

Application Number: BH2008/03204 **Ward:** Woodingdean

Address: 51 Crescent Drive North, Brighton

Proposal: To fell 1 x Acer pseudoplatanus and 2 x Cupressus spp, covered by Tree Preservation Order (No. 7) 2007 (Area Order).

Officer: Di Morgan, tel. 01273 292929

Date Received: 2 October 2008

Applicant: Connick Tree Care Ltd, Reigate

1 Introduction

1.1 The purpose of the report is to consider the above application.

2 Recommendation

2.1 That the Sub-Committee has taken into consideration and agrees with the reasons for the recommendation set out in paragraph 7 of this report and resolves to grant consent subject to the following conditions:

- The felling shall be carried out within two years under the supervision and to the satisfaction of the Local Planning Authority.
- The said existing trees shall be replaced by trees of a size and species and in a position to be agreed by the Local Planning Authority.
- The replacement trees shall be planted during the period November to March next, following the felling of the existing trees, and such planting shall be in all respects to the satisfaction of the Local Planning Authority.
- If, within a period of two years from the date of the planting, the trees (or any other trees planted in replacement for it) is removed, uprooted or destroyed or dies, another tree of the same size and species shall be planted at the same place, or in accordance with any variation for which the Local Planning Authority gives its written consent.

3 Description of the Application Site

3.1 This Tree Preservation Order is an Area Order and covers all trees situated in the gardens of 51 and 53 Crescent Drive North. Neighbours were concerned last year that these 2 properties may be demolished and a new development built, razing all vegetation, including the trees, to the ground. For this reason the Preservation Order was placed, however, not all trees on the site are

worthy of Preservation Order status and it is the inspecting officer's opinion that the three trees the applicant has applied to fell are such trees.

4 Proposal

- 4.1 The applicant wishes to fell these specimens as they are of poor form. If the Arboricultural Section were to resurvey this site and update this Order (ie, name individual trees on a plan rather than an Area Order), none of these three trees would appear on that updated Order.

5 Relevant Planning History

- 5.1 None

6 Considerations

- 6.1 The *Acer pseudoplatanus* (Sycamore) is situated in the front garden of this property. It is 7 – 8 metres in height with a crown spread of 4 metres. There are three stems at the base, all of which have weak unions. One stem has been pollarded at 2 metres, making the tree of poor form. The tree grows out from an old dry-stone style wall and is obviously self-seeded. It is approximately 1 metre from a drainage run.
- 6.2 The two *Cupressus* spp are situated in the rear garden of this property. They are 6 – 7 metres in height and have a joint crown spread of 6 – 7 metres. They are both multi-stemmed and have lots of dead brown foliage which will never return to luscious green growth. Behind the trees are a line of Silver Birch along the boundary of the garden, meaning these two trees are completely hidden, even from neighbouring properties.
- 6.3 The trees had no visible defects at the time of the inspecting officer's visit.
- 6.4 The 2 *Cupressus* spp are in the rear garden and have absolutely no public amenity value. The *Acer pseudoplatanus* is situated in the front garden, however, its poor form and relatively small stature means it has no public amenity value.
- 6.5 No loss or damage is likely to occur if the application is refused.

7 Conclusion

- 7.1 The trees the subject of this application are all of particularly poor form.
- 7.2 None of these trees offer any public amenity value, and it is therefore recommended that consent be granted to fell them and secure replacements that may enhance the amenity of the area.

The 2 trees the subject of this application.



As a result of previous neglect, dead, brown foliage that will never return to luscious green growth.

BH2008/03204
51 Crescent Drive North

The tree the subject of this application.

