

**WELWYN HATFIELD BOROUGH COUNCIL  
EXECUTIVE DIRECTOR - PLANNING, PUBLIC PROTECTION AND GOVERNANCE**

**DELEGATED APPLICATION**

**Application No:** 6/2018/1190/EM  
**Location:** 1 Perrywood Walden Road Welwyn Garden City AL8 7PZ  
**Proposal:** Fell 1 x Elder tree and 1 x Hornbeam tree and reduce 1 x Hornbeam tree by approx. 3m  
**Officer:** Mr Oliver Waring

**Recommendation:** Granted

6/2018/1190/EM

| <b>Context</b>   |   |           |          |
|--|---|-----------|----------|
| <b>Constraints</b>   | Estate Management Scheme, as defined within the Leasehold Reform Act 1967   |           |          |
| <b>Relevant Estate Management history</b>                      | Planning<br><br>Application Number: N6/2010/2880/TE      Decision: Granted      Decision Date: 07 January 2011<br><br>Proposal: Cut back Hornbeam and Oak trees overhanging driveway by 5.4m to clear access road and fell Lombardy Poplar tree to just below hedge height  |           |          |
| <b>Consultations</b>   |   |           |          |
| <b>Neighbour representations</b>                               | Support: 0  | Object: 0 | Other: 0 |
| <b>Summary of neighbour responses</b>                          |   |           |          |
| <b>Consultees and responses</b>                                | 1. Welwyn Hatfield Borough Council - Councillor Patricia Mabbott<br>2. Welwyn Hatfield Borough Council - Landscapes Department<br>3. Welwyn Hatfield Borough Council - Councillor Harry Bower<br>4. Welwyn Hatfield Borough Council - Councillor Jean-Paul Skoczylas  |           |          |
| <b>Relevant Policies</b>                                       | Policy EM3 – Soft Landscaping   |           |          |
| <b>Main Issues</b>   |   |           |          |
| <b>Appropriateness of the works in relation to the tree(s)</b> | The trees in question are located in a wooded area within 1 Perrywood, Walden Road, Welwyn Garden City.<br><br>The trees are grown along the western boundary adjacent to the public foot path along Digswell Road. All three trees are leaning over and/or overhanging the footpath and road. The removal of an elder, a hornbeam and the reduction of another hornbeam will abate the encroachment and any potential issue with obstruction of the road and path. |           |          |

|  |   |
|--|---|
|  | The proposed work is considered appropriate and will not have an adverse effect on the character of the area. |
| <b>Conclusion</b>  |   |
| The work request is appropriate and would not result in the loss of landscaping that would harm the character and amenities of the area. |   |

**Conditions:**

1. All works carried out in pursuance of this consent shall be and remain part of the Premises and shall be subject to the terms and conditions of the conveyance in all respects as if such works had at all times formed part of the Premises.

REASON: To comply with the requirements of the Leasehold Reform Act 1967 Estate Management Scheme for Welwyn Garden City.

2. This consent or copy hereof shall be annexed to the Conveyance.

REASON: To comply with the requirements of the Leasehold Reform Act 1967 Estate Management Scheme for Welwyn Garden City.

3. There shall be no encroachment over the boundary of the plot either above or below ground level, nor any interference with the foundations of the adjoining property without the agreement of the adjoining owner or lessee.

REASON: To comply with the requirements of the Leasehold Reform Act 1967 Estate Management Scheme for Welwyn Garden City.

4. This consent now issued is given by the Council only in accordance with the requirements of the Management Scheme/Conveyance or Leasehold Covenants.

REASON: To comply with the requirements of the Leasehold Reform Act 1967 Estate Management Scheme for Welwyn Garden City.

**DRAWING NUMBERS**

5. The development/works shall not be started and completed other than in accordance with the approved plans and details:

| <b>Plan Number</b> | <b>Revision Number</b> | <b>Details</b> | <b>Received Date</b> |
|--------------------|------------------------|----------------|----------------------|
| Location Plan      |                        | Location Plan  | 7 May 2018           |
| Tree Sketch        |                        | Tree Sketch    | 5 June 2018          |

REASON: To ensure that the development is carried out in accordance with the approved plans and details.

**Determined By:**

Mr Chris Carter  
3 August 2018