



Mr and Mrs. Namaseevayum
3 Notley Place
Emmer Green
Reading
Berkshire
RG4 8PW

Frances Martin
Executive Director for
Economic Growth and
Neighbourhood Services

Bridge Street, Reading RG1 2LU
☎ 0118 9373787

Our Ref: 201083 / TPO
Your Ref:

Direct: ☎01189 374294
sarah.duckworth@reading.gov.uk

Date: 9th September 2020

Your contact is:

Sarah Duckworth, Planning and Building Control

Dear Mr and Mrs Namaseevayum,

RE: PROPOSED WORKS TO A HORSE CHESTNUT & 5X HORNBEAM TREES TO THE REAR OF 3 NOTLEY PLACE, EMMER GREEN, READING - T18 AND T20-24 RESPECTIVELY OF TREE PRESERVATION ORDER NUMBER 50/13.

Thank you for your application of dated 27th July 2020, regarding the above.

Further to my visit on Wednesday 19th August 2020, I can confirm that the following proposed works, as detailed in your application, are approved subject to the conditions below:

Approved Tree Works

Horse Chestnut T18

- Fell to ground level and to plant with appropriate substitute.
Reasons given for work: due to increased lean causing damage to outbuilding and boundary wall and concerns regarding the long-term stability of the tree.

Hornbeams T20-T24

- Cut back canopies where necessary to give up to 1m clearance to dwelling and lift canopy to give 4m clearance over Survey Row. Pruning cuts should not exceed 60mm
Reason given for work: growing close to house and overhanging road touching adjacent house and causing mild obstruction to larger vehicles travelling along Surley Row.

Natural Environment Officer notes: The condition of T18 (Horse Chestnut) has been monitored by residents. At my most recent visit it is apparent that the tree has caused further damage to adjacent wooden outbuilding and the brick boundary wall retaining wall adjacent to Surley Row. There is now also a raised area of ground to the southwest of the tree's rooting area on the tension side of the leaning trunk which further calls into question the long-term stability of this tree.

Conditions

1. 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

2. Following the felling of the tree authorised by this consent, 1x 3-4m tall containerised tree shall be planted within the rear garden of the property as close to Peppard Road as is reasonable to do so, taking into account the future growth of the tree. Replacement planting is likely to require the removal of the stump of T18 and the wood shavings resulting from the stump removal, also with an application of additional top soil in order to create soil conditions where a replacement tree would be able to thrive.

The replacement tree species and planting location should be agreed in advance in writing with the Borough Council prior to purchase and planting. The council will want to see a potentially medium to large sized tree(s) which has the potential to replace the amenity lost by the removal of T18 when it reaches maturity. The replacement tree shall be planted 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. 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 030 6000

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:

Trees and Hedges, Room 3A Eagle Wing, Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN

Email: treeandhedgeappeals@planninginspectorate.gov.uk

Tel: 0303 444 5570

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

Yours sincerely,

A handwritten signature in black ink, appearing to be 'SD' with a stylized flourish at the end.

Sarah Duckworth
Consultant Assistant Natural Environment Officer