

2010/1017/T

Application for tree works: works to trees subject to a preservation order (TPO)
and/or notification of proposed works to trees in conservation areas (CA).

Town and Country Planning Act 1990

Publication of planning applications on council websites

Please note that with the exception of applicant contact details and Certificates of Ownership, the information provided on this application form and in supporting documents may be published on the council's website.

If you have provided any other information as part of your application which falls within the definition of personal data under the Data Protection Act which you do not wish to be published on the council's website, please contact the council's planning department.

Please complete using block capitals and black ink.

It is important that you read the accompanying guidance notes as incorrect completion will delay the processing of your application.

1. Applicant Name and Address

Title:		First name:	
Street name:			
Company (optional):	WESTFIELD MANAGEMENT LTD		
Unit:	House number:	House suffix:	
House name:			
Address 1:	15 KIDDERPORE AVE.		
Address 2:			
Address 3:			
Town:	LONDON		
County:			
Country:			
Postcode:	NW3 7SG		

2. Agent Name and Address

Title:	MR	First name:	SIMON
Last name:	STORROWS		
Company (optional):	ST STORROWS ASSOC.		
Unit:	House number:	House suffix:	
House name:	SAVORNAGE BARN		
Address 1:	STORROW COMMON		
Address 2:	GRANT BOULYAN		
Address 3:			
Town:	MARLBOROUGH		
County:	WILTS		
Country:			
Postcode:	SN8 3LL		

Unit: House number: House suffix:

House name:

Address 1: **15 KIDDERPORE AVE**

Address 2:

Address 3:

Town: **LONDON**

County:

Postcode (if known): **NW3 7SG**

If there is not a full postal address, describe as clearly as possible where it is (for example, 'Land to the rear of 12 to 18 High Street' or 'Woodland adjoining Main Road') or provide a grid reference:

Easting: **525 393**

Northing: **185 756**

Description:

**LOADING HOARSE CHESTNUT
OUTSIDE ENTRANCE TO
APARTMENTS, LOADING
OVER KIDDERPORE AVE**

Title: First name:

Last name:

Company (optional):

Unit: House number: House suffix:

House name:

Address 1:

Address 2:

Address 3:

Town:

County:

Country:

Postcode:

Telephone numbers

Country code: National number: Extension number:

Country code: Mobile number (optional):

Country code: Fax number (optional):

Email address (optional):

5. What Are You Applying For?

Are you wishing to carry out works to tree(s) in a Conservation Area (CA)? ☒ Yes ☐ No

Are you seeking consent for works to tree(s) Subject to a Tree Preservation Order (TPO)? ☐ Yes ☐ No

6. Tree Preservation Order Details

Do you know the title of the Tree Preservation Order (TPO)? ☐ Yes ☐ No

If Yes, please provide the title of the TPO:

7. Identification Of Tree(s) And Description Of Works

Please identify the tree(s) and provide a full and clear specification of the works you want to carry out. Enter the species of the tree(s) and include a sketch plan showing position(s) of the tree(s) in relation to buildings, named roads and boundaries.

If the trees are protected by a TPO, if possible please number them as shown in the First Schedule to the Tree Preservation Order (for example T3 Oak; two Beech and one Birch in G2; seven Ash in A1; sycamore in W1).

Trees and proposed works:

15 KIDDERPORE AVE

MAIN ENTRANCE

TREE

You might find it helpful to consult a tree surgeon to clarify what needs to be done.

Please state the reference number you have given the plan:

8. Trees - Reasons For Works

This section only needs to be completed if you are seeking consent to trees under a Tree Preservation Order (TPO)

Please state the reasons for carrying out the proposed works on the tree(s):

SAFETY - PCOAS 508
REPORT ATTACHED

Please indicate whether the reasons for carrying out the proposed works include any of the following. If so, your application must be accompanied by the documents specified.

Health or safety of the tree(s) - e.g. it is diseased, fears that it might break or fall:

☒ Yes

☐ No

If Yes, information required - report by a tree professional (e.g. arboriculturist, horticultural adviser).

Alleged subsidence damage:

☐ Yes

☒ No

If Yes, Information required: Full report by an engineer or surveyor, together with one from a tree professional - to include date description of property damage; sub-soil type and shrinkage potential; location of any roots found and their identification; history of ground and building movement through a distortion survey and/or level or crack monitoring over suitable period; other vegetation in the vicinity and its management since discovery of the damage.

9. Trees - Additional Information

Are you providing additional information in support of your application?

☒ Yes

☐ No

If Yes, please provide the reference numbers of plans, documents, professional reports etc in support of your application:

SJ STEPHENS Assoc LTD

REPORT DATED 9/2/2010

Please use this checklist to ensure that the form has been completed correctly and that all relevant information is submitted. For works to trees protected by a Tree Preservation Order, failure to supply sufficiently precise and detailed information may result in your application being rejected or delay in dealing with it. In particular, you MUST provide the following:

3 copies of a completed and dated application form. ☒

3 copies of a sketch plan showing the location of all tree(s). ☒

3 copies of a full and clear specification of the works to be carried out. ☒

3 copies of a statement of reasons for the proposed work. ☒

- evidence in support of statement of reasons. In particular, you should provide:

3 copies of a report by a tree professional (e.g. arboriculturist or horticultural adviser) if your reasons relate to the health and/or safety of the tree(s). ☒

