

**Wirral Borough Council Tree Preservation Order No 342
Land at Salem View to the rear of 26 Birch Close, Oxton.**

1. Executive Summary

- 1.1 The purpose of this report is to inform the Committee of an objection to Wirral Borough Council Tree Preservation Order N^o 342 and to recommend that the order shall be confirmed.

2. Background

- 2.1 The trees form a group that are and important green amenity screen between Salem View and Birch Close.
- 2.2 The Ash tree is of particular good form and is prominent in the landscape and stands on the edge of the Oxton Conservation Area.
- 2.3 Because the tree contributes to the amenity of the area and the Oxton Conservation Area, the Wirral Borough Council Tree Preservation Order 342 was made on 10 February 2010.

3. The Objection

- 3.1 An objection has been received by a neighbour. The reasons for the objection are;
- The trees do not make an important screen between Salem View and Birch Close. The Ivy which has grown in the trees makes an extra screen not the trees.
 - The trees comprising Group 1 will severely damage the stone wall.
 - Policy LAN 1 applies to the stone wall also.
 - The trees benefit from Conservation Area status and further protection is not necessary.

4. Comments on the objection

- 4.1 Ivy is a climbing shrub that uses trees and other structures as a support. Without the trees it would simply grow over the wall. Control of the Ivy would open up the crowns of the trees and make the trees more aesthetically pleasing, increasing the visual amenity. The TPO does not protect the ivy
- 4.2 Damage to the stone wall may or may not occur. However the issue can be dealt with under the Tree Preservation Order if it occurs. Walls can be modified structurally as needed to accommodate tree roots, thereby enabling both wall and tree to be retained in the landscape.

4.3 Although the trees are protected by Conservation Area status this protection does not allow conditions to be put in place to control the extent and quality of any tree work. In order to refuse any notification for tree work or felling (under the Town and Country Planning Act), a Tree Preservation Order must be served. This allows a local authority to control inappropriate tree work.

5. Support

5.1 A letter of support for the TPO was received from, the Oxton Society.

6. Financial and Staffing implications

6.1 There are no direct financial or staffing implications arising out of this report.

7. Equal Opportunities implications

7.1 There are no implications arising out of this report in terms of equal opportunities, ethnic minorities, the elderly, or disabled.

8. Local Agenda 21 Implications

8.1 Preservation of trees will assist the sustainability of local wild life and positively contribute to the quality of air.

9. Environmental implications

9.1 The environmental implications are as set out in this report.

10. Anti-Poverty Implications

10.1 I am not aware of any anti-poverty implications

11. Social Inclusion Implications

11.1 I am not aware of any social inclusion implications

12. Health Impact Assessment

12.1 I am not aware of any health issues

13. Local Member Support implications

13.1 The site is in the Oxton ward.

14. Background Papers

14.1 The following background papers have been used in the preparation of this report: Tree Preservation Order No 342. Land at Salem View to the rear of 26 Birch Close, Oxton.

