DELEGATED FILE NOTE

CASE OFFICER: …Ben Glover……

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
18/00774/TCA	T1 Alianthus - Crown lift to 4m. T2 □ T4 Lime - Fell. T3 Laburnham - Fell. T5 Acacia - Crown lift by 5m. T6 □ T7 Lime - Reduce crown by 30%.	Centenary House Grammar School Walk Hitchin Hertfordshire SG5 1JN

Submitted Plan Nos
Location plan

1.0 Policies

2.0 **Site History**

2.1 None relevant

3.0 **Representations**

3.1 None required.

4.0 **Planning Considerations**

4.1 **Site and Surroundings**

4.1.1 Centenary House is situated within the Hitchin Conservation Area. The trees subject to the application are situated on the boundary adjacent to Bedford Road and to the rear of the Listed Building.

4.2 **Proposal**

4.2.1 Consent is sought on works to seven trees. The works include:

1.0 T1 Alianthus – Crown lift to 4m
2.0 T2 & T4 Lime – Fell to ground level
3.0 T3 Laburnham – Fell to ground level

4.0 T5 Acacia – Crown lift by 5m, remove deadwood, crown thin and reduce back from property to give 3m clearance.

5.0 T6 & T7 Lime – Reduce crown by 30%, remove deadwood and remove basal growth.

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 Hitchin Conservation Area.

4.3.2 The trees subject to this application are situated within a predominant part of the street scene. Further justification has been provided for the removal of the two Lime Trees, with the reason being due to their declining condition and proximity to pedestrian highways. The two lime trees would be replanted.

4.3.3 The proposed works are not considered to result in any unacceptable harm to the character and appearance of the Hitchin Conservation Area and are not of such quality that would justify protection by way of a TPO.

4.4 **Conclusion**

4.4.1 The proposed works would not result in any unacceptable harm to the character or appearance of the Hitchin Conservation Area.

Signed  Simon Ellis Determining Officer	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth Herts SG6 3JF
Date: 24 April 2018	