



SHEFFIELD CITY COUNCIL

Planning & Highways Committee Report

Report of: Director of City Growth Service

Date: 9th May 2022

Subject: Tree Preservation Order No. 447
45A Brooklands Avenue, Sheffield, S10 4GB

Author of Report: Vanessa Lyons, Community Tree Officer (Planning).

Summary: To seek confirmation of Tree Preservation Order No. 447

Reasons for Recommendation

To protect trees of visual amenity value to the locality

Recommendation Tree Preservation Order No. 447 should be confirmed unmodified.

Background Papers: A) Tree Preservation Order No. and map attached.
B) Tree Evaluation Method for Preservation Orders (TEMPO) assessment attached.

Category of Report: OPEN

CITY GROWTH SERVICE

REPORT TO PLANNING & HIGHWAYS COMMITTEE

24th May 2022

45A Brooklands Avenue, Sheffield, S10 4GB

TREE PRESERVATION ORDER NO. 447

1.0 PURPOSE

1.1 To seek confirmation of Tree Preservation Order No.447

2.0 BACKGROUND

- 2.1 Tree Preservation Order No.447 ('the Order') was made on 6th January 2022 to protect T1, pine, T2, silver birch, G1, group of sycamore and T3, a singular sycamore, within the curtilage of 45A Brooklands Avenue and rear gardens abutting the site from Whitfield Road. A copy of the Order, with its accompanying map, is attached as Appendix A.
- 2.2 T1 and T2 (as described in the Order) are positioned to the north of the site and are fully visible from rear gardens on Brooklands Avenue. The trees are also partially visible from the vantage point of the highway at Brooklands Avenue. G1 forms a screen of mature sycamore trees between the rear gardens of Whitfield Road and the proposed development site of 45A Brooklands Avenue. Due to the multi-stemmed nature of several trees, and their placement on an ill-defined boundary between the site and rear gardens on Whitfield Road, it is possible that several of the trees in the group are under the ownership of properties on Whitfield Road. T3 is a singular sycamore positioned on the southern boundary of the site, where it stands close to a boundary with a property on School Green Lane.
- 2.3 In late November 2021 the site was cleared of many trees, potentially to prepare the site for development. In response to this, on 08.12.21, an inspection of the remaining trees was carried out by Vanessa Lyons, Tree Officer for SCC. The intention was to assess whether the remaining trees were worthy of protection under a TPO, thus preventing the immediate loss of any more trees from the site and ensuring that the remaining trees be fully considered during any subsequent planning application.
- 2.4 A Tree Evaluation Method for Preservation Orders (TEMPO) assessment was carried out by Vanessa Lyons, who scored T1,T2 and T3 with 12 points respectively, and G1 with 14 points. The assessment produced a clear recommendation for protection. A summary of the TEMPO can be found in Appendix B.
- 2.5 objections.

No objections were received. A representation was received from residents whose land borders the site, querying the position of several trees which are included in the TPO and which straddle the border between Whitfield Road and the site. The trees belong to properties on Whitfield Road. The residents who submitted the representation are supportive of the TPO, and do not wish to object.

3.0 VISUAL AMENITY ASSESSMENT

3.1 T1, a pine, is visually prominent from houses adjacent to the site and from the road-side. The tree is outwardly free of major defects and brings a good degree of amenity to the area. T2, a silver birch and T3 a sycamore, are less visibly prominent, being harder to see from the highway, but still forming a natural screen between adjacent houses and the proposed development site. G1 consists of a large number of mature sycamore trees. Although the trees do contain a number of defects, such as torn out branches and suppressed canopies, the trees as a group are visually very significant, forming a screen between multiple houses and the site, and creating a wildlife corridor which will provide vital habitat for a number of birds, insects and small mammals.

3.2 A Tree Evaluation Method for Preservation Orders (TEMPO) assessment was carried out by Vanessa Lyons Tree Officer for SCC. The assessment produced a clear recommendation for protection. A summary of the TEMPO can be found in Appendix B.

4.0 EQUAL OPPORTUNITIES IMPLICATIONS

4.1 There are no equal opportunities implications.

5.0 ENVIRONMENTAL AND PROPERTY IMPLICATIONS

5.1 There are no environmental and property implications based on the information provided.

5.2 Protection of the trees detailed in Tree Preservation Order No.445 will benefit the visual amenity of the local environment.

6.0 FINANCIAL IMPLICATIONS

6.1 There are no financial implications.

7.0 LEGAL IMPLICATIONS

7.1 A local authority may make a Tree Preservation Order (TPO) where it appears that it is expedient in the interests of amenity to make provision for the preservation of trees or woodlands in their area (Section 198, Town and Country Planning Act 1990).

- 7.2 A TPO may prohibit the cutting, topping, lopping or uprooting of the trees which are the subject of the Order. It may also prohibit the wilful damage or destruction of those trees. Any person who contravenes a TPO shall be guilty of an offence and liable to receive a fine of up to £20,000.
- 7.3 The local authority may choose to confirm a TPO it has made. If an Order is confirmed, it will continue to have legal effect until such point as it is revoked. If an Order is not confirmed, it will expire and cease to have effect 6 months after it was originally made.
- 7.4 A local authority may only confirm an Order after considering any representations made in respect of that order. One objection has been received in respect of the Order. A response to that objection is provided at paragraph 2.5.

8.0 RECOMMENDATION

- 8.1 Recommend Provisional Tree Preservation Order No.445 be confirmed.

Michael Johnson, Head of Planning,

9th May 2022