

Eastleigh Borough Council Tree Preservation Order and Conservation Area Assessment Form

Application Number	T/25/98999				
Surveyor	AM				
Address	To rear of 12 MALLETT CLOSE, HEDGE END, SOUTHAMPTON, SO30 2NH				
Proposed work	1no. Oak (T1, originates from land behind rear boundary) - Crown reduction by up to 3.5 - 4m in height & prune back laterals overhanging the garden by up to 3m. No cut to exceed 100mm. A number of branches have fallen into garden over time (some quite significant in size) this represents a significant risk to people using the garden. The branches that fall are often dead, suggesting the health of the tree may be in question in parts.				
Assessment Date	29 th April 2025				
Officer comments	The application oak is protected by TPO ref: 114-E, within area classification A1. This TPO was confirmed 4th February 1986. The tree stands within Bottom Copse/Bushy Copse SINC, an EBC-managed woodland immediately to the southeast of Mallett Close. It measures approx. 30m wide but is becoming rather gappy. The woodland is publicly accessible, with a footpath running parallel to the fence-line. I understand the land to the south of the woodland is to be developed to residential. I've estimated the tree to measure approx. 18m tall and with a stem diameter of approx. 60cm dbh. The stem is clad in ivy. Health seems reasonable; it was coming into leaf at the time of site visit. Branches overhang the rear garden of 12 Mallett Close by approx. 5-6m. The proposal is to reduce the height and spread of the tree. This is on the basis that the tree has shed branches into the garden and poses a risk to users of the footpath. At the time of site visit, no issues of this nature were noted. Height reduction would visibly erode the woodland further, leading to less separation between existing and future development. Reduction of overhang would not be particularly noticeable to the public except from immediately adjacent to the tree. The actual impact to amenity in this respect would be low. As such, reduction of overhang / implementing of common law rights is acceptable.				
Decision	Consent	Refuse	Part consent/ Part refuse	Withdrawn / Invalid	Conservation Area
					Raise no objection TPO
			X		

Decision notice	Refuse: 1no. Oak (T1, originates from land behind rear boundary) - Crown reduction by up to 3.5 - 4m in height Reason: The proposed reduction in height has not been adequately justified within the application. There are no arboricultural reasons to carry out this work. Reducing the height of the tree will deteriorate the wooded boundary between Mallett Close and the land to the south. Grant: 1no. Oak (T1, originates from land behind rear boundary) - Prune back laterals overhanging the garden by up to 3m. No cut to exceed 100mm.		
Conditions	BS3998		
Notes to applicant	Informative: A grant of permission does not permit access onto neighbouring land. Eastleigh Borough Council will not permit access to its land for the purpose of implementing any works specified within this application.		
Parish comments	Objection to reduction in height. No objection to remainder.		
Public objection/ support	Support	Objection	Observation
	0	0	0
Objection/ support consideration	None received.		