

DELEGATED FILE NOTE

CASE OFFICER: ...Henry Thomas.....

**APPLICATION
REFERENCE**

**BRIEF DESCRIPTION OF
DEVELOPMENT**

APPLICATION SITE

25/00611/TPO

T1: Pine - Fell to ground level

8 Tall Trees

Royston

Hertfordshire

SG8 7EG

Submitted Plan Nos

Location plan

1.0 Policies

2.0 **Site History**

- 2.1 17/02053/1TPO - Pine - Selective shortening of over hanging branches back to the side boundary.
- 2.2 11/00861/1TPO - Selective thinning of the crown of one Pine Tree (1 on plan). Reduce height by 30% and shape two Lime trees (2 and 3 on plan).
- 2.3 98/00322/1TPO - Height reduction, pruning and deadwooding of two Lime trees (as amplified by details received 27.04.98)

3.0 **Representations**

- 3.1 None.

4.0 **Planning Considerations**

4.1 **Site and Surroundings**

- 4.1.1 The site is a detached two storey dwelling on the east side of Tall Tree in a residential part of Royston. The site is subject to a group TPO (Ref number: TPO/014).

4.2 **Proposal**

- 4.2.1 T1: Pine - Fell to ground level

4.3 **Key Issues**

- 4.3.1 The issues associated with this proposal centre upon the appropriateness of the works given that the tree is protected by a Tree Protection Order.
- 4.3.2 The tree is located within the rear garden and is not visible from the public realm.
- 4.3.3 The application form states that the *"tree has outgrown its location and is leaning towards the property"*. During the site visit, it was observed that the tree had a significant lean with an indent at the base of the tree. The crown of the tree had also grown in an unbalanced manner which also contributes to the lean.
- 4.3.3 In my opinion, the tree appears to be in a state of decline and is exhibiting signs of poor health. As such I have no objection to the proposed works..

4.4 **Conclusion**

- 4.4.1 In this instance, due to the above I find no objection to the works that have been proposed here.

4.5 **Alternative Options**

- 4.5.1 None.

4.6 **Pre-Commencement Conditions**

- 4.6.1 None applicable.

5.0 **Recommendation**

5.1 That consent be **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  Naomi Reynard	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth Herts SG6 3JF
Determining Officer Date: 4 April 2025	