

DELEGATED FILE NOTE

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

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
26/00068/TCA	Hornbeam - Crown reduce by approx 30%	2a Bury Lane Codicote Hitchin Hertfordshire SG4 8XT

Submitted Plan Nos

1.0 Policies

2.0 **Site History**

None relevant.

3.0 **Representations**

None

4.0 **Planning Considerations**

4.1 **Site and Surroundings**

The Hornbeam tree subject of this application is located at the front of the property abutting and spreading over the pavement. The tree is highly visible to the public realm. The site is within the Codicote Conservation Area.

4.2 **Proposal**

Hornbeam - Crown reduce by approx 30%

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 tree is clearly visible to the public realm.

4.3.2 The Hornbeam is of a 'Fastigate' type with normal form, but as if often with these trees has begun to spread overtime and has the potential to outgrow its location. The 30% reduction proposed would temporarily have a negative impact on the amenity of the tree , but would maintain the tree at a suitable size for its location. It is considered the pruning wounds left would be of a small enough size and the tree has sufficient vigour to respond well and occlude these new wounds. Hornbeam is also known to have a high resistance to decay.

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 Codicote 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: 30 January 2026	