

DELEGATED FILE NOTE

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

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
26/00891/TCA	T1: Silver Birch - Fell. T2: Whitebeam - Fell.	14 Whitethorn Lane Letchworth Garden City Hertfordshire SG6 2DN

Submitted Plan Nos

1.0 Policies

2.0 Site History

None relevant.

3.0 Representations

None received.

4.0 Planning Considerations

4.1 Site

T1 Silver Birch and T2 Whitebeam (applicant's plan) are located in the rear garden on opposite West and East boundaries. The trees are barely visible to the public realm and are visible to surrounding properties. The site is within the Letchworth Conservation Area.

4.2 Proposal

T1: Silver Birch - Fell. T2: Whitebeam - Fell.

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 highly visible to the public realm.
- 4.3.2 The Silver Birch is a large mature tree, in fair condition with some minor deadwood/dieback present and a wide spreading crown, that intrudes into neighbouring properties. The tree has been previously reduced some-time ago with regrowth in excess of 6m and this has negatively affected it's natural form. Birch trees are not relatively long living and also do not have a high resistance to decay, therefore an alternative proposal of heavy reduction would most likely be detrimental to the health of the tree. Its amenity contribution to the surrounding is considered only moderate due to it's limited public visibility and it is therefore not suitable for protection by a Tree Preservation Order (TPO).
- 4.3.3 T2 Whitebeam is 60% dead mainly on the North side of the crown, with a blackened fruiting body of a bracket fungi (possibly *I. hispidus*) shown present on the stem in submitted supporting photos. The tree is likely to continue to decline without recovery and has the potential to collapse as the internal tissues are degraded. Any amenity this tree once possessed has now been lost and it is not suitable for retention.

4.4 **Conclusion**

- 4.4.1 The proposed works would not result in any unacceptable adverse impact upon the character, appearance and amenity of the Letchworth 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  Melissa Tyler	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth Herts SG6 3JF
Determining Officer Date: 8 May 2026	