

DELEGATED FILE NOTE

CASE OFFICER: ...William Thompson.....

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
25/00883/TCA	T1: Common Walnut - Reduce lateral branches back by 2m. T2 Common Walnut - Raise Crown by 2.5m and reduce lateral branches by 1.5-2m. G1 Mixed Oak, Ash, Sycamore - Remove primary branch. Reduce overhang branches by 1.5-2m. Remove deadwood.	The Steadings Wymondley Road Willian Hertfordshire

Submitted Plan Nos

Location plan

1.0 Policies

1.0 **Planning Practice Guidance**

- 1.1 Tree Preservation Orders and Trees in Conservation Areas 2014
- 1.2 Hertfordshire County Council Tree and Woodland Strategy 2022–2030
- 1.3 North Hertfordshire Council Tree Strategy 2017

2.0 **Relevant Site History**

- 2.1 22/03228/TCA - T1 Common Walnut - Reduce lateral branches back by 2m. T2 Common Walnut - Raise Crown by 2.5m and reduce lateral branches by 1.5-2m. G1 Mixed Oak, Ash, Sycamore - Remove primary branch. Reduce overhang branches by 1.5-2m. Remove deadwood.

No Objection

3.0 **Representations**

- 3.1 Letchworth Garden City Heritage Foundation – None received

4.0 **Planning Considerations**

4.1 **Site and Surroundings**

- 4.1.1 The application site is located on the east side of Wymondley Road, Willian and is within the Willian Conservation Area.

4.2 **Proposal**

- 4.2.1 T1: Common Walnut - Reduce lateral branches back by 2m. T2 Common Walnut - Raise Crown by 2.5m and reduce lateral branches by 1.5-2m. G1 Mixed Oak, Ash, Sycamore - Remove primary branch. Reduce overhang branches by 1.5-2m. Remove deadwood.

4.3 **Key Issues**

- 4.3.1 The key issues in determining this application are: the amenity value of the tree; the impact of the proposed work on the character and appearance of the Conservation Area; any justification for the proposed work and, whether, taking full account of the above, it would be expedient and in the public interest to make a Tree Preservation Order.
- 4.3.2 The trees are identified on the submitted location plan on land adjacent to Nos. 1 and 2 The Steadings, Wymondley Road, Willian.
- 4.3.3 As the trees are visible from a highway, they hold some amenity value; however, the works are remedial and would not harm the character and appearance of the Conservation Area.

4.3.4 Due to the above reasons, I do not consider there a need to issue a Tree Preservation Order.

4.4 **Conclusion**

4.4.1 The proposed work to the trees would not cause such harm to the character and appearance of the Willian Conservation Area as to overcome the justification for the work.

5.0 **Recommendation**

5.1 **NO OBJECTION** to the proposed work.

Signed  Andrew Hunter	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth Herts SG6 3JF
Determining Officer Date: 11 April 2025	