

<b>Delegated Report</b>		<b>Analysis sheet</b>		<b>Expiry Date:</b>	19/11/2021
		N/A / attached		<b>Consultation Expiry Date:</b>	
<b>Officer</b>			<b>Application Number(s)</b>		
Nick Bell			2021/4943/T		
<b>Application Address</b>			<b>Drawing Numbers</b>		
39 Eton Avenue London NW3 3EP					
<b>PO 3/4</b>	<b>Area Team Signature</b>	<b>C&amp;UD</b>	<b>Authorised Officer Signature</b>		
<b>Proposal(s)</b>					
REAR GARDEN; 1 x Horse Chestnut (T1) - Fell to ground level by sections.					
<b>Recommendation(s):</b>		Object to notification of intended works to tree(s) in a conservation area.			
<b>Application Type:</b>		Notification of Intended Works to Tree(s) in a Conservation Area			

<b>Conditions or Reasons for Refusal:</b>	<b>Refer to Draft Decision Notice</b>					
<b>Informatives:</b>						
<b>Consultations</b>						
<b>Adjoining Occupiers:</b>	No. notified	<b>22</b>	No. of responses	<b>11</b>	No. of objections	<b>07</b>
			No. electronic	<b>00</b>		
<b>Summary of consultation responses:</b>	<p>The council received eleven consultation responses which are summarised as:</p> <ul style="list-style-type: none"> <li>• Please could you replace the tree if the tree is rotting and dangerous thinking of protecting our planet we need more oxygen which trees provide us with.</li> <li>• Why this beautiful tree is being chopped down?</li> <li>• It is a tragedy this beautiful old tree is being felled. Insisting on a smaller, replacement tree to be planted in it place would at least be something.</li> <li>• This is a beautiful tree, There are 2 horse chestnut trees next to each other at the back of 2 gardens of 39 Eton Avenue</li> <li>• My tree surgeon saw it today and cannot understand why it is being felled. This tree keeps privacy to the back end of the gardens. The two trees together are healthy.</li> <li>• The owner lives abroad</li> <li>• The agent listed on your application appears to be bogus</li> <li>• We recently had all trees on our property surveyed by a professional company, Landmark Tress, and all trees were reported to be completely healthy</li> <li>• It is an important part of the garden landscape and to all appearances it is a beautiful and healthy tree. Preservation of trees is a crucial cause.</li> <li>• These trees are part of our community and should be preserved where possible for the benefit of the whole community.</li> </ul>					
<b>CAAC/Local groups* comments:</b> <small>*Please Specify</small>	<p>The Belsize Society submitted the following comment:</p> <ul style="list-style-type: none"> <li>• For the Belsize Society: insufficient information has been provided to demonstrate that the tree is terminally decayed.</li> </ul>					

## Assessment

The s.211 notification is for the removal of a horse chestnut tree from the rear garden of a residential block that is situated within the Belsize Park Conservation Area.

The large, mature horse chestnut tree is visible from the public realm from Eton Avenue and Merton Rise, and provides a high level of amenity to the public. The tree contributes to the verdant character and appearance of the conservation area. The tree forms part of a green corridor and provides screening between properties. The tree provides habitat potential and helps to combat climate change.

The application states that the main stem of the tree is decayed but no evidence or information relating to this has been included with the submission. The agent was contacted by email and phone numerous times but a response was not forthcoming.

The consultation responses are considered to demonstrate there is local support for the retention of the tree.

It is recommended that the council object to the proposed works and a tree preservation order be served to protect the amenity the tree provides and the character and appearance of the conservation area.