

DELEGATED FILE NOTE

CASE OFFICER: ...William Thompson.....

**APPLICATION
REFERENCE**

**BRIEF DESCRIPTION OF
DEVELOPMENT**

APPLICATION SITE

25/00359/TCA

T1: Sycamore - Remove the large stem growing from the base to balance. Lift the remainder of the canopy over the parking bay giving 3.5m clearance from the ground. Remove 1.5m of ivy from the ground up

Sollershott Lodge
Sollershott East
Letchworth Garden City
Hertfordshire
SG6 3GY

Submitted Plan Nos

Location plan

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 None relevant

3.0 **Representations**

3.1 Letchworth Garden City Heritage Foundation – None received

4.0 **Planning Considerations**

4.1 **Site and Surroundings**

4.1.1 The application site is located on the north side of Sollershott East and is within the Letchworth Conservation Area.

4.2 **Proposal**

4.2.1 T1: Sycamore - Remove the large stem growing from the base to balance. Lift the remainder of the canopy over the parking bay giving 3.5m clearance from the ground. Remove 1.5m of ivy from the ground up.

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 in the rear garden.

4.3.3 The tree appears visually healthy and the applicant has not submitted an arboricultural report to dispute this. The tree is visible from the street scene, so has some amenity value; however, the works are remedial and will not harm the character and appearance of the Letchworth Conservation Area.

4.3.4 Due to the above reasons, I do not consider there a need to issue a Tree Preservation Order.

4.4 **Conclusion**

4.4.1 The proposed work to the trees 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  Ben Glover	Development Management North Hertfordshire District Council Council Offices Gernon Road Letchworth Herts SG6 3JF
Determining Officer Date: 10 March 2025	