

northlondontrees.com
89a Croftdown Road
London
NW5 1EY

Application Ref: **2018/3331/T**
Please ask for: **Tom Little**
Telephone: 020 7974 **6266**

12 September 2018

Dear Sir/Madam

DECISION

Town and Country Planning Acts 1990 (as amended)
Town and Country Planning (Tree Preservation Order) Regulations 1999

PART APPROVAL / REFUSAL OF WORKS TO TREE/S UNDER A TREE PRESERVATION ORDER

Address:
32 Merton Lane
London
N6 6NB

Proposal:
(TPO Ref: C6) FRONT GARDEN: 2 x Lime - Fell

The Council has considered your application dated 16 July 2018 and decided the following:

a) to REFUSE :

(TPO Ref: C6) FRONT GARDEN: 1 x Lime - Fell

Reasons for Refusal

- 1 The lime tree referred to as T2 in the documents submitted with the application would appear to be in good health. It is highly visible from Merton Lane and considered to provide visual amenity and to make a positive contribution to the character of the area. The tree is causing damage to an adjacent wall and entrance arch which is leaning towards the lane. The wall will require rebuilding whether the tree is removed or not. It is recommended that the damaged section



of wall is removed and an assessment made to see whether there is an engineering solution available that would allow the retention of the tree. The application to remove the living lime tree (T2) has been refused to preserve the visual amenity the tree provides and protect the character of the conservation area.

b) to GRANT APPROVAL for:

(TPO Ref: C6) FRONT GARDEN: 1 x dead Lime - Fell

Conditions and Reasons:

- 1 This decision is valid for 2 years from the date of this decision or until the work is completed, whichever is the sooner.

Reason: To allow the Local planning authority to monitor the completion and standards of the work.

- 2 All work shall be carried out in accordance with the relevant recommendations of British Standard 3998: 2010. (Recommendation for Tree Work)

Reason: To ensure the preservation of the amenity value and health of the tree(s).

- 3 Within twelve months of the date of this permission, a lime (*Tilia x europea*) shall be planted as a heavy standard with a girth size of 12-14cms. The ground should be prepared to the standards set out in BS5236:1975. The tree should be suitably staked and tied.

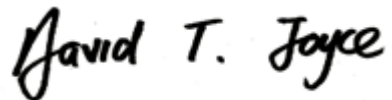
Reason: In order to comply with the provisions of Section 206 of the Town and Country Planning Act 1990 (as amended).

Informative(s):

- 1 Please note that any approval given by the Council does not give an exemption from the requirements to comply with the Wildlife and Countryside Act 1981 (as amended), or any other Acts offering protection to wildlife. Of particular note is the protection offered to bats, birds and their nests from construction works. For further information contact Natural England on 0300 060 4911 or www.naturalengland.org.uk.

If you are unhappy with the Council's decision you may appeal within 28 days of the date of this notice by writing to The Environment Team, Room 4/04, Kite Wing, Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 6PN.

Yours faithfully

A handwritten signature in black ink that reads "David T. Joyce". The signature is written in a cursive style with a large 'D' and 'J'.

David Joyce
Director of Regeneration and Planning

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