

DELEGATED FILE NOTE

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

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
25/01809/TCA	Removal of T1: Ash	67 High Street Whitwell Hitchin Hertfordshire SG4 8AH

Submitted Plan Nos
site plan

1.0 **Policies**

2.0 **Site History**

2.1 Applications for tree works.

3.0 **Representations**

3.1 N/A

4.0 **Planning Considerations**

4.1 **Site and Surroundings**

4.1.1 The application site comprises a listed dwelling off Whitwell High Street. The site is situated within the Whitwell Conservation Area.

4.2 **Proposal**

4.2.1 Removal of T1: Ash

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 Whitwell Conservation Area.

1.0 The Ash tree is located in the rear garden and has limited visibility from the public realm.

2.0 The application form advises the tree is dead and would cause damage should it fall.
Given this justification and given the obscured nature of the tree, I do not consider that it is of sufficient merit to warrant protection by way of a TPO.

3.0 No objection.

4.4 **Conclusion**

The proposed works would not result in any unacceptable adverse impact upon the character and appearance of the Whitwell 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 Herts SG6 3JF
Determining Officer Date: 18 August 2025	

