

DELEGATED FILE NOTE

CASE OFFICER: ...Melissa Tyler.....

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
24/01921/TCA	T1: Robinia - Crown reduce by removing up to 2m all round to shape and balance. G1: Hawthorn and Prunus - Reduce in height by 2-3m and shape the sides to balance. G2: Magnolia and smoke bush - Reduce to 1.5m.	64 Lytton Avenue Letchworth Garden City Hertfordshire SG6 3HY

Submitted Plan Nos

Location plan

1.0 Policies

1.1 Planning Practice Guidance

Tree Preservation Orders and Trees in Conservation Areas

2.0 Site History

2.1 None

3.0 Representations

3.1 LGCHF – no comments received

4.0 Planning Considerations

4.1 Site and Surroundings

4.1.1 Residential property in the Letchworth Conservation Area.

4.2 Proposal

4.2.1 Permission is sought for

T1: Robinia - Crown reduce by removing up to 2m all round to shape and balance.

G1: Hawthorn and Prunus - Reduce in height by 2-3m and shape the sides to balance.
G2: Magnolia and smoke bush - Reduce to 1.5m.

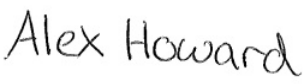
4.3 **Key Issues**

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

4.3.2 I do not consider that the proposed works would result in any harm to the appearance of the conservation area in this location due to the number of trees in the vicinity. Therefore, it is my view that the works are unobjectable.

4.4 **Conclusion**

The proposed works would not result in any unacceptable adverse impact upon the character or appearance of the Conservation Area.

Signed  Alex Howard Determining Officer	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth Herts SG6 3JF
Date: 4 October 2024	