



Mrs S Bird  
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Frances Martin  
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Our Ref: 200093/TPO  
Your Ref:

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10 March 2020

Your contact is: Sarah Hanson, Planning and Building Control

Dear Mrs Bird

**RE: PROPOSED WORKS TO TREES AT WORDSWORTH COURT, JEFFERSON CLOSE, READING  
- SUBJECT TO TREE PRESERVATION ORDER NUMBER 1/003.**

Thank you for your application of 21 January 2020, regarding the above.

Further to my visit on 5 February 2020, I have liaised directly with David White who undertook the tree survey, to clarify the trees in question and the reasons for the works to several of the TPO trees. As you are aware from our walkabout, it was not always easy to identify which trees within the survey were subject to the TPO due to the site containing numerous non-TPO trees, albeit I now note that there are two slightly different colour dots on the plan supplied to indicate this.

The majority of work within the tree survey schedule is fairly minor, being the removal of dead wood and specific pruning to address identified issues. However, some felling is included and, in relation to TPO trees, this includes T60 (T38 of TPO), T65 & T66 (T41 & T42 of TPO) - all Horse chestnut. David has provided me with a photo of T60 to clarify the tree in question, that being a multi-stemmed individual with poorly formed unions between the stems. We have discussed the merits of T65 & T66 further and the reasons for felling; further consideration being important as both are prominent individuals within the woodland. We know that this species is being, and has been for 5-10 years now, impacted by several pests and diseases that are affecting their health and the structural stability of the trees and branches. The two recent storms (storm Caira and storm Jorge)

resulted in a number of Horse chestnut in the Borough partially failing which are likely to have been weakened by pests and diseases. I have considered the defects highlighted within the tree survey, noted during my visit, the potential negative impact if the trees' fail in relation to health & safety and damage to the woodland and weighed this against the amenity value they provide. On balance, it is agreed that the reduction of both trees to a 10m monolith is reasonable.

I can therefore confirm that the proposed works, as detailed in the tree survey schedule within your application, are approved subject to the conditions below.

There are a number of non-TPO trees that are recommended for felling. In order to help the Council meet its increased canopy cover targets for the Borough and respond to our declared climate emergency, it would be positive if Wordsworth Court could plant new trees as replacements or identify self-seeded trees that could be nurtured to maturity. Improving the greening of the Borough will need the engagement of private land owners and whilst we unfortunately have no funding for landowners, we will offer any advice we can.

Replacement for TPO trees to be felled are required - see condition 5 below.

### Conditions

1. Five days notice in writing shall be given to the Council prior to undertaking the approved works.

Reason: To ensure that the Local Planning Authority is given sufficient notice of the works to enable the effective monitoring of tree work within the Borough.

2. All tree surgery shall be in accordance with BS 3998: (2010) Tree Work - Recommendations.

Reason: To ensure that all works are carried out in an acceptable arboricultural manner

3. This decision is valid for two years from the date of this notice after which the consent lapses

4. Climbing spikes shall not be used whilst undertaking any form of works on living trees, except on trees to be felled.

Reason: Spikes can cause extensive long-term damage

5. Following the felling of the three Horse chestnut trees (T60, T65 & T65 of survey; T38, T41 & T42 of TPO) authorised by this consent, three native broadleaved trees shall be planted within the ground of Wordsworth Court during the planting season (Nov-March) following or at the time of the felling of the tree, whichever is soonest.

Planting should be carried out in accordance with clause 10 (Planting) of BS 8545:2014 'Trees: from nursery to independence in the landscape - Recommendations'

Should the replacement tree be removed, die or become severely damaged or seriously diseased, all within 5 years of planting, it shall be replaced by a tree of a similar size and species to that originally planted. Modifications to the requirements of this condition must be agreed in writing with Reading Borough Council Natural Environment Team.

PLEASE NOTE: The requirement to replant is the responsibility of the tree owner even if the application was submitted by another person.

Reason: To retain the present visual amenity value of the area and ensure continuity of tree coverage.

### Informatives

1. Removal of dead or dangerous wood: This does not require the formal consent of the Council. However written notice must be given 5 working days in advance of removing dead wood. Where a branch is deemed to be 'dangerous', i.e. where works are 'urgently necessary to remove an immediate risk of serious harm', you are required to give notice to the Council 'as soon as practicable after the works become necessary'.
2. Disturbance of wildlife: It is an offence under the Wildlife and Countryside Act 1981 (as amended) to disturb roosting bats or nesting birds. It is advisable to consult your tree surgeon/consultant to agree an acceptable time for carrying out any work. Wildlife and habitat controls are administered by Natural England who can be contacted on 0300 060 3900; [enquiries@naturalengland.org.uk](mailto:enquiries@naturalengland.org.uk)
3. It is best to avoid works in the period immediately before or during bud burst and leaf fall to minimise the effect on the long-term health of the tree
4. Tree work consents on land not owned by the applicant: It is strongly recommended that the owner of the tree be advised of any proposed works. The owner's permission must be sought if the tree works involve work past the boundary line. This consent does not in any way imply that this Council has informed the owner or sought permission or will condone the use of consents to force any landowner to grant such permission.
5. Removal of any dead or dangerous protected tree: This does not require the formal consent of the Council. However you are required to give 5 days notice of the work where it is not an emergency, to allow the Council to agree that the proposed works are exempt from requiring consent. The exception is where works are 'urgently necessary to remove an immediate risk of serious harm', in which case you are required to give notice to the Council 'as soon as practicable after the works become necessary'.

Once felling of a dead or dangerous tree has been carried out, the owner has a duty under Section 201(b) of the Town & Country Planning Act to replant another tree of an appropriate size and species in the same place as soon as they reasonable can. This

replacement tree will be covered by the existing Tree Preservation Order. The new tree would be subject to the same requirements for a tree works application if you intend to carry out works upon it in the future.

5. Crown lifting of trees over the footpath and carriageway: If the clearance of vegetation overhanging the highway only involves the removal of branches to give a ground clearance to the statutory heights of 2.7m over the footpath and 5.5m over the road, this does not require formal consent from the Council. You are advised, however, to give notice to the Council of these intended works in order that they can be agreed.

6. Trees not considered to be protected by the current Tree preservation order: Work can be carried out to this tree without the formal consent from this Council.

7. Prior to the severing of well-established Ivy at the base of the tree, it would be prudent to carry out an assessment of whether any of the stems of the Ivy are forming a natural brace above a suspected bark-included union

If you wish to appeal against any of the conditions attached to this consent, please contact the Planning Inspectorate within 28 days of receipt of this letter to obtain the relevant forms:

The Environment Appeals Team, The Planning Inspectorate, Room 3/25, Hawk Wing, Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN

Email: [environment.appeals@pins.gsi.gov.uk](mailto:environment.appeals@pins.gsi.gov.uk)

Tel: 0117 372 8192

If you require any further assistance, please do not hesitate to contact me on the above number.

Yours sincerely

*Sarah Hanson*

Sarah Hanson  
Natural Environment Officer

C.c. David White, Tree Surveyor, Reading Borough Council