

DELEGATED FILE NOTE

CASE OFFICER: ...Harriet Sanders.....

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
24/02459/TCA	2x Beech - Reduce back up to 2.25m to the near boundary	Woodside Hall Walsworth Road Hitchin Hertfordshire SG4 9SP

Submitted Plan Nos

Location plan Photo

1.0 Policies

2.0 Site History

2.1 None relevant.

3.0 Representations

3.1 N/a.

4.0 Planning Considerations

4.1 Site and Surroundings

4.1.1 The site is located within the grounds of Woodside Hall in Hitchin. There are several trees nearby.

4.1.2 The site is within a Conservation Area.

4.2 Proposal

4.2.1 Consent is sought for:

“2x Beech - Reduce back up to 2.25m to the near boundary.”

4.3 Key Issues

4.3.1 The key issues in determining this application are:

- 1.0 the amenity value of the tree;
 - 2.0 the impact of the proposed work on the character and appearance of the Conservation Area;
 - 3.0 any justification for the proposed work; and
 - 4.0 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 2 beech trees are mature trees and form part of a green boundary along the access road to Woodside Hall. The trees are not particularly visible from the public realm but do make a positive contribution to the area around Woodside Hall.
- 4.3.3 The proposed works are modest and are required to remove branches which are overhanging the driveway. The proposed works would not result in the loss of the trees. The works would not significantly impact the positive contribution the trees makes to the Conservation Area. There does not appear to be any immediate threat to the trees and therefore there is no evidence to suggest further protection is needed via a Tree Preservation Order.
- 4.4 Conclusion**
- 4.4.1 The proposed works would not result in any unacceptable adverse impact upon the character and appearance of the Conservation Area.
- 4.5 Alternative Options**
- 4.5.1 None applicable
- 5.0 Recommendation**
- 5.1 No objection.

Signed	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth
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<i>Alex Howard</i> Alex Howard Determining Officer	Herts SG6 3JF
Date: 10 December 2024	