

Eastleigh Borough Council Tree Preservation Order and Conservation Area Assessment Form

Application Number	T/25/98807
Surveyor	AM
Address	BRACKENRIDGE, 4 OAKHURST WAY, NETLEY ABBEY, SOUTHAMPTON, SO31 5AY
Proposed work	1no. Oak (T1) - Remove large limb extending to the North, over drive of property" Tobermar". Remove 3 lowest limbs growing out over the garden of 4 Oakhurst. General Maintenance & removing branches that could pose a threat & blocking light. 1no. Oak (T2) - Fell. Has a one sided crown structure over the adjacent garden due to being dominated by T1.
Assessment Date	4 th February 2025
Officer comments	Woodland TPO ref: 209-E protects trees at this site. Both trees in this application are clearly visible to the public from St Mary's Road, forming the edge of a wooded area and providing pleasant surroundings to passers- by. The site is on the edge of the (non-statutory) Spear Pond Gully Site of Importance for Nature Conservation (SINC). This is designated as "<i>other woodland where there is a significant element of ancient semi-natural woodland surviving or supporting some characteristics of ancient woodland</i>". The application trees are mature oaks, therefore native species that one would associate with this designation. T1 is a large, mature specimen estimated by eye to be 20m tall x 100cm dbh. The physiological condition is reduced, with some gaps in the canopy and a small number of dead branches. It has a modest amount of ivy growing up the stem and into the crown. Ivy does not indicate physiological decline nor compromise structure at this stage. The Applicant proposes to remove the lowest branch growing over the driveway of Tobermar (residential property opposite side of St Marys Road, to north of tree) and to remove the three lowest limbs over the garden of 3 Oakhurst Way (south side of the tree). The applicant states that this is for general maintenance purposes, removing branches that could pose a threat and which are blocking light. The branch growing over the driveway of Tobermar measures some 35cm diameter just outside of the branch collar. It extends approx. 10m across St Marys Road and over the front paved area of the property. Branch tips hang to approx. 3m above ground level, a few metres forward of a garage

	block. The removal of this branch would leave a large wound which a tree of this maturity would struggle to occlude. This could lead to the exposed heartwood becoming colonised by wood decay fungi, over time compromising its structure. No advice has been provided which explains why this branch could pose a threat. It is assumed that the blocking of light refers to the property to the north, Tobermar. The nearest part of this property is a pair of relatively recently constructed garages, although a conservatory is set further back/to the north-west. The branches growing over the rear garden of 4 Oakhurst Way measure approx. 6-7m long x 15-20cm diameter just outside the branch collars. Again, no advice has been provided to explain why these may pose a threat. Their position to the north of 4 Oakhurst Way is such that they cannot cast shade to the garden beyond the ground immediately beneath them. Their removal has not been justified. T2 is a small, mature specimen estimated by eye to be 8m tall x 50cm dbh. It grows beneath the dominant tree, T1, resulting in it having naturally adopted an asymmetric form. The proposal is to fell T2, stating that the tree has a one-sided crown structure. Although by no means a high quality tree, this is a typical component of the woodland SINC. It stands at the point that the character of the land transitions from obviously urban to semi-rural and wooded. The loss of this tree would negatively impact on public, visual amenity as well as eroding the edge of the SINC.					
Decision	Consent	Refuse	Part consent/ Part refuse	Withdrawn / Invalid	Conservation Area	
					Raise no objection	TPO
		X				
Decision notice	REFUSE PERMISSION: 1no. Oak (T1) - Remove large limb extending to the North, over drive of property "Tobermar". Remove 3 lowest limbs growing out over the garden of 4 Oakhurst. 1no. Oak (T2) – Fell. Reasons for Refusal: 1. The proposed work to T1 and T2 would be harmful to the amenity and appearance of the semi-rural character of St Marys Road. The impact would be both immediate (removal of T2) and also long-term because of the introduction of significant wounds, against recommendations in British Standard 3998, and subsequent potential for decay entry (T1).					

	2. It has not been suitably demonstrated that the proposed work is justified, through the submitted supporting reasons for the proposed work. Thus, the requirement for the proposed work does not outweigh the impact on the amenity. There is no explanation why any of the branches proposed to be removed pose an elevated risk or how they contribute to shading; it has not been suitably demonstrated that the asymmetric crown of T2 results in an elevated risk.		
Conditions	N/A		
Notes to applicant	The removal of dead branches is exempt from application and may be carried out at any time. The severance of ivy does not require an application.		
Parish comments	HPC Members agreed to concur with the Arboriculturalist at Eastleigh Borough Council.		
Public objection/ support	Support	Objection	Observation
	1	1	0
Objection/ support consideration	The support and objection comments have been taken into consideration during the decision-making process. Neighbour who expressed their support considers T1 a threat to their property and notes that ivy is growing on it. Neighbour who expressed their objection noted T1 has not been reduced in the past 30 years, T2 fell proposal is caused by the applicant's intention to apply for a planning permission to build another property.		