

Application No:	Consultees Name:	Received:	Comment:	Response:
2024/0563/T	E.Peel	28/02/2024 14:47:06	OBJ	<p>Re: Planning Application 2024/0563/T Comments/Objection</p> <p>Rear Garden: 1 x Plum (T1) - Fell to ground level. 1 x Lime (T2) - Reduce height by 7m down to main fork. 1 x Lime (T3) - Reduce height by 7m to match the final height of T2.</p> <p>I would like to make the following comments (for T2 & T3) /objection (for T1) regarding 2024/0563/T at 172 Goldhurst Terrace. I will separately send some photos to help explain various points.</p> <p>1) The proposal to reduce the height of the two lime trees (T2 & T3) is welcome in principle, as these have not been subject to tree management actions, such as crown/height reductions, for many years. They have consequently grown too high for their immediate surroundings and thereby thrown much of the garden at the rear of the subject property (14 Aberdare Gdns) into shadow (even in high summer) as they occupy the southern aspect as viewed from that garden.</p> <p>However, T2 & T3 do form part of a very important green band of trees and shrubs along the rear boundaries of gardens in Goldhurst Terrace/Aberdare Gdns. This is recognised as a significant feature, typical of the South Hampstead Conservation Area, and requiring protection, by Camden's Conservation Area Appraisal document for the SHCA. This includes the following statements:</p> <p>'5.23 tree cover should be extended & enhanced where possible for reasons of wildlife habitat, amenity value, sense of well-being & place, filtering & absorbing harmful gases, lowering dust & noise levels etc.</p> <p>5.24 The general canopy/tree character of the conservation area is largely formed of continuous bands of trees spanning rear gardens with intermittent tree cover in front gardens. The general level of tree cover in the conservation area is relatively high and comprised of a wide range of sizes and species. Trees in front gardens provide a very important landscape and streetscape function and this is especially true where street trees are not present. Vistas/views down tree lined streets often provide continuity within the streetscape with varying colours and textures. These important landscape features of the conservation area require both protection and enhancement where possible.</p> <p>5.25 Views along rear garden vistas and into areas of dense tree cover are characteristic of the conservation area and should be protected. Views of mature trees between buildings from the public highway provide a sense of space and openness and give the impression of properties with large rear gardens'</p> <p>In the garden immediately to the rear of the subject property (14 Aberdare Gdns.) there are three further tall Lime trees evenly-spaced along the rear boundary, that were themselves significantly crown/height reduced in 2023 (see Planning Application 2023/1323/T), by around 2.5m all round.</p> <p>These 3 Lime trees, as well as T2 & T3, form a relatively symmetrical grouping of similar trees and can clearly be seen from at least 15 to 20 dwellings in both streets. In order to preserve this pleasing symmetry that forms a part of the green band of trees at the rear of both sets of gardens, it is requested that T2 & T3 be reduced in height only to approximately the same level as the 3 trees in the garden of 14 Aberdare Gdns.</p> <p>It may be that this therefore requires less than a full 7m height reduction off each of T2 & T3, and it should be noted that T3 is actually somewhat taller than T2, so T2 itself needs less height reduction than T3. So</p>

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consent needs to be given with the condition that T2 & T3 are not reduced in height below the heights of the 3 Lime Trees immediately behind in the garden of 14 Aberdare Gdns. Photos illustrating this will be provided separately.

2) As regards the Plum Tree (T1) (thought to be a Purple Leaf Plum – *Prunus Cerasifera* 'Nigra'), the felling of this to ground level is strongly Objected-to.

This is a good, and well-shaped, specimen of some 8m in height, with a trunk of at least 30-40cm in diameter that is apparently in very good health. No evidence is provided in the application of the alleged 'extensive decay at the base'. On the contrary, it bursts into magnificent blossom without fail in the early Spring of every year, and invariably sports vibrant and luxuriant dense purple/copper-coloured foliage in the late-Spring to Autumn months every year.

Photos will be separately provided that attest to its apparent and visible good health.

This attractive tree, although lower than T2 & T3, can probably be seen from the rear of at least 12 dwellings in the two streets and provides further welcome visual amenity, biodiversity and habitat for wildlife.

It has, however, not been managed recently and could benefit from some modest crown reduction and removal of ivy growth up the first couple of metres of its trunk.

Noting sections 5.23 to 5.25 of the Conservation Area Appraisal document (quoted above) as well as section 13.85 as follows:

13.85 the Council will generally resist removal of trees unless dead/dying or dangerous causing damage to buildings or not considered to be of visual or wildlife importance. Unsympathetic pruning will also be resisted,

I would ask that permission not be granted to fell this attractive tree. Instead it should be brought under more regular management, and the issue of a TPO should be considered if necessary.

The threatened loss of yet another tree in the Conservation Area, and one which is so visible and enjoyed by many neighbours and provides wildlife habitat, would be of detriment to the environment. I would also like to observe that a Camden Trees officer fairly recently (in 2021) most unfortunately gave permission for 3 tall and mature Lime trees along the rear boundary to be completely felled in the almost adjacent garden at 16 Aberdare Gardens (see 2020/4965/T), so we have already lost a huge amount of tree cover and wildlife habitat/biodiversity in the immediate vicinity, and no replacement planting appears to have been done. This all contravenes the requirements of the Conservation Area Appraisal document with regard to safeguarding of trees, as quoted above.

Thank you.

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