

MRS VANESSA CONDYLLIS
5 BRUNEL CLOSE
HEDGE END
SOUTHAMPTON
SO30 2TA

Application	T/25/99990
Please ask for	Tree Officer
Direct dial	023 80688000
Working hours	Mon to Fri 8:30am to 5pm
Email	trees@eastleigh.gov.uk

Friday 17 October 2025

**The Town and Country Planning (Tree Preservation) (England) Regulations 2012
The Town and Country Planning Act 1990**

Application No. T/25/99990

In pursuance of their powers under the above Act and in accordance with your application received on Monday 1 September 2025 the Council, as Local Planning Authority hereby **Refuse Tree Consent For** the following :

Description:	2no. Oak - Remove both trees & to replant with wildlife-friendly native tree. Trees regularly drop large branches, creating a risk of serious injury, acorns cause a slipping hazard. Trees have grown to a size that block a significant amount of light to the house & garden. Shading has contributed to dampness inside the property, Trees have clearly outgrown the available space in the garden. Their size & spread pose an ongoing risk to the property, neighbouring boundaries & safe use of the outdoor space.
Site:	5 BRUNEL CLOSE, HEDGE END, SOUTHAMPTON, SO30 2TA

For the following reasons:

- 1 REFUSE PERMISSION: 2no. Oak - Remove both trees & to replant with wildlife-friendly native tree.

REASONS FOR REFUSAL:

1. The application oaks are large, mature, native specimens capable of providing long-term benefit in terms of public, visual amenity. For this reason, justification for felling should be suitably evidenced. Branch shedding in mature trees is a natural process, one that can often be pre-empted by observing

changes in the tree e.g. premature browning off of leaves or obviously dead branches (of which several were noted at the time of our inspection). The removal of dead branches is exempt from application and may be carried out at any time. Should you consider that the tree presents an unacceptable risk to people or property, you are strongly recommended to seek independent arboricultural advice e.g. from the Institute of Chartered Foresters (<https://icf.datawareonline.co.uk/Directory-of-Consultants>) or the Arboricultural Association (<https://www.trees.org.uk/Registered-Consultant-Directory>).

2. Seed-fall is not generally considered to be sufficient justification to fell significant amenity trees. It is an annual, natural occurrence which is part of life living amongst established trees.

3. It is accepted that the position of these large trees to the south of the building will cause large amounts of shade. It is also noted that the branch tips are close to the property. This situation can be improved by selective pruning to increase separation from the building and by crownlifting over the gardens. This will not provide complete relief but will improve the current situation, without requiring either tree be felled. An acceptable specification for this will be stated below and but you will need to make a further application before carrying out this work.

2 INFORMATIVES:

1. The removal of dead branches is exempt from application and may be carried out at any time.

2. The severance of ivy does not require an application.

3. The following work will be acceptable, subject to a further application being made:

2no. Oak – Selectively prune both trees to provide 3m separation from the house. Crownlift both trees to 5m above ground level.

Yours faithfully

A handwritten signature in black ink that reads "N. Parker".

Nicholas Parker
Planning Manager

N.B. See Attached Notes

