

Item No 05:-

22/00421/TPO

**Abbey Grounds
Dugdale Road
Cirencester
Gloucestershire
GL7 2DA**

Item No 05:-

T3 (Yew) - remove deadwood; T26 (Snakebark Maple) - remove dead limb; T32 (Plane) - Crown lift; and T37 (Turkey Oak) - reduce weighted limbs at Abbey Grounds Dugdale Road Cirencester Gloucestershire GL7 2DA

Works to trees with a TPO 22/00421/TPO	
Applicant:	
Agent:	Cotswold District Council
Case Officer:	Amy Hill
Ward Member(s):	Councillor Mark Harris
Committee Date:	9th March 2022
RECOMMENDATION:	RECOMMENDATION: PERMIT SUBJECT TO NO OBJECTIONS BEING RECEIVED PRIOR TO THE END OF THE STATUTORY CONSULTATION PERIOD

1. Main Issues:

(a) The potential loss of amenity

2. Reasons for Referral:

2.1 This application has been referred to the Planning and Licensing Committee for determination because it involves works to protected trees on Council-owned land.

3. Site Description:

3.1 This application relates to trees on a parcel of land at Abbey Grounds, Cirencester, and to the front of the properties along Blake Road and Estcote Road, Cirencester. The land is a public open space used as an amenity park. The trees are within the Corinium Roman Town Scheduled Ancient Monument (SAM).

3.2 An Area Tree Preservation Order (TPO 1964) was served on the land by Gloucestershire County Council in 1964. Cotswold District Council became responsible for the TPO in 1974.

4. Relevant Planning History:

18/00280/TPO: T17 Yew - Pollard to below main storm damaged branches and make good all storm damaged branches. Tidy any broken stubs. T26 Snake bark maple - Crown reduce by 25%. T27 Acer - Crown reduce by 25%. T38 Prunus - Remove split branches. Permitted February 2018

19/00025/TPO: T32 London Plane: Prune back to previous crown reduction pruning cuts, and upto 500mm beyond if decay is found, into sound wood. Permitted February 2019

20/03941/TPO: T32 on plan, London Plane. Works to tree. Permitted January 2021

5. Planning Policies:

TNPPF The National Planning Policy Framework

6. Observations of Consultees:

6.1 The Council's Tree Officers have submitted the application on behalf of the Council, and as such, the works proposed are as they have advised. Given the Tree Officers are the agents for the application and are recommending the proposed works, they have not been consulted as part of the application process.

7. View of Town/Parish Council:

7.1 No representations received at time of writing report (prior to the end of the statutory consultation period)

8. Other Representations:

8.1 No representations received at time of writing report (prior to the end of the statutory consultation period)

9. Applicant's Supporting Information:

Location of Trees

Photo

10. Officer's Assessment:

10.1 Paragraph 090 of the Planning Practice Guidance (PPG) states that when considering an application for works to a tree protected by a Tree Preservation Order the Local Planning Authority should:

- *"assess the amenity value of the tree or woodland and the likely impact of the proposal on the amenity of the area;*
- *consider, in the light of this assessment, whether or not the proposal is justified, having regard to the reasons and additional information put forward in support of it;*
- *consider whether any loss or damage is likely to arise if consent is refused or granted subject to conditions;*
- *consider whether any requirements apply in regard to protected species;*
- *consider other material considerations, including development plan policies where relevant; and*
- *ensure that appropriate expertise informs its decision."*

10.2 National Planning Policy Framework (NPPF) Paragraph requires decisions to:

- *"contribute to and enhance the local environment by ... recognising the intrinsic character and beauty of the countryside, and the wider benefits from natural capital and ecosystem services -*

including the economic and other benefits of the best and most versatile agricultural land, and of trees and woodland.

