

DELEGATED FILE NOTE

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

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
26/02404/TCA	T01: Spruce, T02: Elm, T03: Elm - Cut back overhanging branches back to boundary line	Land East Of South Priory Fish Hill Royston Hertfordshire SG8 9LB

Submitted Plan Nos

1.0 Policies

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 Full history on case file.

3.0 **Representations**

3.1 N/A

4.0 **Planning Considerations**

4.1 **Site and Surroundings**

4.1.1 The site is located on the east side of Fish Hill and to the eastern and southern boundaries of South Priory and is within the Royston Conservation Area.

4.2 **Proposal**

4.2.1 Permission is sought to undertake the following works:

- ☐ T01: Spruce, T02: Elm, T03: Elm - Cut back overhanging branches back to boundary line.

4.3 **Key Issues**

4.3.1 The key issues in determining this application are the amenity value of the trees; 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 trees are identified on the submitted plan and photographs of the trees have been provided in support of the application.

4.3.3 The proposed works would reduce overhanging branches back to the boundary with South Priory. The extent of the pruning is modest and would not result in any significant harm to the amenity value of the trees.

4.3.5 Given there is no threat to the trees, I do not consider a Tree Preservation Order to be appropriate.

4.4 **Conclusion**

- 4.4.1 The proposed works are considered reasonable and justified and would not cause such harm to the character and appearance of the Royston Conservation Area as to outweigh the justification for the proposed works.

5.0 **Recommendation**

5.1 **NO OBJECTION**

Signed  Paul Chaston Determining Officer	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth Herts SG6 3JF
Date: 29 September 2026	