

DELEGATED FILE NOTE

CASE OFFICER: ...Thomas Howe.....

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
25/00634/TCA	T1: Common Horse chestnut - Remove the low limb over the neighbours garden and remove low epicormic growth over the garden.	Rosedale Maydencroft Lane Gosmore Hitchin Hertfordshire SG4 7QB

Submitted Plan Nos

Location plan

1.0 Policies

2.0 Site History

2.1 History relating to tree works.

3.0 Representations

3.1 None.

4.0 Planning Considerations

4.1 Site and Surroundings

4.1.1 The application site comprises a detached residential dwelling off Maydencroft Lane, Gosmore.

4.2 Proposal

4.2.1 T1: Common Horse chestnut - Remove the low limb over the neighbour's garden and remove low epicormic growth over the garden.

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 Gosmore Conservation Area.

1.0 The tree is located in the rear garden of Rosedale. Given its location, the tree is not significantly visible from the public realm.

2.0 The proposed works to the tree are remedial and would not result in its loss. The proposed scale of works is acceptable in maintaining its health and bringing the tree into a suitable level of amenity, away from the neighbouring garden.

4.4 **Conclusion**

The proposed works would not result in any unacceptable adverse impact upon the character and appearance of the Gosmore 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 <i>Andrew Hunter</i> Andrew Hunter	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth Herts SG6 3JF
Determining Officer Date: 11 April 2025	

