



DEVELOPMENT CONTROL COMMITTEE: –

28 October 2008

REPORT OF HEAD OF DEVELOPMENT & DELIVERY

**SERVING OF TREE PRESERVATION ORDER 23 of 2008 AT
WILLENHALL HEALTH CENTRE, FIELD STREET, WILLENHALL WV13
2NZ.**

1. PURPOSE OF REPORT

To seek the authority to make Tree Preservation Order No 23 of 2008.

2. RECOMMENDATIONS

The Committee is recommended to:

- (i) Authorise the making of Walsall Tree Preservation Order No 23 of 2008. A plan showing the proposed Tree Preservation Order is attached to this report.
- (ii) Support the reason for making the Tree Preservation Order set out in paragraph 2 of the detailed report.

3. FINANCIAL IMPLICATIONS

Within budget, In general, new Tree Preservation Orders generate additional applications for consent and increase officers' workload.

4. POLICY IMPLICATIONS

Within Council policy – YES

5. LEGAL IMPLICATIONS

The owners and future owners of this site will be required to apply for Council permission if they wish to fell or prune any tree protected by the Tree Preservation Order. Failure to do this renders anyone carrying out unauthorised works to trees liable to criminal proceedings.

6. EQUAL OPPORTUNITY IMPLICATIONS

NOT APPLICABLE

7. **ENVIRONMENTAL IMPACT**

The management of Walsall's tree cover through the administration of the Tree Preservation Order system has positive implications in protecting trees for their visual and environmental benefits. Removal of protected trees is often necessary because trees have a finite lifespan and may also cause nuisance or damage. In these instances the Council has to decide whether the removal of protected trees is justified. In the event that felling a tree is permitted, the Council can secure replacement planting to maintain tree cover.

8. **WARD(S) AFFECTED**

The proposed Tree Preservation Order 23 of 2008 is located within the Willenhall South Ward.

9. **CONSULTEES**

Owners and near neighbours will be sent copies of the Tree Preservation Order and invited to make representations to the Council in both opposition and support of this Tree Preservation Order. Any responses will be described within the future report for the confirmation of this order.

