

Delegated Report		Analysis sheet		Expiry Date:		01/09/2022	
		N/A / attached		Consultation Expiry Date:			
Officer				Application Number(s)			
Nick Bell				2022/3096/T			
Application Address				Drawing Numbers			
Flat A 68 Marquis Road London NW1 9UB							
PO 3/4		Area Team Signature		C&UD		Authorised Officer Signature	
Proposal(s)							
REAR GARDEN: 1 x Robinia (T1) - Fell to ground level.							
Recommendation(s):		No objection to notification of intended works to tree(s) in a conservation area.					
Application Type:		Notification of Intended Works to Tree(s) in a Conservation Area					
Conditions or Reasons for Refusal:		Refer to Draft Decision Notice					
Informatives:							
Consultations:							
Adjoining Occupiers:		No. notified	17	No. of responses	04	No. of objections	04
				No. electronic	00		
Summary of consultation responses:		<p>The council received four consultation responses which are summarised below:</p> <ul style="list-style-type: none"> • The tree is important locally • The tree could be pruned regularly as opposed to felled • It provides habitat and important for nature conservation • There is no public notice of this • Tree help to clean air • Rear extensions are encroaching on gardens in this area, greenery has been reduced • The tree is in a conservation area • Is there a felling license? 					
CAAC/Local groups* comments: *Please Specify		None received.					

Assessment

The s.211 is for the removal of a Robinia tree from the rear garden of a residential property that is situated within the Camden Square Conservation Area.

The small, semi-mature Robinia tree is of low visibility from the public realm and is not considered to significantly contribute to the character and appearance of the conservation area.

The tree is in close proximity to structures and is far from achieving its ultimate size and form. The tree is not considered to be a noteworthy example of its species. The tree is not of a rare species and is of no known cultural or historical significance.

The tree does provide habitat potential and may help to combat climate change, however in accordance with the Planning Practice Guidance on tree preservation orders these factors alone do not warrant a local authority serving a TPO.

There is no requirement for a felling license in any inner London borough. The notification was open for comment online before the 21 day consultation period opened. The tree is situated within a conservation area but this does not automatically result increase the suitability of a tree for a tree preservation order.

It is not expedient for the council to serve a tree preservation order to protect the tree.

The council does not object to the proposed works.