10.3 Local Plan Policy EN7 (Trees, Hedgerows and Woodlands) stated:

- *"1. Where such natural assets are likely to be affected, development will not be permitted that fails to conserve and enhance:
trees of high landscape, amenity, ecological or historical value;
veteran trees;
hedgerows of high landscape, amenity, ecological or historical value; and/or
woodland of high landscape, amenity, ecological or historical value."*

10.4 Within the supporting text to this Policy, Paragraph 10.7.3 advises "For the avoidance of doubt, clause (a) of part one of the policy includes trees protected by a Tree Preservation Order or located within a conservation area;"

10.5 This application seeks to do various works to trees within the park, including:

- Remove deadwood over 30mm diameter over path and entrance to road to tree T3 (Yew);
- Removal of dead limb in centre of crown to tree T26 (Snakebark Maple);
- Crown lift to 6m, prune to clear building by 3m, remove deadwood over 30mm tree T32 (Plane); and
- Reduce weighted limbs in lower crown by 30% of tree T37 (Turkey Oak).

10.6 The works to remove deadwood do not require express consent, but have been included for completeness. The works are proposed as part of ongoing management of the trees to ensure they do not pose a risk to members of the public and to limit any damage to properties, directly or via subsidence.

10.7 The works would not significantly reduce the size of the trees, nor should they harm the trees. The positive amenity contribution these currently make to the park would be conserved by the proposed works.

10.8 The works are therefore considered to accord with the guidance within the PPG, NPPF Paragraph 174, and Local Plan Policy EN7.

11. Conclusion

11.1 The works are considered acceptable and as such, the application is recommended for approval.

12. Proposed conditions:

1. The tree work that is the subject of this application is permitted and must be carried out within two years of the date of this notice after which consent lapses and a new application must be made.

Reason: To ensure that works to trees that are protected by Tree Preservation Orders within Cotswold District are effectively controlled and monitored.

2. Climbing spikes/irons must not be used whilst undertaking any form of works on living trees, except on those that are to be felled.

Reason: Climbing spikes can cause extensive and long term damage to tree health

3. Works subject to this application must be carried out in accordance with the British Standard for tree works BS3998:2010

Reason: To ensure that works are carried out to an industry pre-defined standard, in the interests of the health, safety and appearance of the preserved trees.

