

MID SUSSEX DISTRICT COUNCIL

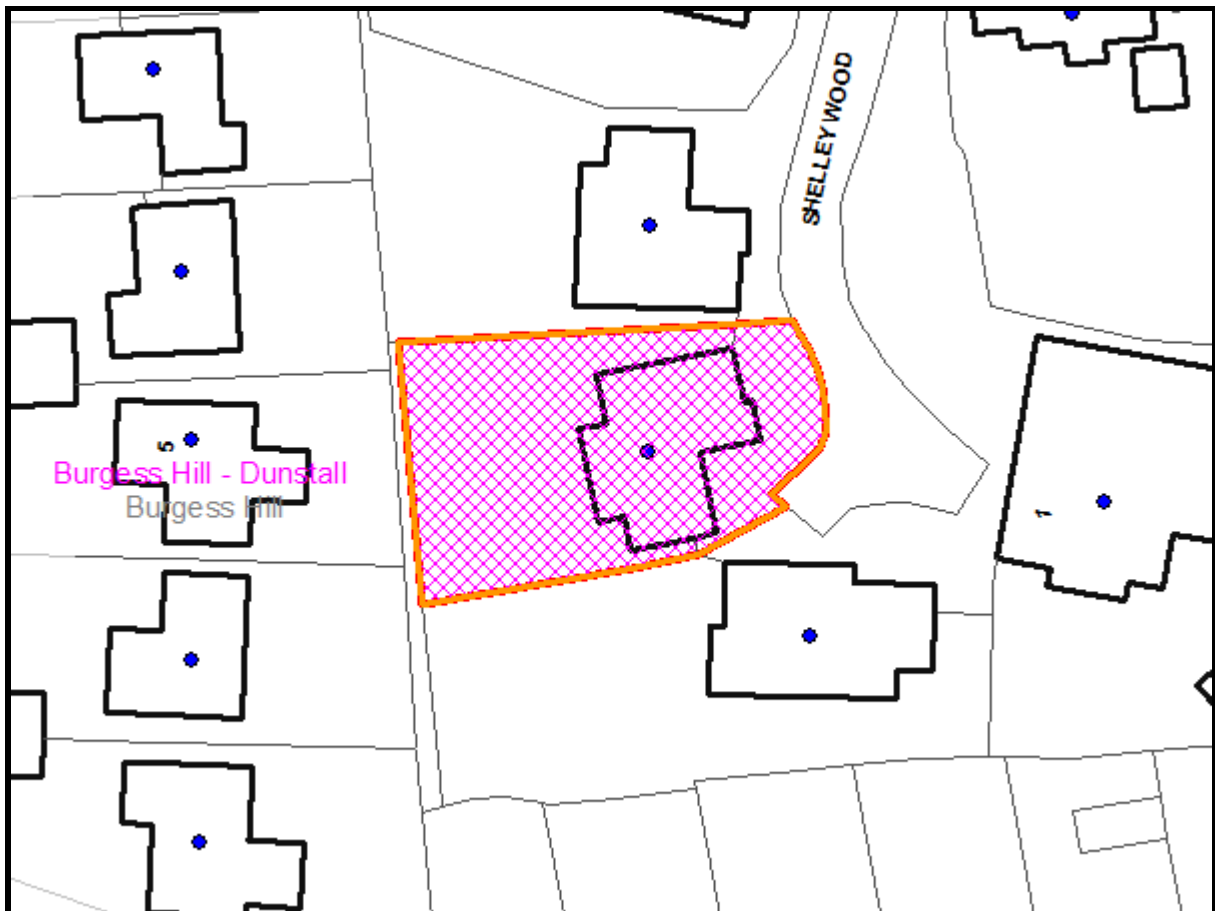
Planning Committee A

17 JAN 2019

RECOMMENDED FOR PERMISSION

**Burgess Hill**

DM/18/4476



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**3 SHELLEY WOOD BURGESS HILL WEST SUSSEX RH15 9XL  
T1 OAK - REDUCE CROWN BY UP TO 2M.  
LANE**

POLICY: Built Up Areas / Aerodrome Safeguarding (CAA) / Tree Preservation Order /

ODPM CODE: Tree Application

WARD MEMBERS: Cllr Andrew Barrett-Miles / Cllr Jacqui Landriani /

CASE OFFICER: Irene Fletcher

### **PURPOSE OF REPORT**

To consider the recommendation of the Divisional Leader, Planning and Economy on the application as detailed above.

### **EXECUTIVE SUMMARY**

This application seeks consent to reduce the Crown of one Oak (T1) by up to 2m. This application is before Committee as the applicant is related to a member of the planning staff.

The works are considered reasonable to address the shading issues without undue harm to the long term health or amenity value of the tree. There is no conflict with policy DP37 in the District Plan.

### **Recommendation**

Recommend that consent is granted subject to the conditions listed in the appendix.

### **SUMMARY OF REPRESENTATIONS**

None received.

### **BURGESS HILL TOWN COUNCIL COMMENTS**

No objection.

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### **INTRODUCTION**

This application seeks consent to reduce the Crown of one Oak (T1) by up to 2m. This application is before Committee as the applicant is related to a member of the planning staff.

### **RELEVANT PLANNING HISTORY**

None.

### **SITE AND ITS SURROUNDINGS**

The tree is located within the rear garden of the property which is a private estate off Gatehouse Lane.

The estate is characterised by spacious gardens and is well treed. It has a green and rural quality.

The tree is protected as part of a group Order but has reasonable value as an individual specimen, although it has limited public amenity value.

## **APPLICATION DETAILS**

The application seeks consent for reduction work to allow greater light to the garden and rear windows of the property.

## **LIST OF POLICIES**

### **Mid Sussex District Plan**

The District Plan was adopted at Full Council on 28th March 2018.

DP37 Trees, Woodland and Hedgerows

### **Burgess Hill Neighbourhood Plan**

The Neighbourhood Plan was made on 28 January 2016.

No relevant policies.

## **ASSESSMENT**

The main consideration in this case is the impact on the long term health and amenity value of the tree.

The tree has, some time ago, had some fairly minor work carried out, including crown lifting which would be fairly standard with a garden specimen.

The works are considered reasonable to address the shading issues without undue harm to the long term health or amenity value of the tree. There is no conflict with policy DP37.

## **CONCLUSION**

Accordingly, it is recommended that consent be granted.

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## **APPENDIX A – RECOMMENDED CONDITIONS**

1. The tree works hereby permitted shall be begun before the expiration of 2 years from the date of this consent.

Reason: To accord with section 17 (4) of the Town and Country Planning (Tree Preservation) (England) Regulations 2012.

2. The work shall be carried out in accordance with BS 3998:2010 "Recommendation for Tree Work".

Reason: To ensure that the work is carried out to a satisfactory standard.

#### INFORMATIVES

1. Prior to the commencement of the works hereby permitted, checks shall be made for the presence of nesting birds and other wildlife protected under The Wildlife and Countryside Act 1981.

### **APPENDIX B – CONSULTATIONS**

#### **Parish Consultation**

NO OBJECTIONS