



Mr Ivon Hoh
23 Kentwood Close
Tilehurst
Reading
Berkshire
RG30 6DH

Emma Gee
Acting Executive Director for
Economic Growth and
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Bridge Street, Reading RG1 2LU
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Our Ref: PL/24/1219
Your Ref:

Direct: ☎01189 372440
sarah.hanson@reading.gov.uk

28th October 2024

Your contact is:

Sarah Hanson: Planning, Transport & Public Protection

Dear Mr Hoh

RE: PROPOSED WORKS TO G1-SILVER BIRCH AND MAPLE, T2- FASTIGATE OAK, T3- MAPLE, T4- CONIFER, T5- NORWAY MAPLE, T6- CHERRY, READING - SUBJECT TO TREE PRESERVATION ORDER NUMBER 6/20.

Thank you for your application of 14th September 2024, regarding the above.

Further to my colleague Daniel Del-Nevo's visit on 3rd October 2024, we have the following comments:

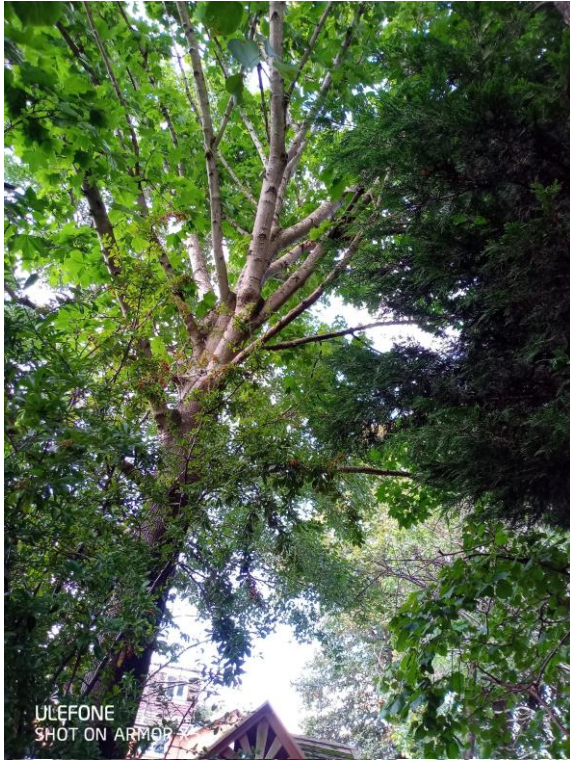
During the visit to 23 Kentwood Close, it was apparent that there was a significant amount of work to be undertaken, as detailed in your application. It was obvious that the works required are necessary for the longevity of the trees remaining, T3/T4, and that the trees and group T1/T2/T5/T6/G1 are either dead or to such a point of that any mitigating works to maintain as a tree would only lead to the trees failure due to stem failure as a result of imbalance or large wounds which would lead to pathogen/fungal ingress in the very near future hence be harmful to their future health.

I can therefore confirm that the following proposed works, as detailed in your application, are approved subject to the conditions below:

- G1 Silver Birch and Maple in the corner- fell to ground level and remove arisings.
- T2 Fastigate Oak - fell to ground level and remove arisings.
- T3 Maple - remove deadwood over 25mm throughout canopy.
- T4 Conifers - reduce in height to 4-5m to match in with existing tree row.
- T5 co-dominant stem Norway Maple - fell to ground level due to stem failure.
- T6 Cherry - fell dead Cherry to ground level and remove arisings.

These works as outlined in the TPO application are deemed to be reasonable to maintain the safety and longevity of the remaining trees and with the planting of the new trees to replace the dead or unsafe damaged trees which are outlined to be felled.





ULEFONE
SHOT ON ARMOR



ULEFONE
SHOT ON ARMOR X5



ULEFONE
SHOT ON ARMOR X5



ULEFONE
SHOT ON ARMOR X5



The approved works includes the felling of 4 live trees. In addition, one dead Cherry is to be removed.

A condition has been attached (see condition 3 below) regarding the replacements of the live trees. In relation to the dead Cherry, under Section 206(1) of the Town and Country Planning Act 1990, a landowner is under a duty to replace a tree which is removed

because it is dead or dangerous. The duty on the landowner is to plant another tree of an appropriate size and species at the same place as soon as he or she reasonably can. In this case the Council would expect a replacement tree of a minimum 6-8cm girth and 2.5m high (at time of planting) to be planted within the curtilage of the Woodland (as shown on TPO Plan E2981a) in the planting season (Nov-March) following or at the time of felling, whichever is soonest. Please ensure the replacement is agreed with the Council prior to purchase and planting.

In all cases, our initial expectation is that the replacements will be either native species, naturalised species or non-natives that provide a discernible wildlife value. You have proposed Paper Birch, Crab Apple, Paper Bark Maple. Only a Crab apple (depending on species) would be native and provide tangible benefit to wildlife. Hence, I have left the condition open for species to be agreed. You may find this guide helpful: [Tree Species Selection for Green Infrastructure - Trees and Design Action Group \(tdag.org.uk\)](http://tdag.org.uk)

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. 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

4. Following the felling of the trees authorised by this consent, four (4) replacement trees of a minimum 6-8cm girth and 2.5m high (at time of planting) shall be planted within the curtilage of the Woodland (as shown on TPO Plan E2981a) in the planting season (Nov-March) following or at the time of felling, whichever is soonest. The replacement species is agreed with the Council prior to purchase and planting.

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. You are advised that, in accordance with Part 4, 17 (4) of The Town and Country Planning (Tree Preservation)(England) Regulations 2012, this decision is valid for one pruning operation (as per the approved specifications) to be undertaken within two years from the date of this notice, after which the consent lapses and a new application will be required.
2. Removal of dead or dangerous wood from a live tree: This does not require the formal consent of the Council. However you are encouraged to give 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'.
3. 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
4. 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
5. 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 of sought permission or will condone the use of consents to force any landowner to grant such permission.

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

Telephone: 0303 444 5000

E-mail it to: treeandhedgeappeals@planninginspectorate.gov.uk

Website: [Tree Preservation Orders and trees in conservation areas - GOV.UK \(www.gov.uk\)](http://www.gov.uk/government/topics/trees-and-woodland/trees-in-conservation-areas)

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