

PLANNING APPLICATION NUMBER:P07/0309

Type of approval sought	Tree Preservation Order
Ward	Quarry Bank & Dudley Wood
Applicant	Timbertim Limited
Location:	62, COPPICE LANE, BRIERLEY HILL, DY5 1DA
Proposal	PRUNE 1 SYCAMORE TREE AND FELL 1 SYCAMORE TREE
Recommendation Summary:	APPROVE SUBJECT TO CONDITIONS

TREE PRESERVATION ORDER NO: D264 (1989) – T1 & T2

SITE AND SURROUNDINGS

1. The trees subject to this application are two mature sycamore trees that are situated in the front garden of 62 Coppice Lane, Brierley Hill. The trees are located close to the highway and provide a moderate to high amount of amenity to the surrounding area.

PROPOSAL

2. Summary of proposals for the works as written on application form is as follows:
 - Fell 1 Sycamore and crown lift 1 sycamore tree.
3. The trees have been marked on the attached plan.

HISTORY

4. There has been one previous Tree Preservation Order application on this site.

<i>Site History</i>		
Application No	90/51447	18/07/90
Proposal	Thinning and crown lifting of one sycamore tree	Approved with conditions.

PUBLIC CONSULTATION

- No public representations have been received. However a phone call was received from the neighbour asking that any pruning works on Tree 1 were limited to the portion of the tree overhangs the garden of 62 Coppice Lane.

ASSESSMENT

Tree(s) Appraisal

Criteria	Tree 1	Tree 2
TPO No	T1	T2
Species	Sycamore	Sycamore
Height	12m	12m
Spread	8m	7m
Diameter	400mm	350mm
Form	Moderate	Moderate
Vigour	Moderate	Moderate / Poor
Approx Age	Mature	Mature
Pests / Diseases	None evident.	Ivy infested
Canopy	Moderate	Moderate
% Deadwood	1%	3%
Cavities	None evident	None evident
Bark	Good	Good
Roots	Good	Good
Overall Health	Moderate	Moderate
Visibility	High	High
Amenity Value	Moderate / High	Moderate / High

Further Assessment

- The trees subject to this application are two mature sycamore trees that are situated in the front garden of 62 Coppice Lane. The trees are prominent in the street scene and provide a moderate to high amount of amenity to the surrounding area.
- The applicant would like to crown lift on of the sycamores (Tree 1) and fell the other (Tree 2).
- The proposed crown lifting of Tree 1 is requested as part of general tree maintenance to allow better use of the space underneath the tree. On inspection it was considered that these works will not be detrimental to the amenity of the tree, and will not be

harmful to the health of the tree. As such it is recommended that these works are approved.

9. The proposed felling of the other sycamore (Tree 2) is requested as the owners of the property feel that the tree is too close and obstructs too much light from the main living room of the property.
10. Normally approval would not be granted for the felling of trees on the grounds of light obstruction. However in this case due to the proximity of the tree to the house, the light obstruction is severe and it would have a significant impact on the residents of the house.
11. The tree is currently infested with ivy that will cause light obstruction during the winter when the leaves are off the tree. However when the tree is in full leaf the presence of the ivy would not create additional light obstruction as the canopy of the tree will obstruct almost all light for the front of the property.
12. The removal of this tree would not be too detrimental to the amenity of the area as there are other mature trees on this side of the road that would keep a significant presence in the area. Most notable would be the other sycamore that is subject to this application.
13. As such on balance I would recommend that approval is granted for the felling of the tree subject to a replacement being planted.

CONCLUSION

14. The trees subject to this application are two mature sycamore trees that are situated in the front garden of 62 Coppice Lane, Brierley Hill. The trees are prominent in the street scene and provide a high amount of amenity to the surrounding area.
15. The application would like to crown lift one of the sycamores (Tree 1) and fell the other (Tree 2). The proposed crown lifting of the tree would not be detrimental to the amenity that the tree provides of the health of the tree and as such should be approved.
16. The proposed felling of the other sycamore would have a slight detrimental impact on the amenity of the area. However the tree is currently blocking an unreasonable amount of light from the main living room of the property. Whilst normally felling trees on the grounds of light obstruction would be resisted, on this occasion the light obstruction is so severe that it would be unreasonable to retain the tree.
17. Whilst the removal of the tree would be slightly detrimental to the surrounding area, there are a number of other trees present in the area that would still contribute a good amount of amenity.

RECOMMENDATION

18. It is recommended that application is approved subject to the conditions set out below.

Conditions and/or reasons:

1. The tree works subject of this consent shall be carried out in accordance with British Standard BS 3998:1989 'Recommendations for Treework'.
2. A replacement tree shall be planted between the beginning of November and the end of March, within 1 year of felling (and replanted if necessary) and maintained until satisfactorily established. The size, species and location of the replacement trees shall be agreed in writing with the Local Planning authority prior to the felling of the trees to which this application relates.
3. The tree is to be inspected for bird nests and any crevices for bats. If any nests are present and disturbance to nesting or fledgling birds are present then works shall not be undertaken between 1st March and 30th August in any year. If bats are present then advice should be sought from English Nature or the local Wildlife Trust.
4. The works hereby approved shall be carried out within 12 months of the date of this decision.