

# APPENDIX 2

Ms M.K. Uppal

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26<sup>th</sup> August, 2020

**RE: TB/TPO (13) 2020, Romsley Manor House, Bromsgrove Road, Romsley, Worcestershire, B62 0ET**

I am writing to formally object to the proposed Tree Preservation Order No 13, 2020.

In accordance with procedures set out in Regulation 6 of Town and Country Planning Regulations 2012, the tree this objection specifically relates to is the Yew tree situated along the northern boundary of Romsley Manor Farm, Romsley, B62 0ET. (NGR 396288, 278849)

As you will be aware, the site now benefits from planning permission and development is currently underway.

I have set out the grounds of my objections below with regard to the above mentioned tree.

1. An Ecological Survey carried out on 1st December 2017 sets out concerns about the Yew Tree's stability given that it is situated on a sandy bank undermined by rabbits. The report states the Yew could become unstable and a hazard if it fell. In addition to the comments on the Ecological Survey I would like to add that if the Tree did fall, given it is on raised ground, approximately 1.5m higher than the proposed dwelling, there is a very high risk that the tree would cause significant damage to the proposed dwelling if it fell.  
See Appendix 1.
2. Prior to development works taking place, structural warranty was taken out on the basis that there were no Tree Preservation Orders on the site. Development is significantly underway at the site under the afore mentioned structural warranty. The proposed Tree Preservation Order now undermines the structural warranty that is currently in place given the tree's proximity to the proposed dwelling. I obtained the structural warranty in good faith that there were no TPOs on the site, the structural warranty now may be affected or even void causing unnecessary constraints and complications to the already started development.

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3. The site is at the top of Bromsgrove Road, adjacent to Romsley Common and Romsley Hill. During high winds there is cause for concern that one of the branches or the tree itself, could fall and cause damage to the proposed dwelling. Since taking ownership of the site in April 2020, I can confirm that during high winds in August 2020, one of the higher, larger branches of the tree fell. I have attached evidence of this. This is a concern due to the potential damage this would cause to the proposed dwelling.
  
4. I disagree that the tree provides “special amenity value” as the tree is on private land which I own and there no public right of way. Furthermore, once the development is complete, the tree will not be visible by the general public thus providing no public amenity.

For the reasons set out above, I do not believe the proposed TPO should be imposed. I welcome your response.

Your Sincerely,

Ms. M.K. Uppal