

PLANNING APPLICATION NUMBER:P12/1164

Type of approval sought	Tree Preservation Order
Ward	Amblecote
Applicant	Holy Trinity Church
Location:	HOLY TRINITY CHURCH (CHURCH OF ENGLAND), VICARAGE ROAD, AMBLECOTE, DY8
Proposal	FELL 17 FIR TREES
Recommendation Summary:	APPROVE SUBJECT TO CONDITIONS

TREE PRESERVATION ORDER NO: TPO 055 (1977) – T5

SITE AND SURROUNDINGS

1. The trees subject to this application are 17 fir trees that are located in the churchyard at Holy Trinity Church, Amblecote. The trees are located in the centre of the churchyard which is surrounded by mature lime trees, and has a number of mature trees within the churchyard. Overall it is considered that the trees provide a low amount of amenity to the surrounding area due to their lack of public prominence and poor individual form.

PROPOSAL

2. Summary of proposals for the works as written on application form is as follows:
 - Fell 17 Fir trees.
3. The tree has been marked on the attached plan.

HISTORY

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

Application No	Proposal	Decision	Date
P11/0263	Crown reduce 2 Lime trees	Approved with conditions	26/04/2011

PUBLIC CONSULTATION

5. Three letters of objection have been received. Two from local residents and one from a previous Vicar of the Church. They object to the proposal on the grounds that:

- The trees are beautiful trees that provide shelter from the elements;
- The removal of the trees would impact on the local skyline;
- The trees provide habitat benefits;
- Shading and maintenance are not considered sufficient reasons for the felling of the trees;
- The removal of the trees would spoil a secluded garden of rest;
- The shading of the area prevents grass from growing therefore reducing the maintenance burden, allowing the gardeners to spend more time looking after the other area of the church yard;
- There is a concern that the church may not be able to afford or may not wish to plant any replacement trees that are required as a result of approval.

6. Three letters of support has been received. One from the vicar at the church and two from local residents. They support the application on the grounds that:

- The churchyard is first and foremost a burial ground and not a park;
- The trees prevent light infiltration into the area and prevent grass or flowers from growing therefore resulting in a “gloomy” appearance;
- A burial ground should be a light and sunny place where families are happy to visit loved ones;
- The church yard is steadily becoming overgrown due to the lack of management over the last 20 years.

ASSESSMENT

Tree(s) Appraisal

<i>Tree Structure</i>	Trees 1 - 17
Species	Douglas Fir
Height (m)	6-9
Spread (m)	2-4
DBH (mm)	150-350
Canopy Architecture	Moderate / Poor - Due to proximity of planting to each other
Overall Form	Moderate / Poor
Age Class <i>Yng / EM / M / OM / V</i>	Early Mature

Structural Assessment

Trunk / Root Collar	Good	
Scaffold Limbs	Good	
Secondary Branches	Good	
% Deadwood	5%	
Root Defects	None Evident	
Root Disturbance	None Evident	
Other		
Failure Foreseeable <i>Imm / Likely / Possible / No</i>	Whole No	Part No

Vigour Assessment

Vascular Defects	None Evident
Foliage Defects	None Evident
Leaf Size	Good
Foliage Density	Good
Other	

Overall Assessment

Structure	Good
Vigour	Good
Overall Health	Good

Other Issues

Light Obstruction	Yes – To area underneath
Physical Damage	None Evident
Surface Disruption	None Evident
Debris	Yes

Amenity

Assessment

Visible	Yes
Prominence	Moderate / Low
Part of Wider Feature?	No
Characteristic of Area	No
Amenity Value	Low

Further Assessment

7. The applicant has proposed to fell the trees in order to allow more light to the area underneath the trees which is used as a garden of rest.
8. On inspection the trees were found to be in a reasonable condition with no major defects. However the trees have all developed poor form as the result of being planted far too close to each other.
9. Overall it is considered that all of the trees are poor individual specimens and that if management works are to be undertaken the only viable management would be to remove and replace the trees as there is no pruning that would be considered acceptable for these types of trees in this close proximity to each other.
10. It is noted that a number of the reasons for support and objection refer to the use of the trees within the church yard, and whether the trees add to, or detract from the area of the church yard where they stand. When considering the application to fell, it is the impact on the wider public amenity that must be considered and not the 'internal' benefits to the church yard.

11. The trees in question are publicly visible across the churchyard, but they are not prominent and as such are considered to provide a low amount to of amenity to the surrounding area.
12. Given the low amount of amenity that the trees provide, it is considered that their removal on the grounds of light obstruction and maintenance burden is appropriate subject to the planting of replacement trees.
13. Whilst 17 trees are to be removed if the application is approved it is considered that only 6 trees should be required as replacements in order to allow for their successful establishment in the churchyard.

