



Mrs H Williams
Heights Tree Care
Mayfield
Hazlemoor Lane
Gallowstree Common
RG4 9DJ

Frances Martin
**Executive Director for
Economic Growth and
Neighbourhood Services**

Civic Offices, Reading, RG1 2LU
☎ 0118 937 3787

Our Ref: 191823/TPO
Your Ref:

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10 December 2019

Your contact is: Sarah Hanson, Planning and Building Control

Dear Mrs Williams

**RE: PROPOSED WORKS TO ONE BEECH TREE AT 1 QUEENSBOROUGH DRIVE, READING -
SUBJECT TO TREE PRESERVATION ORDER NUMBER 67/004.**

Thank you for your application dated 4 September 2019, received on 13 November 2019, regarding the above.

You have applied for consent to carry out an overall crown reduction (height and spread) by 20% / 1.5-2m and to raise the canopy to 5.5m above ground level. You advised in your email of 15 November 2019 that the reasons for the works were: *due to the tree being within close proximity to the property, works should increase light into the house; the trees overhang currently brushes vehicles entering and exiting driveway, raising the canopy would prevent this; tree's canopy to be raised all round to create a uniform shape.*

Further to my visit on 6 December 2019, I have the following comments:

The mature Beech appears to be in good condition and is of high amenity value. A reduction would have a detrimental impact on the tree's health, with multiple pruning points being created, each an entry point for pathogens. This work would then need to be repeated on a regular cycle, each time creating new wounds. In addition, the overall stature of the tree will be reduced and its appearance negatively affected. The reasons for the work therefore need to justify the potential detrimental impact on the health and

amenity value of the tree.

It is difficult to appreciate how the reduction would have a significant impact on light into the house given that the tree will still be sizable and in fairly close proximity to the house, albeit there is currently good clearance between the outer edge of the canopy and the house. As you may be aware, a 360° crown lift to 5-6m was approved at the end of 2010/beginning of 2011 to allow more light under the canopy. A repeat of this would be acceptable and would allow more light into the house, under the canopy.

The crown reduction proposed has not been justified and is therefore refused for the reasons given above.

I can confirm that the following works are approved subject to the conditions below:

- Beech – crown lift to 5-6m over the garden, i.e. to achieve a 360° crown lift by removing/reducing minor branches back to appropriate growing points. Also, selective branch reduction/removal to achieve 1m clearance around the lamppost. No wounds over 100mm in diameter should be created.

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

3. 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

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

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. 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.

If your client wishes to appeal against any of the conditions attached to this consent or against the refusal of consent to allow a crown reduction, they should 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

Tel: 0117 372 8192

If your client suffers any loss or damage as a result of this refusal of consent to allow a crown reduction, they may be entitled to recover compensation from the Council. If they wish to make a claim they must do so within 12 months from the date of this decision (or, if they appeal to the Secretary of State, within 12 months from the date of his decision). Claims should be made in writing to the Insurance Section, Reading Borough Council, Civic Centre, Bridge Street, Reading, RG1 2LU.

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. Mr & Mrs Wright, 1 Queensborough Drive (by post)