

DELEGATED FILE NOTE

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

**APPLICATION
REFERENCE**

**BRIEF DESCRIPTION OF
DEVELOPMENT**

APPLICATION SITE

24/02756/TCA

Ash - Reduce by 25-30%

The Paddock

Pedlars Lane

Therfield

Royston

Hertfordshire

SG8 9PX

Submitted Plan Nos

Location plan

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 Various applications, full case history on file.

3.0 **Representations**

- 3.1 N/A

4.0 **Planning Considerations**

4.1 **Site and Surroundings**

- 4.1.1 The application site is located on the east side of Pedlars Lane within the Therfield Conservation Area.

4.2 **Proposal**

- 4.2.1 Permission is sought to undertake the following works:

Ash - Reduce by 25-30%

4.3 **Key Issues**

- 4.3.1 The key issues in determining this application are; the amenity value of the tree; the impact of the proposed work on the character and appearance of the Conservation Area; any justification for the proposed work and; whether, taking full account of the above, it would be expedient and in the public interest to make a Tree Preservation Order.
- 4.3.2 The tree is identified on the submitted location plan.
- 4.3.3 The Ash tree is a mature specimen and previous history shows that the tree has benefitted from a crown reduction every few years. Given the proximity of the tree in the rear garden of the property and its distance to the property, a reduction as proposed appears reasonable and justified.
- 4.3.4 There would appear not to be any immediate threat to the tree and therefore there is no evidence to suggest further protection is needed by way of a Tree Preservation Order.

4.4 **Conclusion**

4.4.1 The proposed works to the tree would not harm their amenity value to a significant degree. As such, the work would not cause such harm to the character and appearance of the Therfield Conservation Area as to overcome the justification for the work.

5.0 **Recommendation**

5.1 **NO OBJECTION** to the proposed work.

Signed  Tom Rea	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth Herts SG6 3JF
Determining Officer Date: 12 December 2024	