

DELEGATED FILE NOTE

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

APPLICATION REFERENCE	BRIEF DESCRIPTION OF DEVELOPMENT	APPLICATION SITE
24/02328/TCA	Robina - Reduce lower branches up to 3m (as amended 21/10/2024).	Strathmore 12 Hitchin Road Letchworth Garden City Hertfordshire SG6 3LL

Submitted Plan Nos

Location plan Photos

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 **LGCHF** – None received.

4.0 **Planning Considerations**

4.1 **Site and Surroundings**

4.1.1 The application site is located at the junction with Broadway and is within the Letchworth Conservation Area.

4.2 **Proposal**

4.2.1 Permission is sought to undertake the following works:

Robina - Reduce lower branches up to 3m.

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 site plan and the application is accompanied by a photograph of the tree.

4.3.3 The Robina tree is sited alongside the party boundary with nos.1-5 Broadway to the north. The tree is mature and its position within close proximity of the dwelling means that the lower branches would benefit from a reduction. Given the position of the dwelling and its associated front garden space there is a degree of both public and private amenity value to the tree. Notwithstanding this, the works to the tree are of a minor nature and considered justified in order to maintain the longer-term management of the tree and its continued contribution to the character and appearance of the Letchworth Conservation Area.

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 its amenity value to a significant degree. As such, the work would not cause such harm to the character and appearance of the Letchworth Conservation Area as to overcome the justification for the work.

5.0 **Recommendation**

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

Signed  Sarah Kasparian	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth Herts SG6 3JF
Determining Officer Date: 12 November 2024	