



REPORT TO:	Area No 2 Development Control Committee
DATE:	3 August 2004
REPORTING OFFICER:	Director of Technical Services (Mrs J Lurcuck – Senior Planner)
SUBJECT:	Tree Preservation Order 14 / 2004
WARDS AFFECTED:	Claro

1.0 PURPOSE OF REPORT

- 1.1 To request the confirmation of a provisional Tree Preservation Order.

2.0 RECOMMENDATIONS

- 2.1 That (1) the Committee find it expedient in the interests of amenity to confirm the Tree Preservation Order at Land to the rear Folly Hill Barn, Farnham.
- 2.2 (2) The Director of Administration be authorised to take appropriate action to secure confirmation.
- 2.3 (3) The order be confirmed as The Council of the Borough of Harrogate Tree Preservation Order No. 14 / 2004.

3.0 THE REPORT

- 3.1 Planning permission was granted on 3 December 2002 for the conversion and extension of the Folly Hill Barn, a redundant farm building, to form 1no. dwelling, to the rear of the application site was a woodland copse. No works were proposed on this land as part of the application and an informative was added to the planning permission advising that as the site is in Farnham Conservation Area that under Section 211 of the Town and Country Planning Act 1990 notice of intent to carry out tree works in a conservation area must be submitted to the Local Planning Authority giving six weeks notice.
- 3.2 The entire copse was cleared between January and March 2003, enforcement action was taken which resulted in a replacement-planting scheme being agreed and implemented, this was completed in February 2004 under the guidance of the Council's Arboricultural Officer.
- 3.3 The replacement planting covers the area where the original copse was and consists of two groups; Group 1 comprising of 9 Birch, 7 Prunus, 6 Ash, 5 Oak and 2 Sycamore trees, and Group 2 comprising of 9 Oak, 7 Ash, 3 Rowan, 3 Birch, 2 Prunus and 2 Sycamore trees. Due to a change in ownership Group 1 is now in the ownership of the occupiers of Folly Hill Barn,

the barn conversion, Group 2 is on land, a fence has been erected under 'permitted development' dividing the site.

3.4 No letters of representation have been received.

3.5 It is considered that the replacement-trees have high amenity value and make a positive contribution to the character and appearance of the conservation area.

4.0 CONCLUSION

4.1 The trees, which are the subject of this order, are felt to be of considerable amenity value and an Order is considered appropriate to ensure their retention.

Background Papers

None

SUSTAINABILITY ASSESSMENT/POLICY CONSIDERATIONS

		Implications are		
		Positive	Neutral	Negative
A	Economy			
B	Environment			
C	Social Equity			
i)	General			
ii)	Customer Care/People with Disabilities			
iii)	Health Implications			
D	Crime and Disorder Implications			

If all comments lie within the shaded areas, the proposal is sustainable.

TPSCHEDL 04/00014/TPORDR

21 April 2004

TREE PRESERVATION ORDER
TPO NO 14 / 2004
Land To Rear Of Folly Hill Barn, Farnham, Harrogate.

FIRST SCHEDULE

TREES SPECIFIED INDIVIDUALLY

(encircled in black on the map)

Ref on Map	Description	Situation
None		

GROUPS OF TREES

(within a broken black line on the map)

Ref on Map	Description (including number of trees)	Situation
G1	9 Birch 7 Prunus 6 Ash 5 Oak 2 Sycamore	434954 460677
G2	9 Oak 7 Ash 3 Rowan 3 Birch 2 Prunus 2 Sycamore	434966 460667

WOODLANDS

(within a continuous black line on the map)

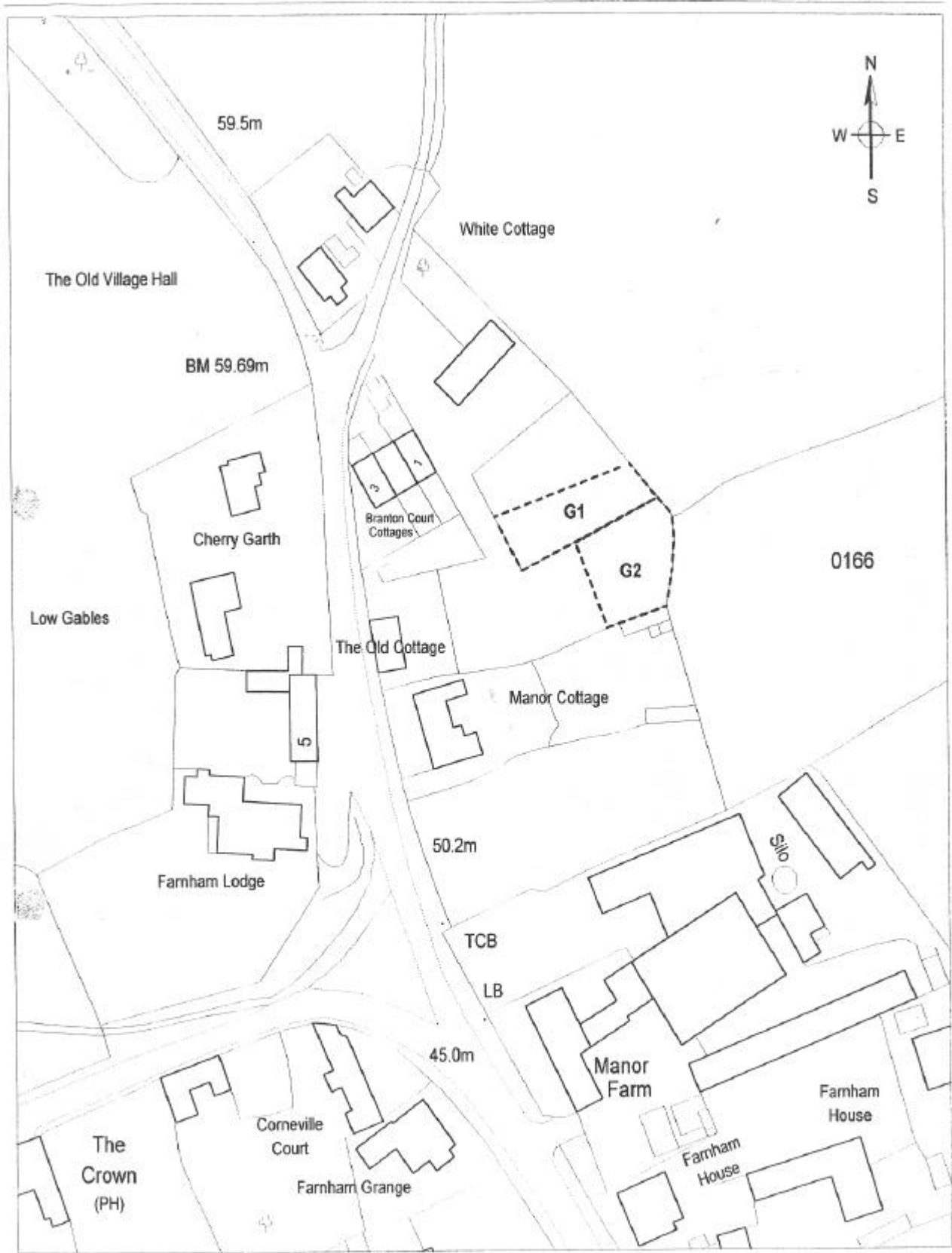
Ref on Map	Description	Situation
None		

TREES SPECIFIED BY REFERENCE TO AN AREA

(within a dotted black line on the map)

Ref on Map	Description	Situation
None		





TPO No 14, 2004 LAND TO REAR OF FOLLY BARN, FARNHAM



