

# Delegated Report

**Officer**

Liam Vincent

**Application Number(s)**

2024/0563/T

**Application Address**

172 Goldhurst Terrace, London NW6 3HN

**Proposal(s)**

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.

**Recommendation(s):****No Objection to Works to Tree(s) in CA****Application Type:****Notification of Intended Works to Tree(s) in a Conservation Area****Consultations****Adjoining Occupiers:**

No. notified

**12**

No. of responses

**1**

No. of objections

**1****Summary of consultation responses:**

The council received one response, which can be summarised as follows:

- 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. 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.
- 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.
- As regards the Plum Tree (T1)...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.

**CAAC/Local groups\* comments:**

\*Please Specify

None received.

## Assessment

A s.211 notification has been received to carry out works to three trees in the rear garden of a residential property that is situated within the South Hampstead Conservation Area.

The proposed works are to remove a Plum tree due to decay at the base and to reduce two Lime trees.

In response to the objection received, the Plum tree has a large Ganoderma fungal bracket at the base (as reported by the agent and just visible under the ivy in the photo submitted as supporting evidence) which although would not affect the crown growth, would be indicative of a structural defect.

The Council cannot insist upon certain maintenance operations. It should be noted that the reduction of the Lime trees should help promote retention rather than removal in the long term.

Furthermore, the trees are of very low / negligible visibility from a public place, not of a rare species, or of no known cultural or historical value.

It is not expedient for the Council to serve a tree preservation order to protect the tree.

The Council does not object to the proposed works.