


*Nicola Scott-Francis  
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London, NW1 7ET*



Planning Trees  
5 Pancras Square  
London, NIC 4AG

PLANNING APPLICATION: 2024/4405/T

My name is Nicola Scott-Francis, a resident living in Upper Maisonette, 141 Arlington road, London NW1 7ET. For the following reasons below. I strongly object to the renewed application by Central and Cecil Housing Association insurer's to fell the trees resulting in the loss of two important mature trees in the large green space bounded by Albert Street North, Parkway, Arlington Road and Delancey Street.

The main reasons for objecting to this new application are the same as those put forward in the May 2022 application, added to this no new evidence has been provided to support the claim the roots of these trees are causing subsidence in the property. This application was refused planning permission to go ahead and fell the trees and Tree Preservation Orders were put in place. However, we have recently discovered that these TPO's were never confirmed. These need to be confirmed immediately.

- **Conservation area**

These trees are in a conservation area and therefore listed. They appear to be in good health.

- **Biodiversity and Air Pollution**

Too many mature trees in Camden have been and continue to be felled, many to enable the construction of the HS2 railway. Street trees are often pollarded. It is therefore imperative that these trees are preserved to provide natural habitats for birds and insects. Their canopies are also essential for combating air pollution which has been shown to be extremely high because of heavy traffic in Parkway and Delancey Street. In the absence of public gardens, these trees contribute to an important "green lung" in this residential area.

- **Carbon Sequestration**

Both species are Category A carbon credit species trees (see Barcham's "Top Trunks" carbon sequestration guide). Camden has declared a climate emergency and should not be permitting the release of this carbon as a consequence.

- **Structural Issues**

Removal of mature trees such as these often cause more damage to structures due to heave than any initial subsidence has caused. Retention with careful management would be the correct solution in the vast majority of cases on clay soils.

- **Visual Amenity**

Although the trees in question can only be glimpsed externally they can be seen from over 45 dwellings and are therefore of considerable value as a public visual amenity.

We were horrified to discover that the TPO's were never confirmed and urge you to confirm these immediately. Please notify me of the further developments on the application.

Regards  
Nicola Scott-Francis