

DELEGATED FILE NOTE

CASE OFFICER: ...Vicki Wood.....

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
24/02354/TCA	2 x Holly - Fell to ground level.	16 Meadow Way Letchworth Garden City Hertfordshire SG6 3JB

Submitted Plan Nos

Location plan Photos

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 None.

3.0 **Representations**

3.1 **LGCHF** – None received.

4.0 **Planning Considerations**

4.1 **Site and Surroundings**

4.1.1 The site where the tree works are proposed comprises of a listed mid-terraced dwelling located on the south side of Meadow Way and within the Letchworth Conservation Area.

4.2 **Proposal**

4.2.1 Permission is sought to undertake the following works:

2 x Holly - Fell to ground level.

4.3 **Key Issues**

4.3.1 The key issues in determining this application are; the amenity value of the trees; 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 site plan and the application is accompanied by a photograph of the trees.

4.3.3 The Holly trees are located in the rear garden of the property and alongside the alleyway to the rear of the properties. Both trees are mature and heavily clad in ivy which significantly impacts a visual inspection to determine the health of the trees. The trees offer a degree of private amenity value given their location in a residential environment; however, this is not significant and neither would their loss impact on the character and appearance of the Letchworth Conservation Area to any significant degree. There would be no reason to consider the making of a Tree Preservation Order and therefore I can see no reason to prevent felling.

4.4 **Conclusion**

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

5.0 **Recommendation**

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

5.2 Informative added requesting replanting of one native tree given the size of the rear garden.

Informative/s:

1. In an effort to combat climate change, North Hertfordshire Council advises that one native tree be planted within the rear garden of the property following removal of the Holly trees. Please make sure you are familiar with the planting season which runs from 1st November until 31st March, this will give the tree the best chance of survival.

Signed  Naomi Reynard	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth Herts SG6 3JF
Determining Officer Date: 22 November 2024	