020 to reduce radial spread to North and Northwest by up to 2 metres, one Holm Oak tree T1.**

Date of site visit: 04/03/25

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 Holm Oak tree located on the north side of the entrance path to Victoria Park from the junction of Shakespeare Road and Wykeham Road. The tree is a prominent part of the street scene and makes a significant contribution to the character and visual amenities of the Shakespeare Road Conservation Area.

Consent is sought to reduce radial spread to north and northwest.

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

Consultations: Letter sent to AWC Parks and Foreshore section but no response received

Representations: None received.

Relevant Planning History

1989: The property is included within the Shakespeare Road Conservation Area X designated by the Council on 25th April 1989.

2020: Worthing Tree Preservation order Number 1 of 2020 made on 17/03/2020.

2020: Section 211 Notice under the Town and Country Planning Act 1990 to reduce radial spread to north up to 2.5m, and crown thin up to 15% one Holm Oak T1 in the Shakespeare Road Conservation Area.

Planning Assessment

The tree is a large mature Ilex Oak growing in the Public Open Space adjacent to the rear garden of 28 Shakespeare Road (applicants). The tree is prominent to the area, and can be seen from many views.

The tree has twin stems from ground level, with the eastern stem dividing into two at 4 metres. The three main stems are clear to the high crown break at 10 metres. One the two east stems divides again at 10 metres, the other two mostly continue to the top of the crown. The main crown is high, dense and wide spread.

The proposed works are to reduce radial spread to North and Northwest by up to 2 metres. The works are to contain the spread of the tree and allow more light and air to pass 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 Shakespeare Conservation Area.

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: 18/03/2025

Authorised by: Louise Prew Date: 18/03/2025