MANCHESTER CITY COUNCIL

Planning

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P O Box 532 Town Hall
Manchester M60 2LA

Dr Deeps Majumdar
71 Victoria Road
Manchester
M16 8DQ

Date: 30 November 2018

Dear Sir/Madam,

Application No: 121121/TCA/2018
Intent to carry out works to trees at 71 Victoria Road, Whalley Range, Manchester, M16 8DQ

Further to your request to carry out works to trees located at the above address, the City Council's arboricultural staff visited the site and inspected the trees. With reference to their advice, consent is hereby **granted** for the following work:

The City Council have no objections to the proposed felling of 2 Conifer trees in the rear garden of 71 Victoria Road, Manchester, as indicated in the submitted details and plan.

To mitigate against the loss of these trees, and to maintain tree canopy cover and the character of the conservation area, it is recommended that a replacement tree is replanted and the Betula utilis Jacquemontii/Doorenbos would be an appropriate species.

All tree work should be carried out by a competent contractor in accordance with British Standard BS 3998 "Recommendations for Tree Work".

Reason - In order avoid damage to trees/shrubs adjacent to and within the site which are of important amenity value to the area and in order to protect the character of the area, in accordance with policies EN9 and EN15 of the Core Strategy.

In accordance with The Town and Country Planning (Tree Preservation) (England) Regulations 2012 (as amended), this consent is granted for a period of two years from the date of this letter.

Should you wish to discuss this matter any further please contact John Kelsey.

Yours faithfully,

Julie Roscoe
Head of Planning, Building Control & Licensing