

Application ref: 2021/2613/T
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Date: 1 July 2021

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Property Risk Inspection Ltd.
2 The Courtyards
Phoenix Square
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Dear Sir/Madam

DECISION

Town and Country Planning Acts 1990 (as amended)

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

Address:

Flat B
47 Greencroft Gardens
London
NW6 3LL

Proposal:

REAR GARDEN: 1 x Locust - Fell to ground level and treat stump.
1 x Hawthorn - Reduce by 4m.

The Council has considered your notification of intended works to trees dated 26 May 2021 and decided to **OBJECT** to the following work:

Side garden: 1 x Locust - Fell to ground level and treat stump.

Reasons for objection:

- 1 The s.211 notification is for a crown reduction of a hawthorn tree and the removal of Robinia (aka black locust) tree from the side garden of a residential property that is situated within the South Hampstead Conservation Area. The documents submitted with the notification allege that the tree is contributing to vegetation-related property damage at the same property.

The proposed crown reduction of the hawthorn is considered not to be harmful to the character and appearance of the conservation area. Hawthorn trees

tolerate pruning well.

The large, 18m+ Robinia tree is highly visible from the public realm and contributes to the verdant character and appearance of the conservation area. The tree is close to the junction of Fairhazel Gardens and Greencroft Gardens resulting in a high level of public amenity and prominence in the streetscape.

The tree appears to be in at least fair condition with a significant safe useful life expectancy.

No level monitoring data has been submitted with notification. As such, the details submitted are not considered sufficient to demonstrate that the Robinia tree is contributing to the property damage.

A tree preservation order has been served to object to the removal of the Robinia tree to protect the amenity the tree provides and 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.

However, the Council would not have any objection to the carrying out of the following works:

Side garden: 1 x Hawthorn - Reduce by 4m.

Informative(s):

- 1 This notice is valid for 2 years from the date of this letter or until the work is completed, whichever is the sooner.
- 2 You are advised that the appropriate standards for tree work are set out in BS 3998: 2010. Failure to ensure that the proposed works are carried out to these standards may result in damage to the tree(s) and may result in legal action by the Council.
- 3 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.

Yours faithfully



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. We will use the information you give us to help improve our services.