

From: Angela Maguire
Sent: 12 April 2022 13:28
To: Planning
Subject: REF: 2022/1187/T

My name is Angela Maguire . As freeholder/owner of both gardens at 121-123 Arlington Road, NW1 7ET that directly back onto 102-104 Albert Street, I support the felling of both trees.

May I suggest they be replaced with other trees or shrubs more suitable in size and better positioned to provide existing plants the light to grow?

My reasons for felling are as follows:

I believe the trees are self-seeded.

The garden is in a conservation area. These gardens have been neglected and I expect may well continue to be in future.

As an impacted neighbour, it is frustrating to have no influence on how this garden will be maintained and the possible detriment to my property.

Currently, I am unable to take forward plans to replace my shed and summer house with an outdoor garden office at 121-123 Arlington Road due to the proximity to both trees. The species of these two trees are prone to disease, and therefore vulnerable in stormy weather.

Historically, the larger of the 2 trees in Cecil House Garden grew rapidly due to a similar sized tree in our garden falling in the great storm of 1987. This caused significant damage across 3 gardens. Considerable time and expense were involved disposing of the tree and reinstating the boundaries, i.e. walls and fencing. Pictures are available on request.

I have lived in 121 Arlington Road with my late husband since 1979 and have monitored the rapid growth of these trees.

I accept the importance of conservation and understand the impact of random tree felling on both air quality and biodiversity. I appreciate the aesthetic beauty of trees. I am, however, concerned of unsuitable trees growing in the wrong places.

In the event of a decision to retain these trees, may I request an undertaking from the building owner /insurer to ensure that arboriculturists regularly inspect and maintain the trees and take on liability for future damage caused by them?

I have been advised by my insurers that they will not provide insurance coverage for a garden office in the current circumstances. Due to the COVID-19 pandemic, working from home has been crucial to the ongoing survival of my business. I cannot afford to be placed in limbo and being unable to take

forward my garden plans.

I look forward to your consideration of my concerns and would appreciate your comments.

Thank you

Best wishes.

Angela Maguire