Development Management – Delegated Officer Report **Date; 14/08/2025**

Application Number	**AWDM/0731/25**
Address	**36 Poulters Lane Worthing West Sussex BN14 7SU**
Proposal	**Application for consent under Worthing Tree Preservation Order No.22 of 1994 to reduce radial spread by up to 2 metres, crown thin 10% and remove / reduce selected lowest eastern stem one Sycamore tree T2.**

Date of site visit: 06/08/25

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

Proposal, Site and Surroundings

The application refers to a large mature Sycamore located in the Northeast corner of the rear garden Road. The tree is a part of the street scene and makes a contribution to the character and visual amenities of the area.

Consent is sought to reduce radial spread, crown thin and remove / reduce selected lowest eastern stem one Sycamore tree T2

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

Consultations: None.

Representations: None received.

Relevant Planning History

1997: Worthing Tree Preservation order Number 65 of 1997 confirmed on 26/11/97.

2000: Application for consent under Worthing Tree Preservation Order No. 65 of 1997 to remove the two lowest branches growing towards the property and clean out the crown by the removal of abrading branches and dead wood.

2014: Application for consent under Worthing Tree Preservation Order No. 65 of 1997 to crown lift up to 5 metres, reduce radial spread by up to 0.5 to 2 metres on lower section of crown of one Monterey Cypress tree T1 of Group G1. Fell one Monterey Cypress tree T2 of Group G1, reduce in radial spread and height by up to 1 to 1.5 metres two Holly trees of group G1 and to crown lift up to 4 metres and remove two lowest branches on east side, one Sycamore tree T7

2024: Application for consent under Worthing Tree Preservation Order No.22 of 1994 to reduce or remove low Eastern limb one Sycamore tree T2.

Planning Assessment

The tree is a large mature Sycamore growing in the Northeast corner of the rear garden adjacent to the rear gardens of 2 Offington Drive and 34 Poulters Lane. The tree is prominent to the area, and can be seen from many views.

The tree has a single stem to 2 metres, where it then divides into several, with a cluster of 3 to 4 main central stems that each remain mostly upright and persist to within 3 to 4 metres of the top. The outer stems arch outward, achieve a lower height in the crown and support the lower hanging and wider spread limbs. The main crown is dense and wide spread with some slightly over extended laterals.

The proposed works are to reduce radial spread by up to 2 metres, crown thin 10% and remove / reduce selected lowest eastern stem. The works are to contain the size and spread of the tree and allow more light and air to pass through the crown.

The works to reduce radial spread and crown thin in my opinion will 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. The reduction of the eastern stem will effectively reduce the spread of the tree by approximately 25% and will be comparatively heavy works, however the composition and spread of the remaining stems will leaving a more balanced crown that will require less reduction works particularly to the east.

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: 14/08/2025

Authorised by: Louise Prew Date: 14/08/2025