Development Management – Delegated Officer Report **Date; 12/04/18**

Application Number	**AWDM/0302/18**
Address	**Land between Chartwell Road and Elm Grove Lancing West Sussex**
Proposal	**Application for consent under Adur Tree Preservation Order 162/2/89(L) to crown lift to approximately 5 metres above road, remove any dead wood and remove any dead trees to Horse Chestnut T1, T2, T3, T12, T13, Ash T4, T6, T10, T16, T17, T19, T21, Maple T5, T7, T8, T9, T11, T18, T20, T22 and Lime T14 and T15.**

Date of site visit: 07/03/18

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

Proposal, Site and Surroundings

The application refers to linear group of mixed mature trees on the eastside of the boundary wall between Elm Grove and Chartwell Road (Business Park). The trees are a prominent part of the street scene and make a significant contribution to the character and visual amenities of the area.

Consent is sought to crown lift over road 22 trees and fell and replace 2 dead trees.

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

Consultations: Letters sent to Lancing Parish Council who replied to state they had no objection.

Representations: None received.

Relevant Planning History

1989: Adur District Council Tree Preservation order Number 162/2/89(L) of 1989 made on 29/11/1989.

Planning Assessment

The trees form a wooded area of verge from opposite the junction with Laburnum Close, to the north to the footpath between Elm Grove and Chartwell Road, opposite Birch Close to the south. The trees although mature are mostly small with a number of taller Limes and Sycamores located toward its northern end. The trees appear to have been managed in the past as most have formed crowns on single stems at 2 to 3 metres. The crowns are mostly low and somewhat squat, with varying amounts of deadwood present.

The proposed works are to remove the two dead trees, believed to be Maples T11 and T5, and plant replacements. Also to crown lift and / or reduce radial spread of all trees that overhang the carriageway of Elm Grove. This is due to a request from West Sussex County Council's Highways Department.

The works are to allow access beneath and remove any danger or obstruction to the public highway.

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 area.

Recommendation

Grant Consent, subject to the following Conditions:

1. The proposed works to trees T1 to T22, 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.*

2 Proposed felling of the dead trees T11 and T5, and their replacements shall be carried out in full within two years from the date of this consent and in accordance with details of the size species and position of the replacement tree planting to be agreed in writing with the Local Planning Authority.

   Reason: *In the interest of visual amenity.*

3 If within five years following replanting, any of the replacement trees die or become seriously diseased, another tree of the same size and species shall be planted in a similar position during the next planting season following the removal of the replaced tree, unless the Local Planning Authority gives written approval to any variation.

   Reason: *In the interest of visual amenity.*

Is recommendation contrary to letter(s) of representation?

No

Case Officer: JDS Date: 24/04/2018

Authorised by: PB Date: 24 April 2018