

Alex Hutson
Trees and Landscape Officer
Regeneration and Planning
Culture and Environment
London Borough of Camden
5th Floor
Town Hall Extension (Environment)
Argyle Street
London
WC1H 8EQ

Your ref: TPO C1021
Our ref: 1-38-2741

21st June, 2012

Dear Mr. Hutson,

Re: 18, Belsize Park Gardens, NW3 4LH

The Town and Country Planning (Tree Preservation)(England) Regulations 2012

I am informed by my client, and note from the documents supplied by them that the London Borough of Camden has made, on 13th June, 2012 a provisional Tree Preservation Order, no. C1021, in respect of trees at the above property. The trees in question are two London planes sited to the front of the property.

I made an inspection on 1st March 2011. I have formed the view from this inspection and consideration of technical documents supplied that there are good and overriding reasons that make the imposition of a Tree Preservation Order in these circumstances unjust and inappropriate. My clients, 18 Belsize Park Gardens Management Ltd, accordingly hereby register their formal objection under Reg.6 of TCP (Tree Preservation) (England) Regulations 2012 to the imposition of the Order on the following grounds:

1) The making of the Order is not in the interests of a general public amenity.

The trees provide at best, a very limited public amenity. They were pollarded on 11th June, 2012 under a valid section 211 notice. (I have not visited the site since the pruning.)

Registered Consultant of the Arboricultural Association
John Cromar, Dip. Arb. (RFS), F.Arbor A.



Company Registration No. 5195523. Registered in England and Wales.
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LIMITED

SUITE 6D,
BRITANNIA HOUSE,
LEAGRAVE ROAD,
LUTON, BEDS.,
LU3 1RJ



2) The trees are unsuitable for the location.

The trees are causing subsidence damage to the front steps and bay window area of the structure via soil drying. My clients feel aggrieved that they should be now burdened with an Order that will effectively limit their right as owners to follow a reasonable course of action, and remove the trees. Pollarding cannot be considered an entirely reliable way of controlling soil drying.

3) The trees may cause damage to a wall.

Sections of both parts of the front wall of the garden are very close to the trees. The walls are within the zone of proximity to trees indicated by BS 5837:2012 as at high risk of direct damage by expansion of major roots and stem base. Damage to the wall is inevitable as the trees mature.

4) For the above reasons my clients strongly object to the imposition of a T.P.O. in this case.

5) My clients would be prepared to consider planting a suitable replacement tree at a location to be agreed.

6) On behalf of my clients I respectfully request you not to confirm the T.P.O. in respect of these trees.

I look forward to hearing from you at your early convenience. You may wish to contact me via e-mail on this matter.

Yours sincerely,

A solid black rectangular box used to redact the signature of John C. M. Cromar.

John C. M. Cromar