

PLANNING APPLICATION NUMBER:P12/1514

| | |
|-------------------------|--|
| Type of approval sought | Tree Preservation Order |
| Ward | Castle and Priory |
| Applicant | Mr F. Upton |
| Location: | 11, SULGRAVE CLOSE, DUDLEY, DY1 3DE |
| Proposal | FELL 1 HORSE CHESTNUT TREE |
| Recommendation Summary: | APPROVE SUBJECT TO CONDITIONS |

SITE AND SURROUNDINGS

1. The tree subject to this application is a mature horse chestnut tree that is located in the rear garden of 11 Sulgrave Close, Dudley. The tree is a large specimen that is prominently visible from the adjacent public highway. It is considered that the tree provides a moderate to high amount of public amenity to the surrounding area.
2. The tree is protected within Area 1 of TPO 395 which was served in 1994.

PROPOSAL

3. Summary of proposals for the works as written on application form is as follows:
 - Fell 1 Horse Chestnut.
4. The tree has been marked on the attached plan.

HISTORY

5. There have been no previous tree preservation order applications on the site.

PUBLIC CONSULTATION

6. No public representations had been received at the time of writing the report.

ASSESSMENT

Tree(s) Appraisal

| <i>Tree Structure</i> | Tree 1 |
|---|--|
| Species | Horse Chestnut |
| Height (m) | 14 |
| Spread (m) | 10 |
| DBH (mm) | 750 |
| Canopy Architecture | Moderate - twin stemmed from approx 2m |
| Overall Form | Moderate |
| Age Class <i>Yng / EM / M / OM / V</i> | Mature |

Structural Assessment

| | | |
|--|---|-------------------|
| Trunk / Root Collar | Moderate - dead patches of bark and bleeding canker | |
| Scaffold Limbs | Moderate - bark splits and patches of dead bark | |
| Secondary Branches | Moderate - Bark Splits | |
| % Deadwood | 9% | |
| Root Defects | None Evident | |
| Root Disturbance | None Evident | |
| Other | | |
| Failure Foreseeable <i>Imm / Likely / Possible / No</i> | Whole No | Whole Possible |

Vigour Assessment

| | |
|------------------|--|
| Vascular Defects | None evident |
| Foliage Defects | Applicant described symptoms similar to <i>Cameraria</i> infestation |
| Leaf Size | Not In Leaf |
| Foliage Density | Not In Leaf |
| Other | |

Overall Assessment

| | |
|-----------------------|------------------------|
| Structure | Moderate / Poor |
| Vigour | Moderate |
| Overall Health | Moderate / Poor |

Other Issues

| | |
|--------------------|--------------|
| Light Obstruction | Yes |
| Physical Damage | None Evident |
| Surface Disruption | None Evident |
| Debris | Yes |

Amenity

Assessment

| | |
|------------------------|------------------------|
| Visible | Yes |
| Prominence | High |
| Part of Wider Feature? | No |
| Characteristic of Area | No |
| Amenity Value | Moderate / High |

Further Assessment

7. The applicant has proposed to remove the tree due to concerns over its safety.
8. On inspection the tree was found to be in a relatively poor condition, with a number of defects present. It was noted that the tree has pseudomonas bleeding canker and there are various patches of dead bark and bark splits throughout the crown.
9. Overall whilst the tree is not considered to be at risk of any imminent failures, it is considered that it has reached the end of its safe and useful life expectancy. It is considered that the risk of total tree failure is low, the longer the tree is retained the tree will become more likely to drop significant limbs.
10. The tree is located adjacent to the main road, and if any branches on the western side of the tree were to fail, they would fall on the adjacent pavement and road. As such it is considered that as the tree will be more likely to lose significant branches in the future, it would be appropriate for the tree to be removed now.
11. The tree is one of a number of mature trees which are located along the boundary of this relatively new estate, and as such it is accepted that the removal of this tree will have a detrimental impact on the amenity that these trees provide to the area. However it is considered that this loss of amenity value is justified by virtue of the condition of the tree and its hazard potential.

12. The loss of amenity could be some way mitigated against by the planting of a new tree. However due to the relatively small size of the applicant's garden it is considered that the replacement tree should be of a more appropriate stature.
13. Overall it is considered that the proposed felling of the tree is justified and as such it is recommended that the application is approved.

CONCLUSION

14. The horse chestnut tree subject to this application is in a relatively poor condition due to the presence of various defects. Whilst it is not considered that whole tree failure is likely, it is considered that the chances of significant limb failure are relatively high.
15. Given the condition of the tree it is considered that the tree should be removed. Whilst it is accepted that this will have a detrimental impact on the local amenity, it is considered justified given the conditions of the tree.
16. A replacement tree should be required; however the replacement tree should be of a stature more in keeping with the location than the current tree.

