

DELEGATED FILE NOTE

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

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
26/00141/TCA	T1, T2: Conifers - Fell	12 Burnell Rise Letchworth Garden City Hertfordshire SG6 3RN

Submitted Plan Nos

1.0 Policies

2.0 Site History

25/02931/TCA

3.0 Representations

None

4.0 Planning Considerations

4.1 Site and Surroundings

T1 and T2 2x Conifers (applicant's plan) subject of this application are located in the rear garden of the property close to the SE corner of the site. The trees are partly visible to the

public realm and are visible to surrounding properties. The site is within the Letchworth Conservation Area.

4.2 **Proposal**

T1, T2: Conifers – 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 partly visible to the public realm.

4.3.2 The 2x conifers were identified as a Leyland Cypress ‘Castlewellan’, the trees appeared healthy and vigorous. The current size of the trees occupies a large area of the garden and neighbouring gardens where the crown overhangs these properties. There is the potential for these trees to get considerably larger and as with most conifers, pruning to retain size is hard to achieve without being detrimental to both the amenity and health of the trees. Although the trees contribute some amenity they have clearly outgrown their location and have the potential to become nuisance in the not too distant future.

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  Naomi Reynard	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth Herts SG6 3JF
Determining Officer Date: 27 February 2026	