

DELEGATED FILE NOTE

CASE OFFICER: ...Francis Mabbett.....

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
26/00710/TCA	2x Cherry Laurels, Bay Laurel, Japanese Spindle, Windmill Palm, Common Dodder - Remove	22 Dixies Close Ashwell Baldock Hertfordshire SG7 5QN

Submitted Plan Nos

1.0 Policies

2.0 Site History

None relevant.

3.0 Representations

None received.

4.0 Planning Considerations

4.1 Site and Surroundings

2x Cherry Laurels, Bay Laurel, Japanese Spindle, Windmill Palm, Common Dodder (applicant's plan) subject of this application are all located in the rear garden of the site. The trees are not visible to the public realm. The site is within the Ashwell Conservation Area.

4.2 Proposal

2x Cherry Laurels, Bay Laurel, Japanese Spindle, Windmill Palm, Common Dodder – Remove

4.3 Key Issues

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

4.3.1 The trees are not visible to the public realm.

4.3.2 The majority of species subject of this application are regarded as shrubs rather than trees and are therefore exempt from the requirement for a section 211 notice to carry out works to them. The larger species 2x Cherry Laurels and Bay Laurel are not of any significant amenity value and their removal will have a negligible effect on the surrounding area.

Conclusion

4.4.1 The proposed works would not result in any unacceptable adverse impact upon the character, appearance and amenity of the Ashwell Conservation Area.

4.5 Alternative Options

4.5.1 None applicable

4.6 Pre-Commencement Conditions

4.6.1 None applicable

5.0 Recommendation

5.1 No objection.

Signed  Sarah Kasparian	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth
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	Herts SG6 3JF
Determining Officer Date: 16 April 2026	