3 copies of a report by an engineer or surveyor, together with one from a tree professional (arboriculturist) if you are alleging subsidence damage. ☐

For works to trees in conservation areas, it is important to supply precise and detailed information on your proposal. You may, therefore, wish to provide the following:

3 copies of a completed and dated form, with all questions answered. ☒

3 copies of a sketch plan showing the precise location of all tree(s). ☒

3 copies of a full and clear specification of the works to be carried out. ☒

Whether the trees are protected by a TPO or in a conservation area, please indicate which of the following types of additional information you are submitting (3 copies of each need to be provided):

- photographs. ☐

- report by a tree professional (arboriculturist) or other. ☒

- details of any assistance or advice sought from a Local Planning Authority officer prior to submitting this form. ☐

11. Declaration - Trees

I/we hereby apply for consent/give notice as described in this form and the accompanying plans and additional information.

Signed - Applicant:



Or signed - Agent:

Susan Stephens

Date (DD/MM/YYYY):

15/02/2010 (date cannot be pre-application)

12. Applicant Contact Details

Telephone numbers

Country code: National number: 01624 871862 Extension number:

Country code: Mobile number (optional): 07831 341857

Country code: Fax number (optional):

Email address (optional):

13. Agent Contact Details

Telephone numbers

Country code: National number: 01624 871862 Extension number:

Country code: Mobile number (optional): 07831 341857

Country code: Fax number (optional):

Email address (optional):

Susan@sjstephens.co.uk



SJ Stephens Associates

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Arboricultural Report

**- on the condition of a mature Horse
Chestnut (T27)**

At:-

Westfield
15 Kidderpore Avenue
London
NW3 7SG

On behalf of:-

Faraday Property Management
3rd Floor South
17/21 Emerald St
London
WC1N 3QN

Prepared by:

Simon Stephens MA Oxon, Dip
Arb(RFS), MArborA, C Env.
Email: simon@sjstephens.co.uk

Inspection Date: 3rd February 2010

Report Date: 9th February 2010

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- 1 BACKGROUND
- 2 INSPECTION DETAILS
- 4 PROPOSALS

Appendices

- A Site Plan
- B Site photos

1 BACKGROUND

- 1.1 Tree inspection was undertaken, and this report has been prepared, by Simon Stephens MA Oxon, Dip Arb (RFS), MArborA, a Registered Consultant with the Arboricultural Association, with over 20 years relevant experience.
- 1.2 Residents at Westfield have become increasingly concerned about the safety of a mature Horse chestnut - T27 on the plan included as appendix A. Simon Stephens therefore met Michael Barnett on site on 3rd February to inspect the tree and consider options.
- 1.3 Previous survey notes from annual surveys are as follows:
 - 03.04.08 : Main stem leans to east and bifurcates at 2.4m. Main stem is growing into brick wall to east. Water filled cavity to west at 2m just below the fork, with at least 400mm decay, stretching down into main stem. Further cavity at 3.5m in northern stem.
 - 23.04.08: Internal Decay Detection undertaken.
 - 13.03.09: 30% crown reduction completed during 2008. Comparison with photo take in april 2008 shows that the lean of the tree has not increased. A brick wall is out of line - photos taken to be able to compare if this is increasing in future. Minor diagonal crack in wall seem.
- 1.4 Internal decay detection scans using Sonic Tomography were undertaken in April 08 by RGS Tree Services, who concluded, as follows:
 - In the first tomogram, taken at 1.2m from ground level. a significant area of decayed wood (36%) exists in the central and western half of the stem section. There also appears to be a lack of any sound wood on the western periphery.
 - In the second tomogram taken at 0.2m below the base of the cavity indicated in the preliminary survey data, the stem section was sound.
 - We would conclude from these results that the cavity is of no structural significance, whereas the decay in the lower part of the stem is likely to originate at ground level or thereabouts, and in this respect we would suggest that in view of the lean of the stem and the size of the crown, there is a moderate risk of stem failure.
 - We would thus recommend that this risk is mitigated by a targeted crown reduction, followed by a further decay detection test within 4 years.

- 1.5 A crown reduction was then carried out during summer 2008:

2 INSPECTION DETAILS

- 2.1 The angle of lean was compared to that seen in April 2008, using photos taken from the same spot, which are reproduced in appendix Bi). This shows that the angle has not increased over the last 22 months.
- 2.2 However, given the presence of decay in the main stem, the angle of lean and the high occupancy of the road and pavement under the tree, residents are concerned about the safety of the tree.
- 2.3 Options were discussed on site and it was agreed that it would be prudent to remove a number of branches to reduce weight on the main stem.

3 PROPOSALS

- 3.1 Western stem:
- remove 2 lateral branches at 5m, marked "A" and "B" on the photo included in appendix Bii), back to main stem.
 - reduce lateral above, back to vertical side branch
 - carry out further minor pruning to balance.
- 3.2 Eastern stem:
- remove 3 lateral branches, growing to east over pavement, as shown in the photo included in appendix Bii). The lowest and highest of these should be reduced back to the main stem. The middle lateral should be reduced back to the secondary upright.
- 3.3 All tree work should be undertaken to the standards set out in BS 3998:1989 British Standard recommendations for Tree Work.



Appendix Bi)

