DELEGATED FILE NOTE

CASE OFFICER: …Tom Rea……

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
18/00150/TPO	T6 Oak - Raise crown to 5m and 3m over path	Land Adjacent To 9 Oak Tree Gardens Knebworth Hertfordshire

Submitted Plan Nos

1.0 Policies

1.1 Policies

Planning Practice Guidance

Tree Preservation Orders and trees in conservation areas.

2.0 **Site History**

2.1 None relevant.

3.0 **Representations**

3.1 No consultation undertaken.

4.0 **Planning Considerations**

4.1 **Site and Surroundings**

4.1.1 T6 – Oak is situated adjacent to No. 9 Oak Tree Gardens and is visible along Stonecroft. The tree is situated within a predominately residential area of Knebworth. The tree in question is protected under TPO 184.

4.2 **Proposal**

4.2.1 Consent is sought to raise the crown of T6 Oak to 5m above road and 3m above path.

4.3 **Key Issues**

4.3.1 The key issue for consideration is the impact the proposed works would have on the appearance of the tree and its wider impact on the character and appearance of the area.

4.3.2 The works to the tree appears to be reasonable and proportionate in relation to the size of the trees. I do not consider that the proposed works would result in any unacceptable harm to the tree and its overall contribution to the wider character of the area.

4.4 **Conclusion**

4.4.1 The proposed works would have an acceptable impact on the tree in question and not reduce its overall amenity value.

5.0 **<u>Recommendation</u>**

5.1 Conditional consent is **GRANTED** subject to the following conditions:

1. The works shall be undertaken only by a competent and suitably qualified arboricultural contractor or tree surgeon as capable of carrying them out to an acceptable standard.

   Reason: In order that the works are undertaken by a suitably qualified contractor.

2. The works shall be carried out to conform to British Standard 3998 - Recommendations for Tree Work and in a manner so as to ensure that the natural and aesthetic appearance of the trees are maintained to the satisfaction of the Local Planning Authority.

   Reason: In order to ensure that the works are undertaken to an acceptable standard which will not harm the health of the tree(s).

Signed  Simon Ellis Determining Officer	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth Herts SG6 3JF

Date: 13 March 2018	