15. Planning Implications

15.1 None

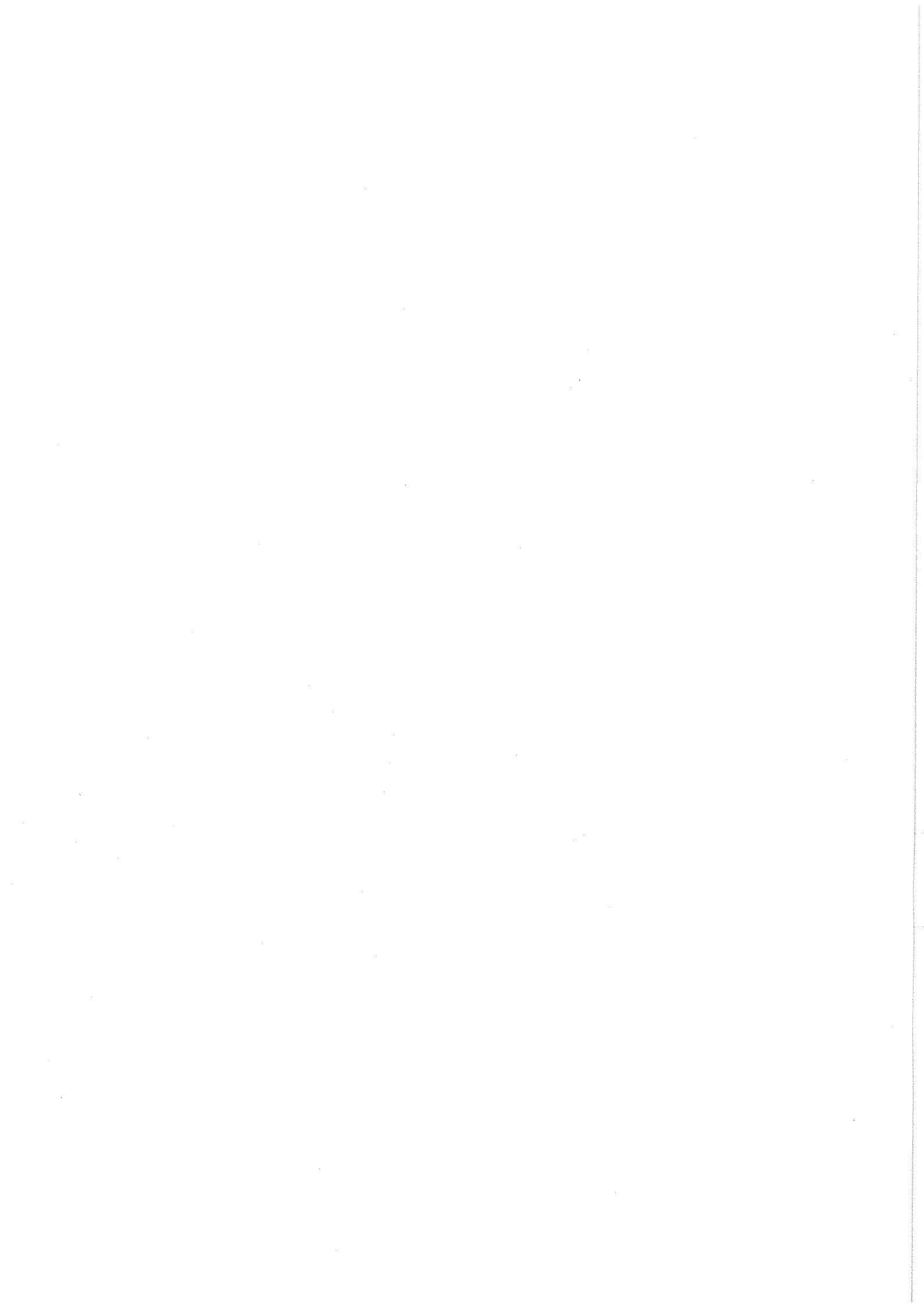
16. Recommendation

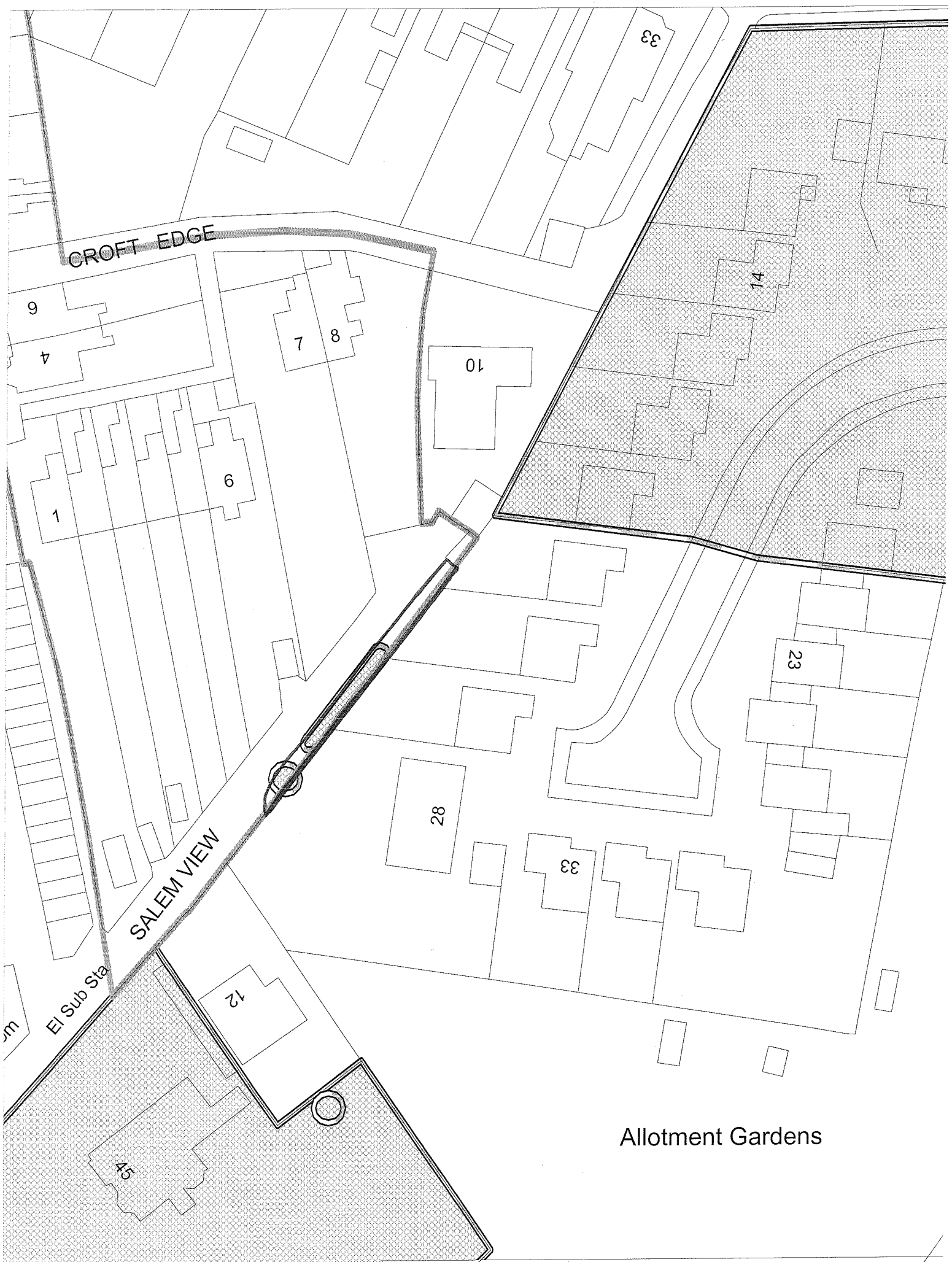
16.1 It is recommended that Wirral Borough Council Tree Preservation Order N^o.342 be confirmed.

A handwritten signature in black ink, appearing to be 'D Green', followed by a long horizontal line extending to the right.

