Development Management – Delegated Officer Report **Date; 18/09/13**

Application Number **AWDM/0970/13**

Site Address; **Pendennis 16 Roman Crescent Southwick BN42 4TY**

Proposal **Section 211 Notice under the Town and Country Planning Act 1990 to reduce radial spread of crown by up to 1 metre and reduce height by up to 1 metre on one Walnut tree in the Southwick Conservation Area**

Date of site visit: 07/08/13

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

Proposal, Site and Surroundings

The application refers to a single small Walnut tree in the rear garden of 16 Roman Crescent. The property is secluded from the main highway being part of a group of houses with limited access, surrounded by properties in Roman Crescent, Southwick Street and the Green. The tree is partially visible from the access road to Pendennis, being mostly hidden by the large hedge to the North of the property.

Consent is sought to reduce radial spread and height by up to 1 metre, so as to maintain the present size of the tree.

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

Consultations: None

Representations: None received.

Relevant Planning History

1976: The Southwick Conservation Area designated in June 1976 and included three distinct and separate areas: Manor House, The Green and Church Lane. The area was extended in 1979 to include buildings on the North side of Roman Crescent.

2013: Section 211 Notice under the Town and Country Planning Act 1990 to crown reduce by 1 metre, leaving a finished height of 4.5 metres, one Maple; to crown reduce to previous reduction points/reduction by 1 metre, leaving a finished height of 10 metres and crown spread of 5 metres on one Horse Chestnut; and to reduce height by 1 metre and spread by 2 metres, leaving a finished height of 4 metres and spread 4.5 metres on one Magnolia (Trees within the Southwick Conservation Area).

Planning Assessment

The tree is single stemmed to around 1.8 metres with low hanging arching branches. The main crown of the tree has colonisation of lichen and moss, but no obvious signs of damage or decay. This is a healthy interesting tree, but it has little amenity value to the area and might not be considered suitable for a Tree Preservation Order.

These works in my opinion would be relatively minor in relation to the overall size, spread and crown form of the trees and would not significantly or adversely affect the appearance, or the amenity value of the trees.

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: 18/09/2013

Authorised by: PD Date: 19.9.13