

DELEGATED FILE NOTE

CASE OFFICER: ...Francis Mabbett.....

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
26/01825/TCA	T1, T2, T4: Sycamore - Fell. T3: Mulberry - Fell. T5: Lime - Fell	35 High Street Ashwell Baldock Hertfordshire SG7 5NP

Submitted Plan Nos

1.0 Policies

2.0 **Site History**

13/00220/1TCA - Reduction by maximum of 20% of 1 Mulberry tree to reduce height—
No objection

15/00216/1TCA - Re-pollard 3 Sycamore Trees by 2meters approximately (T1, T2 & T4), Reduce 1 Holly Tree to 4meters approximately (T3), Fell 1 Sycamore Tree (T5), Re-pollard 1 Lime Tree by 2meters approximately (T6) – No objection

3.0 **Representations**

None received.

4.0 **Planning Considerations**

4.1 **Site**

T1, T2, T4: Sycamore (applicant's plan) are located on the North boundary, with T1 to the east of the main building and T2 and T4 either side of the driveway entrance. T3 Mulberry and T5 Lime (applicant's plan) are in West garden with T5 adjacent to the west boundary. The trees are partly visible to the public realm. The site is within the Ashwell Conservation Area.

4.2 **Proposal**

T1, T2, T4: Sycamore - Fell. T3: Mulberry - Fell. T5: Lime - Fell

4.3 **Key Issues**

The key issue for consideration is the impact that the proposed works would have on the character, appearance and amenity of the Conservation Area.

4.3.1 The trees are partly visible to the public realm.

4.3.2 T1 Sycamore and T5 Lime are small trees growing adjacent to boundary walls and as they increase in size have the potential to cause direct damage to structures as stems and roots expand. Although partly visible they are not large, rare or particularly good examples of their species and their removal will have a low impact on the surroundings.

4.3.3 The Mulberry is large and appears to be of age with obvious decay in the main stems and although its retention would be desirable, the tree is prone to failure due to its impaired condition and further submitted photos provided by the applicant shows the

tree has now partially collapsed. This disposes with the option of alternative remedial pruning in order to retain an old tree and therefore felling is the only suitable action.

- 4.3.4 T2 and T4 2x Sycamore pollards have been a feature of the property entrance for some time, but are again small, close to structures with the potential to cause damage and are considered not significant enough to be suitable for TPO protection.

4.4 **Conclusion**

- 4.4.1 The proposed works would not result in any adverse impact upon the character, appearance and amenity of the Ashwell Conservation Area.

4.5 **Alternative Options**

- 4.5.1 None applicable

4.6 **Pre-Commencement Conditions**

- 4.6.1 None applicable

5.0 **Recommendation**

- 5.1 No objection.

Signed  Melissa Tyler	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth Herts SG6 3JF
Determining Officer Date: 19 August 2026	