

P/12/1040/TO [O]

MR N GREGORY

FAREHAM WEST

AGENT: MISS STEPHANIE
SMITH

FELL OAK TREE COVERED BY FTPO 667

17 PEAK DRIVE FAREHAM PO14 1RL

Report By

Richard Wright x2356

Site Description

The application relates to an oak tree located within the residential curtilage of 17 Peak Drive close to that property's boundary with 67 The Avenue. The oak tree is covered by a tree preservation order (FTPO 667).

Description of Proposal

Consent is sought to fell the oak tree. The application states that the tree has extensive root decay.

Policies

The following policies apply to this application:

Fareham Borough Local Plan Review

DG4 - Site Characteristics

Relevant Planning History

The following planning history is relevant:

P/12/1039/TO FELL OAK TREE COVERED BY FTPO 161
APPROVE 31/01/2013

**P/12/0804/FP CHANGE OF USE TO MIXED USE COMPRISING NURSERY (D1) AT
GROUND FLOOR LEVEL AND THREE BEDROOM RESIDENTIAL
UNIT (C3) AT FIRST FLOOR LEVEL, ERECTION OF SINGLE
STOREY EXTENSION TO SOUTH EASTERN CORNER OF BUILDING
AND ENTRANCE RAMP**
APPROVE 08/01/2013

P/12/0815/FP ERECTION OF 4 BEDROOM THREE STOREY DWELLING
REFUSE 27/11/2012

Representations

- Six letters have been received in objection to the proposed felling on the following grounds:
- Unless independent inspection shows the tree in question is afflicted by untreatable disease there is no reason to remove it
 - Tree shows no signs of Honey Fungus
 - If the tree is diseased or presents a danger then it should be dealt with, however if it is healthy it should be left alone.
 - The tree provides shelter for birds and insects
 - Visual amenity of tree would be lost

- Detrimental to privacy of adjoining properties
- The owner of the tree has no wish for it to be felled
- Removal of the tree could cause significant flooding problems to adjacent properties

Consultations

Director of Planning & Environment (Arboriculture) -

The oak was visually inspected from ground level, with the aid of binoculars where necessary, a nylon mallet and steel probe were used to investigate the main stem and root collar. The tree has been previously reduced unsympathetically approximately 10 years ago, with numerous dead stubs visible throughout the crown where untargeted or intermodal pruning cuts were made. The subsequent vigorous re-growth has now developed into a relatively natural crown shape with reasonable branch structure. Normal twig and bud size density and colour were observed and the crown appeared to exhibit good vitality.

The owner of the application tree has commissioned his own independent tree condition survey, which draws the same conclusion in terms of the oaks overall condition. The report recommends some remedial tree work by way of removing dead wood and formative pruning to restore the appearance and structure of the crown. These tree works are supported.

To conclude, the evidence available is not sufficient to demonstrate that this tree poses an unacceptable risk to the nursery and surrounding residential properties. Therefore the felling of the oak, which appears free from disease or any significant defects that may present an abnormal risk of failure, cannot be supported on arboricultural grounds.

Planning Considerations - Key Issues

Officers consider that consent should be refused to fell this tree.

With reference to the above comments from the Council's Principal Tree Officer, insufficient arboricultural evidence has been provided in support of this application to justify the felling of the oak. In the absence therefore of such justification the felling of this tree, which is considered to be in a sound and healthy condition, would be harmful to the visual amenities and character of the area.

Recommendation

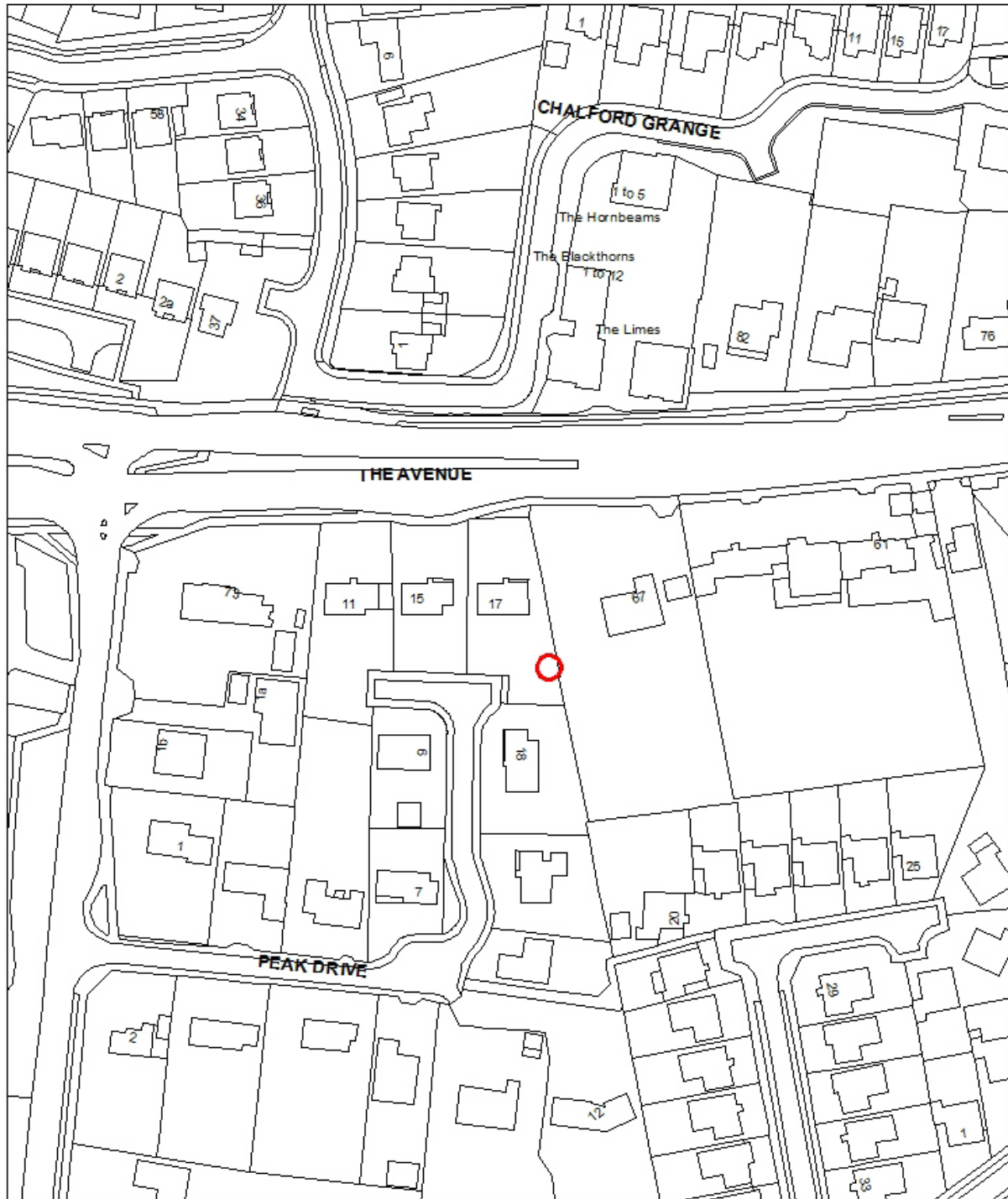
REFUSE: insufficient arboricultural evidence; harmful to visual amenities and character of area

Background Papers

P/12/1040/TO

FAREHAM

BOROUGH COUNCIL



17 Peak Drive
Scale 1:1250

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