10. **CONTACT OFFICER**

Cameron Gibson - Extension: 2453

11. **BACKGROUND PAPERS**

N/A

Simon Tranter
HEAD OF DEVELOPMENT & DELIVERY

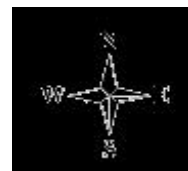
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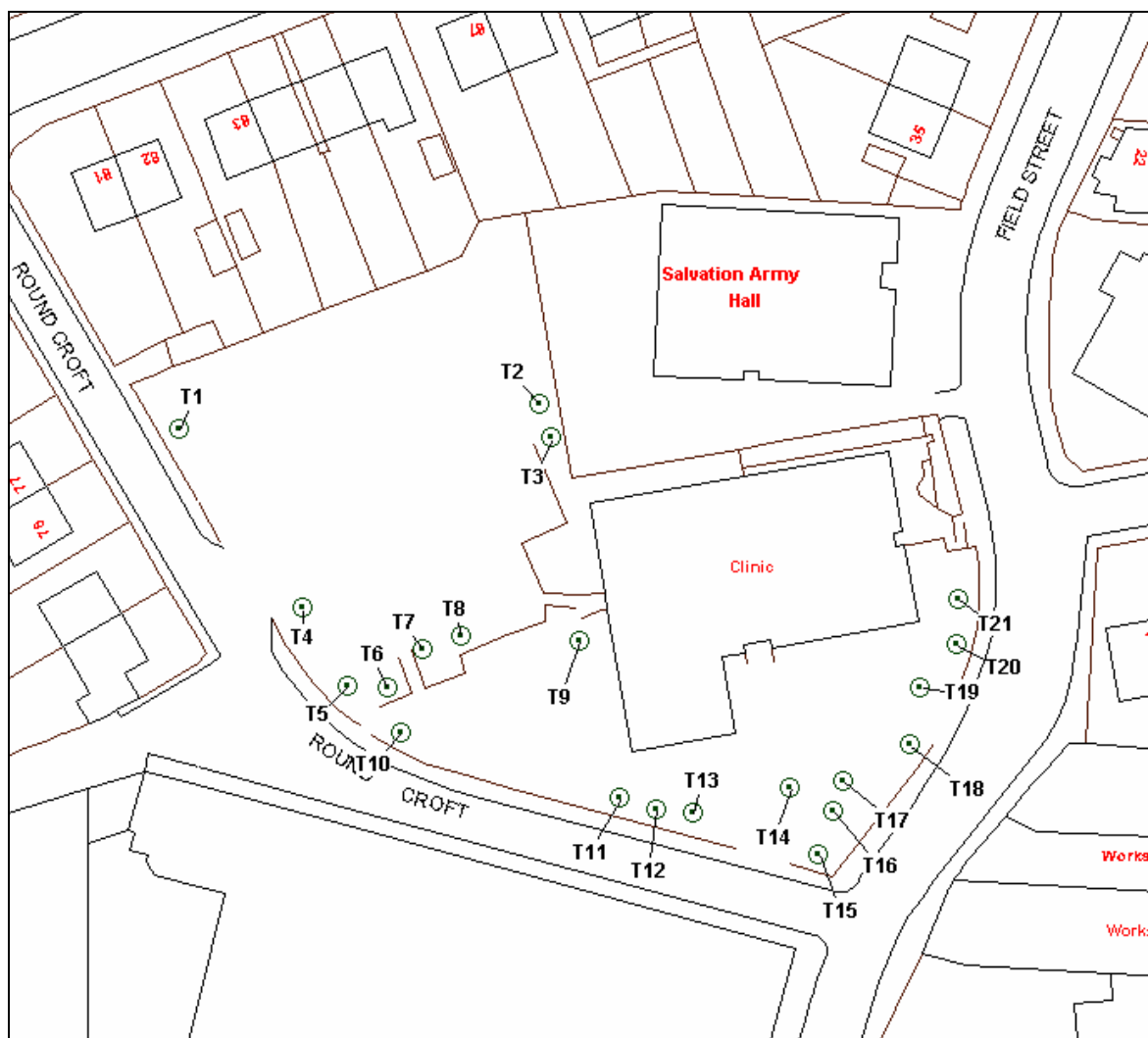
SERVING OF TREE PRESERVATION ORDER 23 OF 2008 AT WILLENHALL
HEALTH CENTRE, FIELD STREET, WILLENHALL WV13 2NZ.

REPORT DETAIL.

1. The trees, the subject of this proposed Order, are situated on land that is occupied by Willenhall Health Centre. The site is, at present, the subject of pre-application advice to redevelop the site although no formal application has been received to date. The existing trees on site are covered by Tree Preservation Order 39 of 2006 although there are several anomalies with this TPO. TPO 23 of 2008 aims to correct the anomalies, include only those trees worthy of a TPO and bring the TPO up to date with current regulations. It will also ensure a significant level of amenity be retained in the locality and provide a sufficient level of screening to future development from neighbouring uses. It will also ensure that trees are not lost prior to any planning application being received.
2. The trees selected for continued protection under TPO 23 of 2008 are protected for the following reasons:
 - *They form a prominent landscape feature in the local area and will continue to contribute to landscape quality in the future.*
 - *They add to the amenity and visual diversity of the immediate area.*
 - *They are potentially at risk from future development and making a Tree Preservation Order will discourage the premature removal of important trees.*
 - *The Council's Unitary Development Plan identifies policies for protection of the trees and green spaces.*
 - *The original TPO (39 of 2006) requires updating and the trees re-assessing.*
3. The trees in question are worthy of protection for their contribution to the local landscape, and are a component part of the quality of the local landscape. They will, in the future, also provide a mature visual amenity feature that will add quality directly to the local area along with other trees. It is therefore considered expedient in the interests of the long-term amenity of the area to ensure the continued retention of the trees by making TPO 23 of 2008.
4. Upon confirmation of TPO 23 of 2008, the original TPO (39 of 2006) shall be revoked.



TPO 23 of 2008
Willenhall Health Centre, Field Street, Willenhall WV13 2NZ.



Not to Scale Date 30 October 2008 Cameron Gibson

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