

## PLANNING COMMITTEE – 15 NOVEMBER 2018

### PART I - DELEGATED

#### 5. **Consideration of objections and confirmation of the Three Rivers (91 TUDOR WAY, RICKMANSWORTH) Tree Preservation Order 2018 – TPO890 (DCES)**

##### 1. **Summary**

- 1.1 To consider representations made in respect of the Three Rivers (91 Tudor Way, Rickmansworth) Tree Preservation Order 2018 (TPO890). This report sets out the officer recommendation to confirm the order.

##### 2. **Details**

- 2.1 The Three Rivers (91 Tudor Way, Rickmansworth) Tree Preservation Order 2018 was made on 4 July 2018. This Order protected a single Walnut tree growing within the rear garden of 91 Tudor Way.
- 2.2 An objection to the making of the Order (dated 19 July 2018) and a letter in support of the making of the Order (dated 18 July 2018) were received.

##### 3. **Officer Summary of Objections**

- 3.1 There was concern that the tree was not considered to be in good condition and that as a result of this there were health and safety concerns relating to the tree, and that over the years a number of branches and debris had fallen into the neighbouring garden.
- 3.2 That the tree is of significant size and as a result there is significant overhang to neighbouring properties.
- 3.3 That the neighbour had promised works would take place, which never materialised.
- 3.4 That land surrounding the tree is contaminated by the tree and as a result plant life and grass beneath the canopy of the tree is inhibited.
- 3.5 That the tree has been allowed to grow unchecked and that it has been poorly maintained as a result.

##### 4. **Officer Response to Objections**

- 4.1 The specimen appears to be in good condition with no outward signs of significant health and safety concerns. Some pruning works took place immediately prior to the making of the TPO. The letter submitted in support of the making of the TPO included a brief report from a tree surgeon advising that the tree was in very good condition and that safety was very good with any risks minimal.
- 4.2 The tree is considered to be of significant amenity value due to its size and location. It is visible from a number of residential properties including Orchard Way and Tudor Way. It is also visible from the public highway and public open space in the local area.
- 4.3 Anyone affected by the tree can apply for permission to undertake works to any part of the tree which overhangs their boundary and each submitted application would be dealt with on its own merits.
- 4.4 Walnut trees are commonly planted in gardens and are often protected by TPOs. A natural effect of the tree is that it emits a chemical which inhibits the growth of other

plants. It is generally understood that the chemical breaks down quite quickly on oxidisation and that it is readily broken down by bacteria in the soil in well aerated soils.

- 4.5 Trees do not require regular pruning to remain in good health, however in some cases pruning is necessary in order to deal with particular issues and promote good health. It is obvious that works have been undertaken earlier this year prior to the making of the TPO. If any other works become necessary they can be undertaken with the appropriate consent of the Council.

## **5. Options/Reasons for Recommendation**

- 5.1 There are two options available to the Committee:

5.1.1 Confirm the Order.

5.1.2 Not to confirm the Order. This would mean that the trees would not be provided statutory protection and could be removed or worked on without any further notification requirement.

## **6. Policy/Budget Reference and Implications**

- 6.1 The recommendations in this report are within the Council's agreed policy and budgets.

## **7. Financial, Legal, Staffing, Environmental, Community Safety, Customer Services Centre, Communications & Website, Risk Management and Health & Safety Implications**

- 7.1 None specific.

## **8. Recommendation**

- 8.1 Option 1, to confirm the Order without modification.

Report prepared by: Julie Hughes Principal Landscape Officer

Background Papers - TPO890 file

Northway



TPO 890

**Three Rivers (91 Tudor Way, Rickmansworth)  
Tree Preservation Order 2018**

Date: 4th July 2018 Scale: 1:1250

Ray Figg, Head of Community Services, Three Rivers District Council, Three Rivers House, Northway, Rickmansworth, WD3 1RL



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