

Application ref: 2023/4021/T
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Sedgwick UK Ltd.
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Dear Sir/Madam

DECISION

Town and Country Planning Acts 1990 (as amended)

OBJECTION TO SECTION 211 NOTICE OF WORKS TO TREE/S IN A CONSERVATION AREA

Address:

65 Canfield Gardens
London
NW6 3EA

Description:

FRONT GARDEN: 1 x Lime (T1) - Fell to ground level and treat stump with eco plugs.

The Council has considered your notification of intended works to trees dated 25 September 2023 and decided to **OBJECT** for the following reasons:

Reasons for objection:

- 1 The s.211 notification is for the removal of a lime tree from the front garden of a residential property that is situated within the South Hampstead Conservation Area. The notification has been submitted by a loss adjuster as the tree is allegedly contributing to property damage.

This large mature lime tree is highly visible from the public realm and significantly contributes to the character and appearance of the conservation area. The tree is visible from Canfield Gardens and Fairhazel Gardens. The tree is one of the largest tree in the area, it is considered its loss would cause significant harm to the character of the conservation area. The tree provides a high level of amenity to the public.

The tree appears to be in at least fair condition and to have a long, safe useful

life expectancy.

The documents submitted with the s.211 notice allege that the tree is contributing to property damage. No crack or level monitoring data has been submitted to demonstrate that the movement is seasonal and therefore vegetation related. The Engineering Appraisal Report submitted with the notification states that "crack and level monitoring have been established and reading will be taken at regular intervals."

The consultations responses demonstrate that there is significant local support for the retention of the tree.

It is considered that the documents submitted do not demonstrate that the lime tree is contributing to the damage. A tree preservation order has been served to protect the amenity the tree provides and the character and appearance of the conservation area.

The council has objected to the proposed works.

A Tree Preservation Order has been served on the tree/s and no work should be carried out without the prior consent of the Council.

Yours faithfully



Daniel Pope
Chief Planning Officer

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