Development Management – Delegated Officer Report **Date; 17/11/20**

Application Number	**AWDM/1661/20**
Address	**Avalon West Street Sompting West Sussex BN15 0AP**
Proposal	**Section 211 Notice under the Town and Country Planning Act 1990 to reduce crown height and radial spread by up to 2 metres one Magnolia and one Cherry within the Sompting Conservation Area.**

Date of site visit: 03/11/20

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

Proposal, Site and Surroundings

The application refers to two small to medium early mature trees in front garden. The trees are a part of the street scene and make a contribution to the character and visual amenities of the Sompting Conservation Area.

Consent is sought to reduce crown height and radial spread of one Magnolia and one Cherry tree.

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

Consultations: Letter sent to Sompting Parish Council, who did not respond.

Representations: None received.

Relevant Planning History

1992: The property is within the Sompting Conservation Area. This was confirmed by Adur District Council on 24/11/1992.

Planning Assessment

The trees are one small early mature Cherry, growing near the entrance gate on the northern boundary of the front garden, close to the public footpath, and a slightly larger Magnolia, growing closer to the main building in the Southwest. The trees are part of the area, and can be seen from many views. The trees are:

<u>Magnolia T1</u>
This tree has twin stems from ground level that each divide from 0.5 to 1 metre, and several more times to the top. The main scaffold stems are curved and slightly twisted in form, remaining mostly upright. The smaller secondary laterals are wider spread and emerge from 2 metres.

<u>Cherry T2</u>
The Cherry tree T2 is located to the northeast of the Magnolia, and has two tightly forked stems from ground level that become separate from 0.75 metres. The two main stems each divide from 0.5 to 1 metre, forming the 3 to 4 main central stems that mostly persist to 2.5 to 3 metres. From this point the

stems and laterals are smaller in diameter. The main crown is dense and more compact with some slightly over extended protruding laterals.

The proposed works for both trees are to reduce crown height and radial spread by up to 2 metres. The works are to contain the size and spread of the trees.

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 their appearance, amenity value, or contribution to the character of the Sompting Conservation Area.

Recommendation

Grant Consent, Not subject to Conditions:

Is recommendation contrary to letter(s) of representation?

No

Case Officer: JDS Date: 17/11/2020

Authorised by: PB Date: 17/11/20