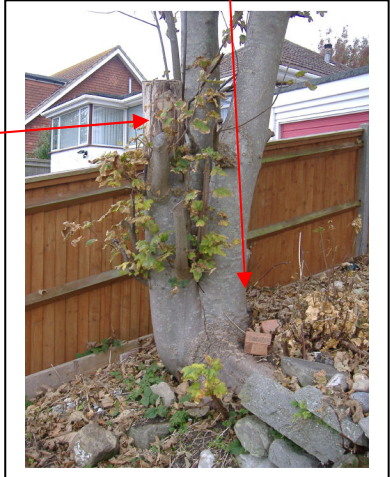


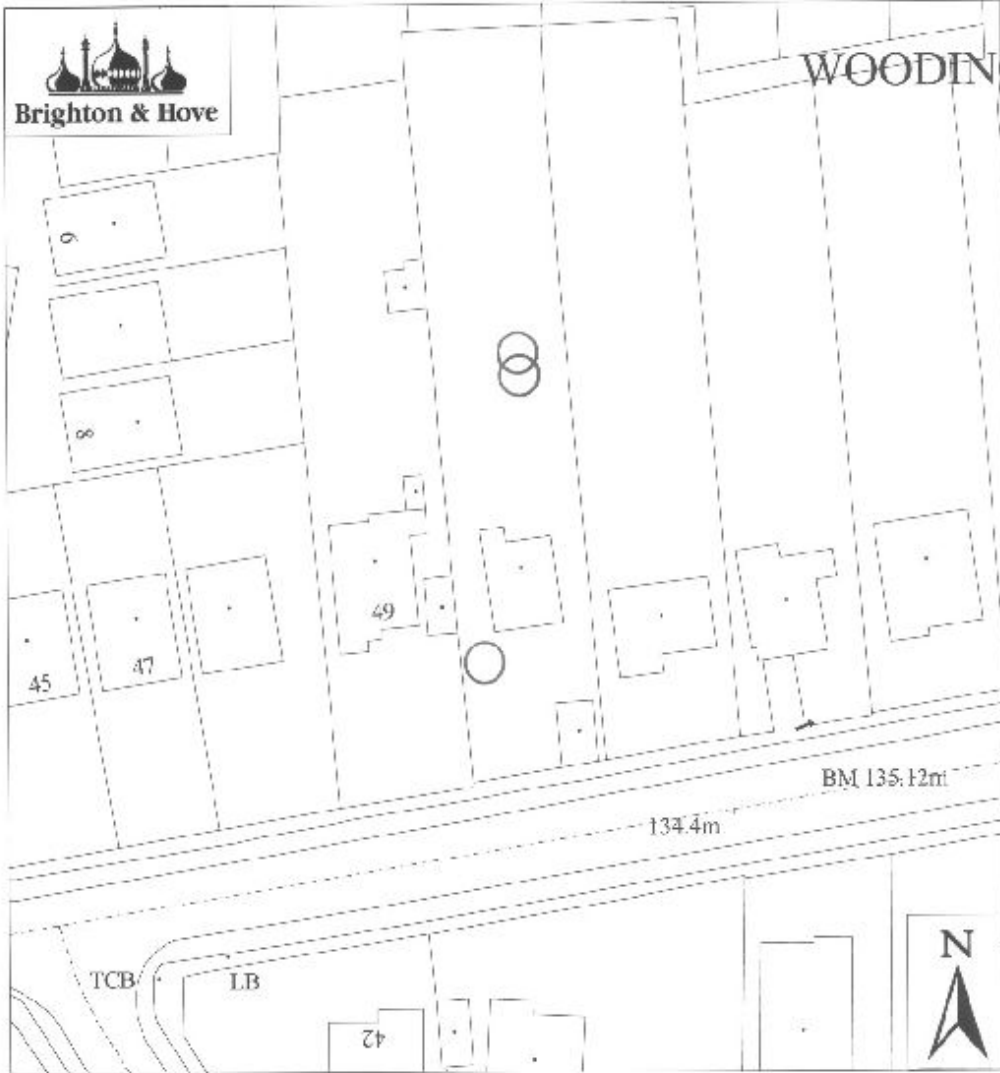
Tree growing from base of old wall.



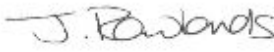
One stem lopped at 2m giving tree poor form.

Triple stemmed tree, all stems have weak unions.





BRIGHTON & HOVE CITY COUNCIL
 TOWN AND COUNTRY PLANNING ACT 1990
 TOWN & COUNTRY PLANNING (TREE PRESERVATION) (No 7) ORDER 2007

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SCALE	1:500

