

DELEGATED FILE NOTE

CASE OFFICER: ...Vicki Wood.....

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
26/02131/TPO	T1: Lime - Re Pollard back to previous pollard points	8 Tall Trees Royston Hertfordshire SG8 7EG

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 Most recent case 11/00861/1TPO having been granted for 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).

3.0 Representations

- 3.1 N/A

4.0 Planning Considerations

4.1 Site and Surroundings

- 4.1.1 The site is located on the east side of the Tall Trees residential estate. Tall Trees is covered by TPO/014 which comprises part of the Urban District Council of Royston 1972. The TPO Order was confirmed on 27/03/1972.

4.2 **Proposal**

4.2.1 T1: Lime - Re Pollard back to previous pollard points.

4.3 **Key Issues**

4.3.1 The issues associated with this proposal centre upon the appropriateness of the works in relation to the Tree Preservation Order.

4.3.2 The tree is identified on the submitted plan and is located along the south-eastern boundary with the adjoining property known as No. 9 Tall Trees and properties to the east on Eastfield Road. Given the location of the tree and its relationship with the surrounding garden areas, the proposed re-pollarding to previous pruning points, representing an approximate 30% reduction in height and canopy spread, is considered reasonable and acceptable. The works are not anticipated to result in any significant harm to the tree's amenity value, nor would they adversely affect the contribution that the tree makes to the wider Tree Preservation Order. Accordingly, the proposed works are considered acceptable.

4.4 **Conclusion**

4.4.1 I am satisfied that the proposed works are remedial and that there is a clear and justified reason for the proposed works to be granted.

5.0 **Recommendation**

5.1 That permission be **GRANTED** for the proposed works subject to 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: 25 September 2026	