On behalf of
DAVID GREEN, DIRECTOR
TECHNICAL SERVICES DEPARTMENT

This report was prepared by Erik Bowman who can be contacted on 0151 606 2247.





Allotment Gardens

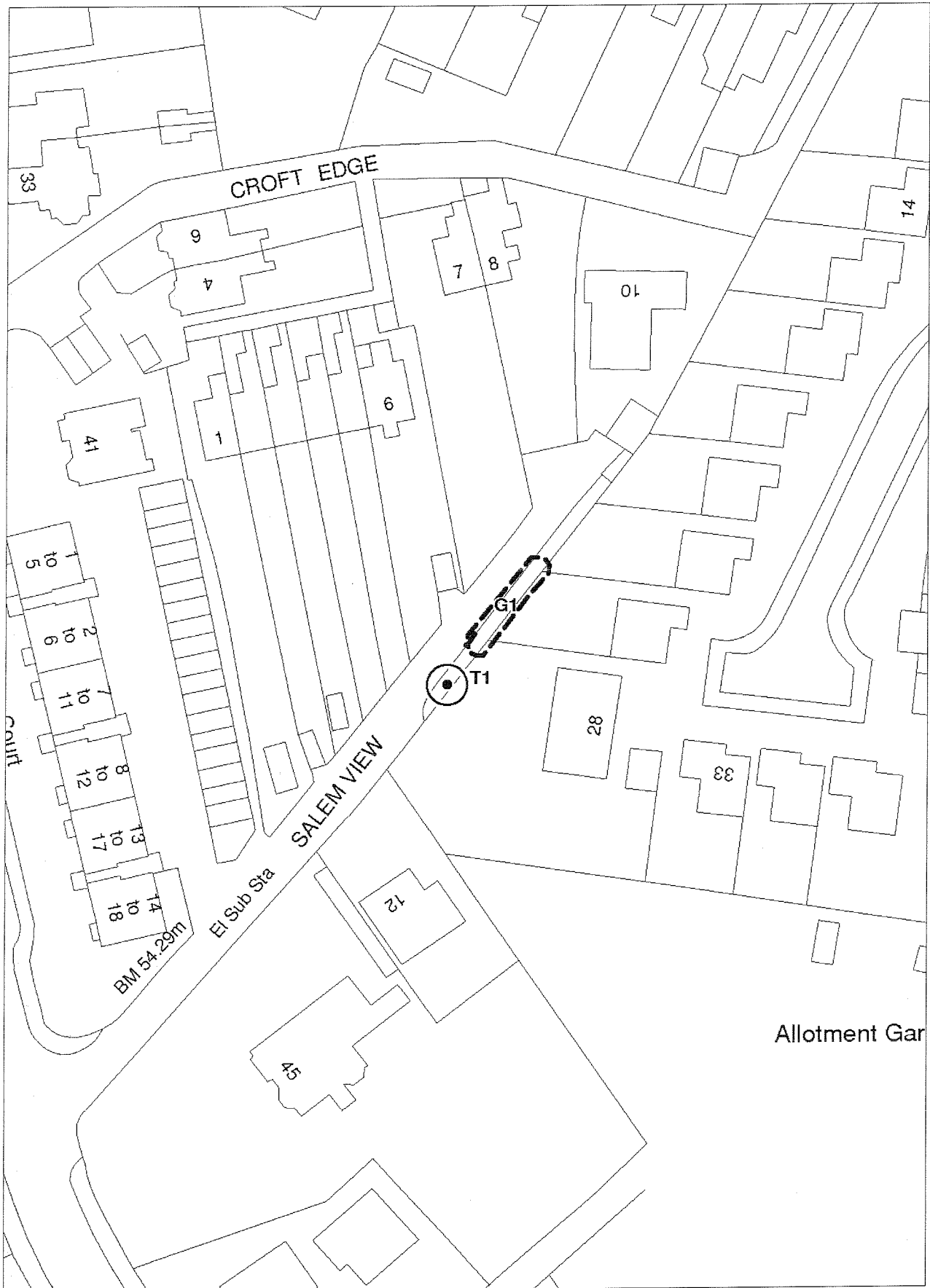
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Allotment Gardens