RECOMMENDATION

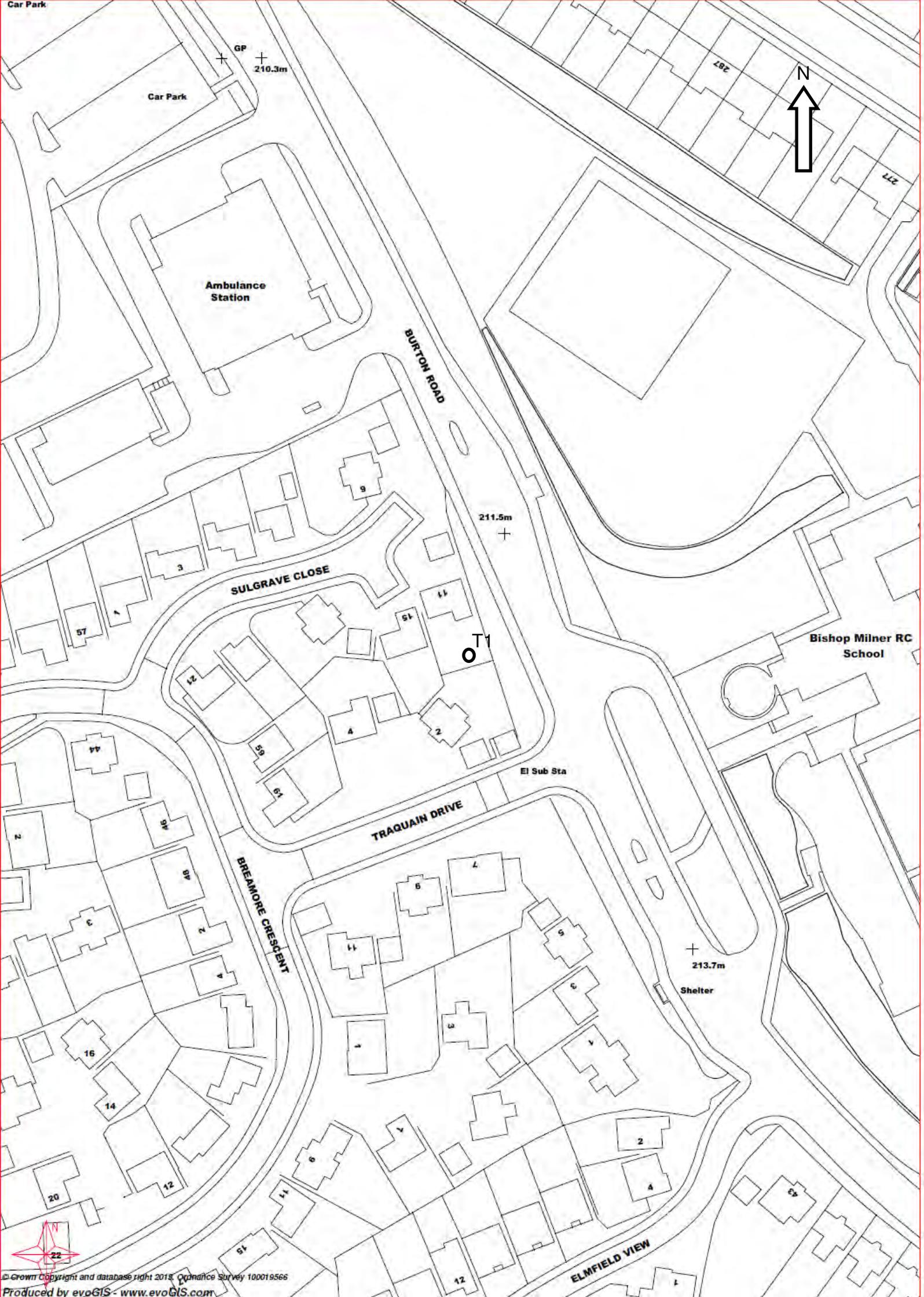
17. It is recommended that application is approved subject to the stated conditions.

Reason for Approval

18. The horse chestnut tree, whilst providing high to moderate amount of amenity, is in a relatively poor condition due to various defects. Given the location of the tree, and the tree's hazard potential, it is considered that the removal of the tree is appropriate.

Conditions and/or reasons:

1. The tree works subject of this consent shall be carried out in accordance with British Standard BS 3998:2010 '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 tree shall be agreed in writing with the Local Planning authority prior to the felling of the trees to which this application relates.



GP 210.3m



Car Park

Ambulance Station

BURTON ROAD

SULGRAVE CLOSE

211.5m

T1

Bishop Milner RC School

El Sub Sta

TRAQUAIN DRIVE

BREANORE CRESCENT

213.7m

Shelter