CONCLUSION

14. The applicant has proposed to fell the trees as the block light from the garden of rest and provide a high maintenance burden if they were to be retained.
15. On inspection it is considered that the trees are all poor individual specimens due to their proximity of planting. It is also considered that due to their lack of prominence the trees provide little in the way of public amenity from outside the church yard.
16. Overall it is considered that due to their lack of amenity the felling of the trees is appropriate, and as such should be approved.

RECOMMENDATION

17. It is recommended that the application is approved for the stated conditions.

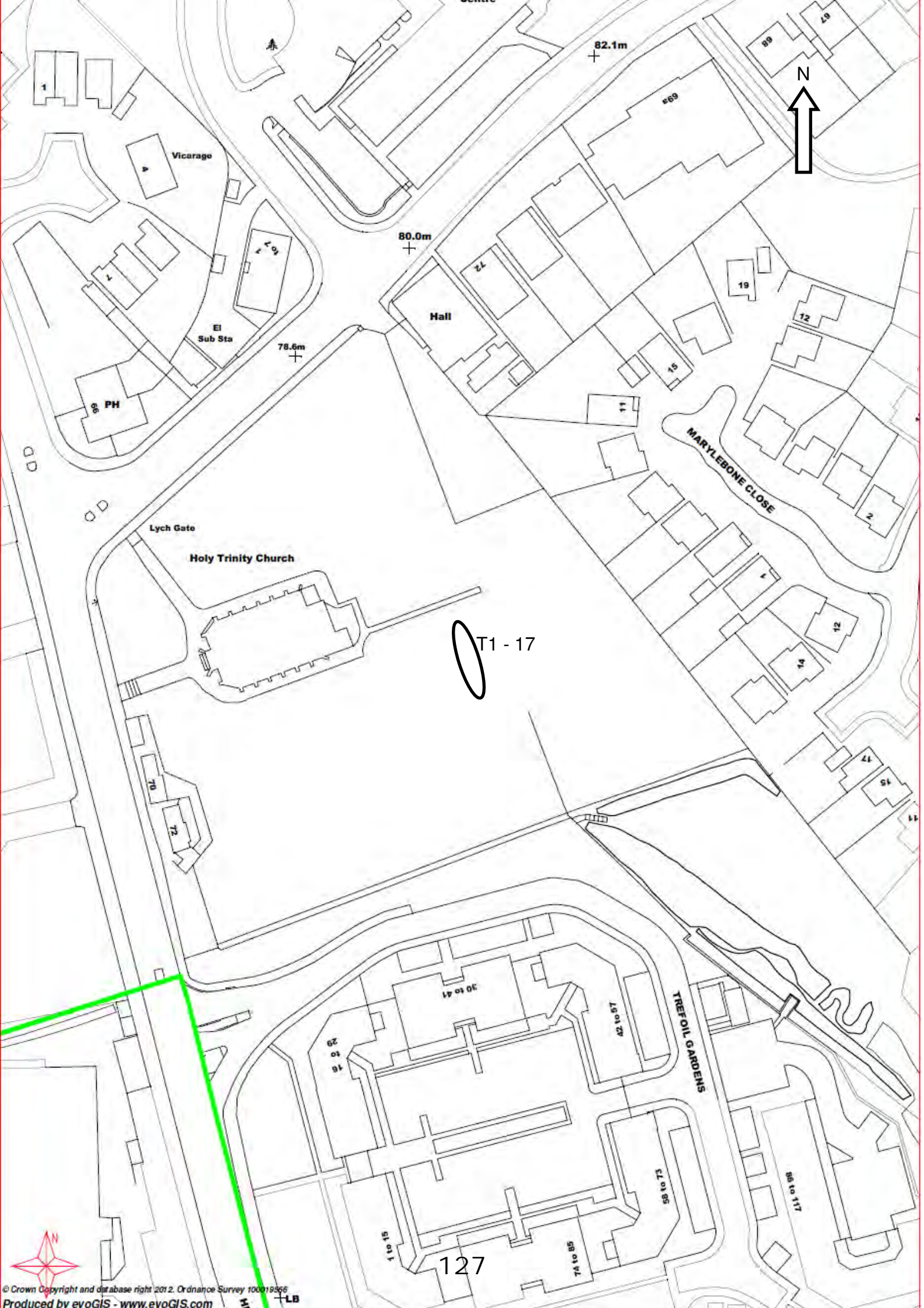
Reason For Approval

On inspection it is considered that the trees are all poor individual specimens due to their proximity of planting. It is also considered that due to their lack of prominence the trees provide little in the way of public amenity from outside the church yard.

Overall it is considered that due to their lack of amenity the felling of the trees is appropriate, and as such the application should be approved.

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 Tree Work'.
2. Six replacement trees 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.



82.1m

80.0m

78.6m

Vicarage

PH

Sub Sta

Hall

Holy Trinity Church

MAYLEBONE CLOSE

T1 - 17

TREFOIL GARDENS

127

