Development Control – Delegated Officer Report

Application Number: ADC/0107/10 Recommendation – Permit works

Site: **25 Church Street Shoreham-by-Sea West Sussex BN43 5DQ**

Proposal: **40% crown thinning, lifting and reduction of conifer in rear garden (6 weeks prior notification of works to tree in Conservation Area)**

The Application

An application has been submitted giving six weeks prior notice of the intention to carry out works to a Conifer in the rear garden of no. 25 Church Street, Shoreham-By-Sea. The works entail a 40% crown thinning, lifting and reduction of the tree. The tree is large and is a clearly visible and prominent feature within the street scene and surrounding area.

Consultations and Representations

Jeremy Sergeant: - The tree is in good condition with no obvious signs of damage or decay. There is no central leader as the crown breaks into several stems at about 7-8 metres. The request is to carry out crown thinning and crown lifting to create a more compact and less dense crown. This will in effect reduce the height of the tree but a leading stem will remain. Recommend above works be permitted.

Third Parties: - No third party representations have been received.

Relevant Planning Policies and Guidance

Adopted Adur District Local Plan 1993-2006 (ADC 1996) (saved policies): AB23
Design Bulletin No.1 'Trees and Landscaping' (ADC 1996)
'Tree Preservation Orders: A Guide to the Law and Good Practice' (DETR 2000)

Planning Assessment

Policies

Local Plan policy AB23 states that Tree Preservation Orders will be made to safeguard existing trees in the District where their loss would have an adverse effect on the existing and future environment and its enjoyment by the public.

Trees

As stated above the tree is large and prominent within the street scene. Although within the garden of no. 25 Church Street the tree over hangs the roof of 'The Coach House' which fronts onto Middle Street to the west of Church Street. The tree is obviously overgrown and requires reduction. Jeremy Sergeant has advised that the works should be permitted to allow for a more compact and less dense crown. The visual appearance of the tree will be improved.

Recommendation

Do not make TPO.

Case Officer.... [redacted] .....Date.....29/4/10.

PB 29/4