

Eastleigh Borough Council Tree Preservation Order and Conservation Area Assessment Form

Application Number	NC/25/100541
Surveyor	AM
Address	THE COTTAGE, STATION ROAD, BURSLEDON, SOUTHAMPTON, SO31 8AA
Proposed work	1no. Yew - Reduce tree by 2m all around. After the work the tree will measure approximately 18m high and 9m wide. Currently measures about 13m width and 20m height. To improve air circulation and allow sunlight to reach all parts of the tree by reducing the tree by a third and thinning the inner canopy by 20%. To maintain health of tree and contain its size as it is very close to the house. The base is 3m from the house and two sides of the canopy overhang the house.
Assessment Date	23 rd January 2026
Officer comments	The notification yew is protected by virtue of its location within the Old Bursledon Conservation Area. This protects all trees with a stem diameter greater than 75mm at 1.5m above ground. As per the proposal, the tree measures approximately 20m tall and has a crown spread of 13m. It is visually health and shows signs of previous pruning on the house side. Regrowth is short but dense. Although located to the rear of the house, it is elevated slightly and is clearly visible from Station Road and the station itself. It provides good benefit in terms of public amenity and is an asset to the Conservation Area. The proposal is to reduce the height and spread by 2m and to crown-thin what remains by 20%. This would severely compromise the form and health of this tree, removing a substantial amount of foliage/twigs. The tree is near the house, a matter of 3m between the tree and the building. It is considerably taller than the house and partially growing over the roof. It would be reasonable to prune it to provide a few metres separation. The following photographs show the tree from various locations from the public highway...



Viewed from train station car park



Viewed from Station Road



Viewed from Station Road



Viewed from Station Road

Considering the tree in terms of TEMPO...

Part 1 Amenity Assessment

- a) Condition/Suitability – Fair/satisfactory condition; 3 points – Scored down due to close proximity to building limiting tree achieving optimum form and in recognition of future maintenance needs;

	b) Retention span – 100 years+, Highly suitable; 5 points – Long-lived species in good health and which can be prevented from outgrowing position by pruning; c) Relative public visibility – Large tree; 4 points – Visible to public from Station Road, the train station and surrounding public rights of way. Scored down as is in rear garden, partially screened by house. Viewed against a verdant backdrop so not prominent; d) Other factors – No special factors; 1 point. Subtotal: 13 points Part 2 Expediency Assessment Immediate threat to tree by s211 notice; 5 points. <u>Total: 18 points <i>Definitely merits TPO.</i></u> An email sent to the Applicant on 26th January requesting withdrawal of the s211 notice has not been responded to. As such, the threat to the tree remains. Written approval to make a TPO has been given by the Service Director of Neighbourhoods and Green Spaces.					
Decision	Consent	Refuse	Part consent/ Part refuse	Withdrawn / Invalid	Conservation Area	
					Raise no objection	TPO
						X
Decision notice	Objection					
Conditions						
Notes to applicant						
Parish comments	None.					
Public objection/ support	Support		Objection		Observation	
	0		0		0	
Objection/ support consideration	None received.					