

DELEGATED FILE NOTE

CASE OFFICER: ...William Thompson.....

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
24/02288/TCA	T1: Mulberry - Reduce by approx. 25-30% to suitable lateral growth points. T2: 2x Silver Birch - Reduce by approx. 15-20% T3: Laurel - Prune back approx. 12-18"	109 Wilbury Road Letchworth Garden City Hertfordshire SG6 4JQ

Submitted Plan Nos

Location plan

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 13/01856/1TCA - Removal of one Tree of Heaven and one Greengage Tree
87/00154/1TCA - Proposed pruning of Silver Birch tree
- No Objection**
No Objection

3.0 **Representations**

- 3.1 LGCHF – None received.

4.0 **Planning Considerations**

4.1 **Site and Surroundings**

- 4.1.1 The application site is located on Wilbury Road, Letchworth Garden City and is within the Letchworth Conservation Area.

4.2 **Proposal**

- 4.2.1 T1: Mulberry - Reduce by approx. 25-30% to suitable lateral growth points, T2: 2x Silver Birch - Reduce by approx. 15-20%, T3: Laurel - Prune back approx. 12-18".

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 location plan and are located in the rear garden.
- 4.3.3 The works to all trees are for maintenance and will not lessen visual impact.
- 4.3.4 When viewing the site from the street scene none of the T1 and T2 are not visible and therefore do not contribute towards the character and appearance of the Letchworth Conservation Area; so, they are not considered to have public amenity. T3 is visible from the streetscene; however, as the works are to maintain its appearance, there will be no effect to public amenity.

4.3.5 Due to the above reasons, I do not consider the trees to be of high enough public amenity value to warrant a Tree Preservation Order.

4.4 **Conclusion**

4.4.1 The proposed work to 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.

Signed  Ben Glover	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth Herts SG6 3JF
Determining Officer Date: 8 November 2024	