DELEGATED FILE NOTE

CASE OFFICER: …Tom Donovan……

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
18/00388/TCA	Removal of one Sycamore tree, 20% crown reduction of three conifer trees and prune one Apple tree by 10 %	Deards Barn Deards End Lane Knebworth Hertfordshire SG3 6NL

Submitted Plan Nos

1.0 Policies

1.1 **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 required.

4.0 **Planning Considerations**

4.1 **Site and Surroundings**

'Deards Barn' is a detached residential property which is located in the Deards End Lane Conservation Area.

4.2 **Proposal**

--Removal of one Sycamore tree;
--20% crown reduction of three Conifer trees;
--Prune one Apple tree by 10%.

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 The removal of the Sycamore tree would have some visual impact but I do not consider that it is of such prominence or quality that it should be protected by way of a TPO. The works to the other trees are acceptable.

4.4 **Conclusion**

No objection to the proposed works.

5.0 **Recommendation**

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