DELEGATED FILE NOTE

CASE OFFICER: …Jo Cousins……

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
18/00537/TCA	T1 & T4 Lime - Reduce by 20%. T2 Sycamore - Reduce by 35%. T3 Beech - Reduce by 20%.	Windmill House Bennetts Lane Rushden Buntingford Hertfordshire SG9 0SH

Submitted Plan Nos

1.0 Policies

NONE None Relevant

2.0 **Site History**

Various notifications for works to trees at this property including crown reductions to the trees the subject of this current notification.

3.0 **Representations**

None

4.0 **Planning Considerations**

4.1 **Site and Surroundings**

Residential property on the western side of Bennetts Lane within the Rushden Conservation Area.

4.2 **Proposal**

Reduction by 20% to two Lime trees, 35% reduction to one Sycamore and 20% reduction to one Beech. The applicants agent has stated the following in support of the notification:-

Crown reducing these trees back to there previous pruning point as routine maintenance to reduce the risk of any crown failure and to keep them a manageable size due to the location on the Boundary.

4.3 **Key Issues**

If the work is considered inappropriate is the tree worthy of the further protection afforded by a TPO.
Assessment – the trees are in a prominent location close to the highway and close to the property and its neighbour. They make a positive contribution along with other trees to the pleasant nature of Bennetts Lane. However individually they are not such fine specimens as to warrant the making of a specific TPO (their value is as a group). They are close to property and the works are sensible to keep the trees manageable.

4.4 **Conclusion**
In this instance no objections raised as the works are of a sensible remedial nature and would maintain the health of these trees.

5.0 **<u>Recommendation</u>**

5.1 No objection.

Signed  Simon Ellis Determining Officer	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth Herts SG6 3JF
Date: 13 March 2018	