MANCHESTER CITY COUNCIL
Planning
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Manchester M60 2LA

Application for tree works: works to trees subject to a tree preservation order (TPO) and/or notification of proposed works to trees in a conservation area.

Town and Country Planning Act 1990

Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

1. Trees Location

Number	23
Suffix	
Property name	
Address line 1	Windsor Road
Address line 2	Newton Heath
Address line 3	
Town/city	Manchester
Postcode	M40 1QQ

If the location is unclear or there is not a full postal address, describe as clearly as possible where it is (for example, 'Land to rear of 12 to 18 High Street' or 'Woodland adjoining Elm Road')

Easting (x)	389164
Northing (y)	399901

Description

2. Applicant Details

Title	Mr
First name	Raj
Surname	Salvananden
Company name	Royal Elms Nursing Home
Address line 1	23, Windsor Road
Address line 2	Newton Heath
Address line 3	

2. Applicant Details

Town/city	Manchester
Country	
Postcode	M40 1QQ
Primary number	
Secondary number	
Fax number	
Email address	

Are you an agent acting on behalf of the applicant? (•) Yes ( ) No

3. Agent Details

Title	Mr
First name	Andrew
Surname	hampson
Company name	Sunnybank Forestry Ltd
Address line 1	112 Railway Road
Address line 2	
Address line 3	
Town/city	Urmston
Country	
Postcode	m41 0yd
Primary number	
Secondary number	
Fax number	
Email	

4. What Are You Applying For?

Are you seeking consent for works to tree(s) subject to a Tree Preservation Order? ( ) Yes (•) No

Are you wishing to carry out works to tree(s) in a conservation area? (•) Yes ( ) No

5. Identification of Tree(s) and Description of Works

Please identify the tree(s) and provide a full and clear specification of the works you want to carry out.

You might find it useful to contact an arborist (tree surgeon) for help with defining appropriate work.

Where trees are protected by a Tree Preservation Order, please number them as shown in the First Schedule to the Tree Preservation Order where this is available. You should use the same numbering on your sketch plan (see help for sketch plan requirements).

Please provide the following information:
- Tree species

5. Identification of Tree(s) and Description of Works

- The number used on the sketch plan); and
- A description of the proposed works.

Where trees are protected by a Tree Preservation Order you must also provide:
- Reasons for the work; and where trees are being felled
- Proposals for planting replacement trees (including quantity, species, position and size) or reasons for not wanting to replant.

e.g. Oak (T3) - fell because of excessive shading and low amenity value. Replant with one standard ash in same position.

T1Lime tree: Fell to ground level due to dramage to neighbouring garage.
T2 Horse Chestnut: fell to ground and remove to ground level. Causing damage to path and wall/steps.
T3Lime tree: Fell to ground level and remove. Causing damage to path and steps.
T4 Horse Chestnut: Fell and remove to ground level. Poor as suppressed by T3 and T5
T5Lime tree: Crown lift and reduce canopy away from building by 2m.
T6Sycamore tree: Fell to ground level and remove. Poor form and suppressed by T5 and adjacent Lime tree.
T7Sycamore tree: Fell to ground level and remove causing damage to path which is a fire escape route.
T8Willow: Low amenity value, growing into conifer hedge. Roots again lifting flags to fire escape route.
T9 Elm tree: Tree is dead, fell to ground level and remove.

6. Trees - Additional Information

For all trees

A sketch plan clearly showing the position of trees listed in the question 'Identification of Tree(s) and Description of Works' MUST be provided when applying for works to trees covered by a Tree Preservation Order. A sketch plan is also advised when notifying the LPA of works to trees in a conservation area (see guidance notes).

It would also be helpful if you provided details of any advice given on site by an LPA officer.

For works to trees covered by a TPO

Please note: If none of the proposed work involves trees covered by a TPO, please answer 'No' to the two questions below

Please indicate whether the reasons for carrying out the proposed works include any of the following. If so, your application MUST be accompanied by the necessary evidence to support your proposals (see guidance notes for further details).

1. Condition of the tree(s) - e.g. it is diseased or you have fears that it might break or fall ○ Yes ◉ No

If Yes, you are required to provide written arboricultural advice or other diagnostic information from an appropriate expert.

2. Alleged damage to property - e.g. subsidence or damage to drains or drives. ○ Yes ◉ No

If Yes, you are required to provide for:

- Subsidence: A report by an engineer or surveyor (to include a description of damage, vegetation, monitoring data, soil, roots and repair proposals) and a report from an arboriculturist to support the tree work proposals.

- Other structural damage (e.g. drains walls and hard surfaces): Written technical evidence from an appropriate expert, including description of damage and possible solutions.

Documents and plans (for any tree)

Are you providing additional information in support of your application (e.g. an additional schedule of work for question 'Identification of Tree(s) and Description of Works')? ◉ Yes ○ No

If Yes, please provide the reference numbers of plans, documents, professional reports, photographs etc in support of your application

Site plan attached as Appendix 1

As per my conversation with John Kelsey i would like to arrange a meeting with myself, John and the city arborist on site to discuss the application. Myself and the client are aware that works being requested are extensive in such a sensitive area so a meeting on site enables myself and the arborist to look at the impact of these trees on the property and discuss/clarify what you are happy with us to proceed.

7. Tree Ownership

Is the applicant the owner of the tree(s)? ◉ Yes ○ No

8. Tree Preservation Order Details

If you know which TPO protects the tree(s), enter its title or number

N/A

9. Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:
(a) a member of staff
(b) an elected member
(c) related to a member of staff

9. Authority Employee/Member

(d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

○ Yes ◉ No

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

10. Trees - Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them. ☑

Date (cannot be pre-application) 24/09/2019