

DELEGATED APPLICATIONS

ASSESSMENT SHEET

APPLICATION NO: **DC/25/1419: 1 Irwin Drive Horsham**

REPRESENTATION AND CONSULTATION RESPONSES:

HTNC have ask for clarification as to which tree is proposed to be removed.

No additional representations have been received in respect of this application.

ASSESSMENT:

1. The trees that are the subject of this application are two black pine trees located within the rear garden of the applicant's property at 1 Irwin Drive. The trees are subject to Tree Preservation Order (TPO) TPO/0052, an Area Order, served in the late 1950s. The trees form part of a line of trees that were protected when the land to the north was developed for residential use during the 1950s.

2. The applicant seeks consent to reduce a single lateral branch on the better-established and more visually prominent of the two trees, which is situated to the east of the second pine. In addition, consent is sought to fell the smaller pine due to concerns regarding the standard of previous arboricultural works.

3. The large, extended limb on the southern aspect of the retained pine tree is currently supported due to its overhang above the public highway. Given the limb's size, form, and close proximity to a busy road, there is an increased risk of limb failure, with potential safety implications for highway users. The proposed reduction is therefore justified on arboricultural and public safety grounds.

4. With regard to the proposed removal of the ivy-clad pine tree, this specimen has been subject to poor-quality historic topping, which has significantly compromised its overall amenity value when assessed as a standalone landscape feature. Such works create potential entry points for pests and diseases and commonly result in the long-term decline of trees, in the form of retrenchment and crown dieback. In this case, the tree's form has been materially diminished by previous works, resulting in a reduction in both its overall condition and the amenity value it contributes to its setting.

5. Given the close spacing between the two trees, removal of the previously topped specimen would not result in significant harm to the immediate or wider landscape, or to local character. On the contrary, its removal is likely to improve the visibility and setting of the retained, higher-quality pine tree when viewed from the public realm. As such, subject to replacement planting, the proposed works are considered reasonable and justified for the reasons stated and would not result in harm to the character or amenities of the locality.

RECOMMENDATION:

Grant consent subject to the conditions below.

CONDITIONS TO BE APPLIED:

- | | |
|--------|-----------------------------------|
| 1. TR2 | <i>Time limit, 2 years</i> |
| 2. TR3 | <i>Treeworks limit (standard)</i> |
| 3. TR4 | <i>Surgery standards</i> |
| 4. TR7 | <i>Replacement (single tree)</i> |
| TINF1 | <i>Note to applicant.</i> |
| TINF2 | <i>Wildlife protection.</i> |

DELEGATED

Authorising Officer sign.....ANBU.....**Arboricultural Officer (Strategic Planning).**

Date.....21 Apr 26.....