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**Map as annexed to the first schedule of
The Wirral Borough Council
Tree Preservation Order No. 342**

Scale:

Date:



WIRRAL BOROUGH COUNCIL TREE PRESERVATION ORDER No. 342

FIRST SCHEDULE

TREES SPECIFIED INDIVIDUALLY (encircled in black on the map)

NO. ON MAP

T1

SPECIES

Ash

SITUATION

Standing on a grass verge on Salem View adjacent to the rear boundary of 28 Birch close.

TREES SPECIFIED BY REFERENCE TO AN AREA (within a black dotted line on the map)

NO. ON MAP

SPECIES

NONE

SITUATION

GROUPS OF TREES (within a broken black line on the map)

NO. ON MAP

G1

SPECIES

Sycamore, Willow, Cherry

SITUATION

Standing on a grass verge on Salem View adjacent to the rear boundary of 26 Birch close

WOODLANDS (within a solid black line on the map)

NO. ON MAP

SPECIES

NONE

SITUATION

TOWN AND COUNTRY PLANNING ACT 1990

STATEMENT OF REASONS FOR MAKING THE WIRRAL BOROUGH COUNCIL TREE PRESERVATION ORDER NUMBER 342

1. A conservation Area notification to prune 2 trees has been received.

The trees form part of a group, which are an important screen between Salem view and Birch close. These trees also stand along the boundary of the conservation.

The Ash tree is of particularly good form and in good condition. Although not the subject of the notification, the tree is prominent in the landscape and stands on the edge of the Conservation Area, and gives character to Salem view.

There are other protected trees adjacent to Salem view, which are also on the edge of the Conservation area and provide amenity and form part of the character of the Conservation Area and it has therefore been decided to make the Tree preservation Order Number 342.

2. Policy LAN1 - Principles for Landscape of the Unitary Development Plan for Wirral which was adopted on 11th February 2000 states:

In considering proposals for development, the Local Planning Authority will have regard to the visual impact upon the local and wider landscape and will in particular:

- (i) Protect landscapes of special character, identified as areas of special landscape value; and
- (ii) Promote the improvement and enhancement of damaged landscapes, identified as areas requiring landscape renewal.

Proposals will not be permitted where their visual impact would be inappropriate, in terms of the character, appearance, and landscape setting of the surrounding area.

Informative

An amenity valuation was carried out using TEMPO (Tree Evaluation Method For Preservation Orders). This system is used as a decision guide.

The TPO has been served as a means to control any pruning carried out to the trees and ensure that the value of the tree as an amenity is not reduced by poor or inappropriate pruning.