

## Eastleigh Borough Council Tree Preservation Order and Conservation Area Assessment Form

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| <b>Application Number</b> | T/23/94476                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |               |                                      |                                |                                          |
| <b>Surveyor</b>           | Charlotte Holloway                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |               |                                      |                                |                                          |
| <b>Address</b>            | 27 ASCOT ROAD, HORTON HEATH, EASTLEIGH, SO50 7JP<br>Shawyers                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |               |                                      |                                |                                          |
| <b>Proposed work</b>      | <p>1 no. Oak (T1)- Fell suppressed oak tree with heavy lean towards property, leaving 4/5m monolith.</p> <p>Reason - To prevent potential future failure/root heave and damage to property. Suppressed tree growing at angle from the edge of a gully with some exposed roots at rear of stem.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |               |                                      |                                |                                          |
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| <b>Assessment Date</b>    | 13/02/23                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |               |                                      |                                |                                          |
| <b>Officer comments</b>   | <p>The tree is situated within a tree line to the north of the property. It lies south of a footway and drainage ditch. The tree can be seen from both Ascot Road and the footway to the north. It has good visual amenity. The applicant has described the tree as suppressed, however, whilst its form lends itself to that of an understory tree, its overall height is comparable to neighbouring trees.</p> <p>The applicant has requested the removal of the tree to prevent future failure, however, whilst it is acknowledged two roots have been severed, these are not structural.</p> <p>Works described appear to equate to 'topping' which would expose heart wood and accelerated decay of established trees, negatively impacting their longevity. BS3998 states 'topping should be used only as a last resort for retaining a valuable tree which would otherwise pose an unacceptable risk'.</p> <p>Leaning trees are not predisposed to failure and no evidence as required under 16(1) of The Town and Country Planning (Tree Preservation) (England) Regulations 2012 has been provided to support an intolerable level of risk from the tree. It should be noted that within the application the applicant has stated they do not have fears the trees might break or fall. The removal of this tree is deemed unjustified.</p> |               |                                      |                                |                                          |
|                           |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |               |                                      |                                |                                          |
| <b>Decision</b>           | <b>Consent</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       | <b>Refuse</b> | <b>Part consent/<br/>Part refuse</b> | <b>Withdrawn /<br/>Invalid</b> | <b>Conservation Area</b>                 |
|                           |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |               |                                      |                                | <b>Raise no<br/>objection</b> <b>TPO</b> |
|                           |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | <b>X</b>      |                                      |                                |                                          |
| <b>Decision notice</b>    | REFUSE: 1 no. Oak (T1)- Fell suppressed oak tree                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |               |                                      |                                |                                          |

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|                                             |                                                                                                                                                                                                                 |           |             |
| <b>Conditions</b>                           | n/a                                                                                                                                                                                                             |           |             |
| <b>Notes to applicant</b>                   | None                                                                                                                                                                                                            |           |             |
|                                             |                                                                                                                                                                                                                 |           |             |
| <b>Parish comments</b>                      | Object – the tree appears to not be diseased or a danger to any property, neither is it on the applicant's land.                                                                                                |           |             |
| <b>Public objection/<br/>support</b>        | Support                                                                                                                                                                                                         | Objection | Observation |
|                                             | 0                                                                                                                                                                                                               | 0         | 0           |
| <b>Objection/ support<br/>consideration</b> | The Parish comments have been noted. With reference to the comment about the tree not being located on the applicant's land, it is not a requirement of application that the tree has to be owned by applicant. |           |             |