

**Our Ref: 47366**

**Statement of Reasons for Tree Preservation Order Application to  
fell Sycamore tree T1 and Sycamore tree T2 at:  
The Lord Stanley Public House, 51 Camden Park Road, London NW1 9BH  
Tree Preservation Order Ref: TPO C10**

1. The above tree works are proposed as a remedy to the differential foundation movement at the insured property and to ensure the long-term stability of the building.
2. The above tree works are proposed to limit the extent and need for expensive and disruptive engineering repair works at the insured property. In this instance the estimated repair costs are likely to vary between **£20,000** and **£70,000**, depending upon whether the trees can be removed or have to remain.
3. The above tree works are proposed to limit the duration of any claim period and therefore allow the landowner their right to the peaceful enjoyment of their property.
4. It is the case that an alternative to felling such as pruning or significant 'pollarding' of the tree would not provide a reliable or sustainable remedy to the subsidence in this case. We do not consider that any other potential means of mitigation, including root barriers, would be effective or appropriate in the circumstances.
5. I consider that in this specific instance the planting of two container grown Persian Ironwood trees of 10-12cm stem diameter, at a location adjacent to the boundary wall would be suitable replacements. These are to be planted within large containers to prevent similar damage occurring to the wall and property.

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