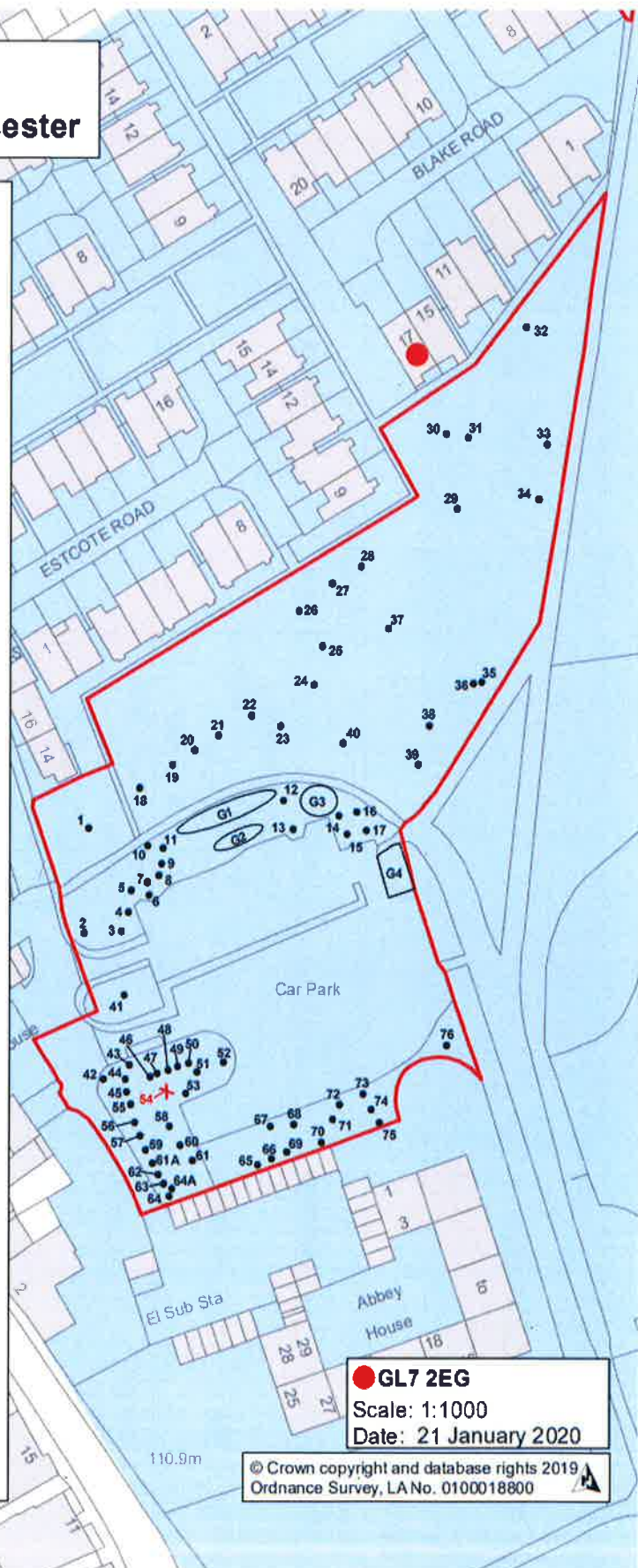
CDC TREES

Abbey Grounds, Cirencester

Tree Schedule

- T1 - Yew
- T2 - Horse Chestnut
- T3 to T4 - Yew
- T5 - Box
- T6 to T9 - Yew
- T10 - Lawson Cypress
- T11 - Yew
- T12 - Western Red Cedar
- T13 - Yew
- T14 to T18 - Yew
- T19 - Lawson Cypress
- T20 to T23 - Yew
- T24 - Purple Plum
- T25 - Walnut
- T26 - Snakebark Maple
- T27 - Acer
- T28 - Blue Cedar
- T29 - Beech
- T30 to T31 - Hawthorn
- T32 - London Plane
- T33 - Birch
- T34 - Whitebeam
- T35 to T36 - Apple
- T37 - Turkey Oak
- T38 to T39 - Prunus
- T40 - Beech
- T41 - Horse Chestnut
- T42 - Sycamore
- T43 - Corsican Pine
- T44 - Sycamore
- T45 to T51 - Yew
- T52 - Coast Redwood
- T53 - Western Red Cedar
- T54 - Robinia (Stump)
- T55 to T57 - Yew
- T58 - Thuja
- T59 - Yew
- T60 - Thuja
- T61 - Sycamore
- T61A to T63 - Yew
- T64 - Sycamore
- T64A - Sycamore
- T65 - Hawthorn
- T66 - Lime
- T67 to T75 - Yew
- T76 - Japanese Maple
- G1 - Linear group of 7 Yew beside path
- G2 - Linear group of 3 Yew
- G3 - Group of 6 Yew
- G4 - Group of 5 Yew

- Ownership Boundary
- Scheduled Ancient Monument



● GL7 2EG
Scale: 1:1000
Date: 21 January 2020

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Abbey Grounds

CDC 21-22

Cirencester

Asset ID	Species	Location	Works	Completion date	Notes
T3	Yew	As per plan	Remove deadwood over 30mm diameter over path and entrance to road		Area TPO
T26	Snakebark maple	As per plan	Remove dead limb in centre of crown		Area TPO
T32	Plane	As per plan	Crown lift to 6m. Prune to clear building by 3m. Remove deadwood over 30mm.		Area TPO
T37	Turkey oak	As per plan	Reduce end weighted limbs in lower crown (South) by 30%		Area TPO
T41	Horse chestnut	As per plan	Arial inspection of cable bracing system. Report back as to condition / recommendations		Area TPO

Abbey Grounds - Plane



Turkey Oak



Abbey Grounds – Yew

