

Application ref: 2021/0970/T  
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Date: 15 April 2021

**Development Management**  
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Miss Jenny Ralph  
4 North Court  
South Park Business Village  
Armstrong Road  
Maidstone  
ME15 6JZ  
Kent

Dear Sir/Madam

## DECISION

Town and Country Planning Acts 1990 (as amended)

### **OBJECTION TO SECTION 211 NOTICE OF WORKS TO TREE/S IN A CONSERVATION AREA**

Address:

**130 Greencroft Gardens**  
**London**  
**NW6 3PJ**

Description:

FRONT GARDEN: 2 x Limes (T1 & T2) - Fell to ground level.

The Council has considered your notification of intended works to trees dated 03 March 2021 and decided to **OBJECT** for the following reasons:

Reasons for objection:

- 1 The lime trees are highly visible from the street, they are considered to provide a high level of visual amenity and to make a positive contribution to the character and appearance of the conservation area. The trees appear to be in good condition and have a significant safe useful life expectancy.

The notification alleges that the trees are a contributory cause of clay shrinkage subsidence in the property.

The evidence submitted includes details of the damage occurring and data from trial pits and boreholes. The evidence does demonstrate the presence of live lime roots below the foundations. However, no data from crack or level monitoring has been submitted demonstrating cyclical movement associated with seasonal water uptake by vegetation. The soil is described

as made ground in the trial pit and borehole logs, as stated in the submitted documents this means that some of the tests for soil desiccation are inappropriate and have not been carried out. The data available for assessing the level of desiccation using liquid limit or plastic limit and moisture content is inconclusive. Additionally the drain survey describes the drains as damaged and in need of repair. The possible effects of the damaged drains and made ground have not been adequately discounted.

The evidence submitted at this time does not demonstrate that, on the balance of probabilities, the tree is a contributing to the damage and is therefore considered insufficient to justify the removal of a tree considered worthy of protection by a TPO.

It is recommended that a tree preservation order is served to protect the visual amenity the tree provides and preserve the character and appearance of the conservation area.

**A Tree Preservation Order has been served on the tree/s and no work should be carried out without the prior consent of the Council.**

Yours faithfully

A handwritten signature in black ink, appearing to read 'DPope', is positioned above the printed name and title.

Daniel Pope  
Chief Planning Officer

It is important to us to find out what our customers think about the service we provide. To help us in this respect, we would be very grateful if you could take a few moments to complete our online survey at the following website address: [www.camden.gov.uk/dmfeedback](http://www.camden.gov.uk/dmfeedback). We will use the information you give us to help improve our services.