

CAMBRIDGE CITY COUNCIL

REPORT OF: Arboricultural Officer
TO: Planning Committee
WARD: Newnham

17/06/2014

**TREE WORKS APPLICATION 14/136/TTPO
APPLICATION TO FELL, CONIFER AT MAITLAND HOUSE, BARTON ROAD**

1.0 INTRODUCTION

- 1.1 A tree work application has been received to remove the Conifer tree from the front garden of Maitland House to accommodate new screen planting along the property frontage.
- 1.2 The item is brought before Members because objections have been received to the proposed works.

2.0 RECOMMENDATION

- 2.1 Allow the trees removal subject to appropriate replacement planting

3.0 BACKGROUND

- 3.1 There are five trees at Maitland House that are protected by TPO. Three of these trees are located along the property's Barton Road, frontage. Corpus Christi College, the owners of the property, are proposing to landscape the front garden to improve the property's appearance and screen the road from the House.
- 3.2 As the conifer, a Cypress, is showing signs of decline the applicant would like to remove it now and incorporate replacement trees in to the new scheme.

4.0 CONSULTATIONS

- 4.1 Residents of Barton Road, Grantchester Street and Derby Street were consulted and a Site Notice was issued for display.
- 4.2 Two objections to the removal have been received from residents in Champneys Walk and Maitland House.

5.0 CONSIDERATIONS

- 5.1. Is the TPO still appropriate

Amenity

Does the tree still make a significant contribution to the character and appearance of the area

Condition

Has the tree's condition deteriorated sufficiently to make it exempt from the TPO

Justification for Removal

Are there sound practical or arboricultural reasons to remove trees or carry out tree works.

- What is the justification
- Is there a financial consideration
- Is there a health and safety consideration
- Does the nuisance out way the benefit of retention

5.2 The Arboricultural Officer's assessment of the tree.

Amenity

The subject tree is clearly visible from Barton Road and therefore still contributes to visual amenity.

Condition

The tree is showing signs of decline, with dieback at the top and chlorotic and sparse foliage. It is not yet in such a state of decline to make it exempt from the TPO

Justification for Removal

- What is the justification
The tree's removal would provide greater opportunity for a quality landscaping scheme including replacement trees that will in the long-term improve the site's amenity contribution. The tree is in a state of decline and has a low life expectancy.
- Is there a financial consideration
No
- Is there a health and safety consideration
No
- Does the benefit of retaining the tree outweigh the potential benefit of removal and replacement.
For the reasons detailed above, the Tree Officer is of the opinion that the removal is justified, on the condition that the tree is replaced. The replacement within the new landscaping scheme will in the long-term improve the appearance of the site and its contribution to the character of the area.

5.3 Objections with Officer Comments

- There appears to be nothing wrong with the tree, it is not crowding other trees and is not causing damage and should be retained as part of the city's green heritage.
- *The tree is declining and its longevity is limited. This application provides opportunity to condition the tree's removal with replacement to ensure a continuation of the city's green heritage in to the future.*
- No information why the tree (described as a Scots Pine, which it is not) is to be removed,
- *Although not included in the description of works in the consultation, the application form, available on Public Access, explains the reason for removal and replacement.*

6.0. OPTIONS

6.1 Members may

- Grant consent for the works without condition,
- Grant consent to works with condition or,
- Refuse permission for the works.

7.0 CONCLUSIONS

7.1 Members are asked to grant consent for the removal of the tree subject to its replacement with a tree to be agreed with the officers.

8.0 IMPLICATIONS

(a) Financial Implications	None
(b) Staffing Implications	None
(c) Equal Opportunities Implications	None
(d) Environmental Implications	None
(e) Community Safety	None

BACKGROUND PAPERS: The following are the background papers that were used in the preparation of this report:

TWA 14/136/TTPO

Objections in the form of letter or email, received from two neighbours.

To inspect these documents please either view Public Access or contact Joanna Davies on extension 8522

The author and contact officer for queries on the report is Joanna Davies on extension 8522

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Appendix 1 Plan