

REFERENCE NO: CR/2022/0599/TPO

LOCATION: [LAND PARCEL ADJACENT TO 6 SOMERVILLE DRIVE, POUND HILL, CRAWLEY](#)
WARD: Pound Hill North & Forge Wood
PROPOSAL: OAK (T173) - FELL

TARGET DECISION DATE: 11 November 2022

CASE OFFICER: Mr R. Spurrell

APPLICANT'S NAME: Crawley Borough Council
AGENT'S NAME: Crawley Borough Council

PLANS & DRAWINGS CONSIDERED:-

Drawing Number	Revision	Drawing Title
CBC 0001		Tree Plan

REASON FOR REPORTING TO COMMITTEE:-

Crawley Borough Council is the applicant.

PUBLICITY / NOTIFICATION:-

As the Council is the applicant, notification is required by way of a site notice. The consultation expiry period ends on 1st December 2022.

PLANNING HISTORY:-

- 1.1 CR/2014/0606/TPO – consent granted for crown reduction of 1.5m branch length.
- 1.2 The tree is protected under Tree Preservation Order Reference 16.07.04, Tree Number T173.

PLANNING POLICY:-

- 2.1 This application must be considered in the context of the following legislation:
 - Part VIII of the Town and Country Planning Act 1990 and The Town and Country Planning (Tree Preservation) (England) Regulation 2012.
 - National Planning Practice Guidance – Tree Preservation Orders and trees in conservation areas.
 - Green Infrastructure Supplementary Planning Document (2016) produced to accompany the current adopted Local Plan and is a non-statutory document.

PLANNING CONSIDERATIONS:-

- 3.1 The determining issues in this application are the effect of the proposal on the health, character and appearance of the tree and the level of amenity that it provides within the surrounding area.
- 3.2 The oak tree is located on amenity land to the south of, and adjacent to, 6 Somerville Drive. The tree due to its overall size and prominent location in public view makes a good contribution to public amenity despite being in decline with crown die-back.

- 3.3 The tree has significant decay around the base with extensive bark necrosis and die-back of the crown. It is very clearly in decline and its estimated contribution to visual amenity/life expectancy is under 10 years. The tree is in close proximity to the adjacent house as well as the highway and, being located on amenity parkland, is considered due to its condition, to be an increasing risk to the public safety. Its removal in this case is considered to be justified.
- 3.4 This is an important tree in amenity terms and should be replaced with another oak tree in the same location in the next growing season.

RECOMMENDATION RE: CR/2022/0599/TPO:-

CONSENT - Subject to the following condition(s):

1. This consent is valid for a period of two years from the date of this notice and shall only be carried out once.
REASON: To enable the Local Planning Authority to control the works in the interests of good tree management in accordance with Regulation 17 of the Town and Country Planning (Tree Preservation) (England) Regulations 2012.
2. All works should be carried out in accordance with BS3998: 2010 'Tree Work Recommendations'.
REASON: In the interests of visual amenity and to ensure the continuing health of the tree(s) in accordance with The Town & Country Planning (Tree Preservation) (England) Regulations 2012.
3. Within 12 months of the felling of the oak tree, the owner of the land shall plant 1 no. Oak tree, in a location as close to the felled tree as practical. The tree shall be not less than nursery standard size and conform to British Standard 3936: Nursery Stock Specification. In the event that the tree dies within five years following such planting, it shall be replaced with another oak tree in a similar position during the next planting season.
REASON: In the interests of the amenity of environment of the locality in accordance with The Town & Country Planning (Tree Preservation) (England) Regulations 2012.

