Development Management – Delegated Officer Report **Date; 01/08/16**

Application Number	**AWDM/0426/16**
Address	**55 Ring Road Lancing BN15 0QE**
Proposal	**Application for consent under Adur Tree Preservation Order 162/1/62 (L) to re-pollard back to old points (reduce by up 1.5 metres) one Holm Oak Tree.**

Date of site visit: 27/06/16

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

Proposal, Site and Surroundings

The application refers to a medium to large sized Holm Oak tree in the rear garden of 55 Ring Road close to the buildings of 55 and 57 Ring Road.

Consent is sought to reduce the radial spread by re-pollarding the tree to its previous points.

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

Consultations: None

Representations: None received.

Relevant Planning History

1962: Worthing Rural District Council Tree Preservation Order 162/1/62 confirmed on 06/04/1962.

2010: Application to Reduce Holm Oak at rear by 30% (subject to TPO 162/1/62/L). Approved.

2013: Application for consent under Adur Tree Preservation Order 162/1/62 (L) to reduce radial spread of crown by up to 2 metres on the Northwest aspect and up to 1 metre on all other aspects, and to reduce height by up 1 metre, on one Holm Oak Tree.

Planning Assessment

The tree is 10 metres tall with a wide dense crown made mostly of secondary branches, which cover the main large limbs of the tree. There is a single stem that divides into two at 1 metre, with each stem dividing into multiple stems at 3 metres. The main crown is dense and wide spread on mostly secondary branches.

The tree is only partially visible from the public highway, the best view being from Mill Road.

The reason for the proposed works is mainly to give a clearance of up to 2 metres from the two closest buildings, on the Northern aspect of the tree. Also works are to reduce the tree in both height and width so as to maintain the trees size, spread and to contain the size of the tree.

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 area.

Recommendation

Grant Consent, subject to the following Conditions:

1. 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: 01/08/2016

Authorised by: PD Date: 2.8.16