

Town and Country Planning Act 1990

The Alnwick District Council (Lindale House, Acklington)

Tree Preservation Order, 1992

This Order was varied by the Alnwick District Council on the 20th day of September under reference number 14 of 2006.

The effects of the terms of this variation are: -

- 1 Trees previously identified in the Order have been grouped into G1 situated to the north of the property Beech Grove.
- 2 A revised plan and schedule have been prepared to illustrate the above changes.
- 3 The revised schedule and new plan are attached.

The common seal of Alnwick District Council
Was hereunto affixed in the presence of: -

.....*W. Kane*.....

Duly Authorised Officer

Seal No. 5370



FIRST SCHEDULE

TREES SPECIFIED INDIVIDUALLY

(encircled in black on the map)

No. on Map	Description	Situation
T1	Beech	Adjacent to western boundary and 10 metres from northern boundary of "Lindale"
T2	Beech	Central to front garden of "Lindale" and 20 metres to north of house.

GROUP OF TREES

(within a broken black line on the map)

No. On Map	Description	Situation
G1	The Group consisting of 8 Beech, 3 Sycamore, 1 Horse Chestnut, and 1 Birch.	Situated to northern end of site and adjacent to the main highway.

WOODLANDS

(within a continuous black line on the map)

No. on Map	Description	Situation
NONE		

Town and Country Planning Act 1990

Insert title of: **THE ALNWICK DISTRICT (LINDALE HOUSE, ACKLINGTON)**
Order

TREE PRESERVATION ORDER, 1992

Insert name of
Local Planning: **ALNWICK DISTRICT COUNCIL**
Authority

in this Order called "the authority", in pursuance of the powers conferred in that behalf by s 198-200 [and s 201¹] of the Town and Country Planning Act 1990 [and s 300 of the Town and Country Planning Act 1990²], and subject to the provision of the Forestry Acts 1967 and 1979, hereby make the following Order-

1. In this Order:-

"the Act" means the Town and Country Planning Act 1990;

"owner means the owner in fee simple, either in possession or who has granted a lease or tenancy of which the unexpired portion is less than three years; lessee (including a sub-lessee) or tenant in possession, the unexpired portion of whose lease or tenancy is three years or more; and a mortgagee in possession; and

"the Secretary of State" means the [Secretary of State for the Environment] [Secretary of State for Wales].

2. Subject to the provision of this Order and to the exemptions specified in the Second Schedule hereto, no person shall, except, with the consent of the authority and in accordance with the conditions, if any, imposed on such consent, cut down, top, lop, uproot, wilfully damage or wilfully destroy or cause or permit the cutting down, topping, lopping, uprooting, wilful damage or wilful destruction of any tree specified in the First schedule hereto or comprised in a group of trees or in a woodland therein specified, the position of which trees, groups of trees and woodlands is defined in the manner indicted in the said First Schedule on the map annexed hereto³ which map shall, for the purpose of such definition as aforesaid, prevail where any ambiguity arises between it and the specification in the said First schedule.

3. An application for consent made to the authority⁴ under Article 2 of this Order shall be writing stating the reasons for making the application, and shall by reference if necessary to a plan specify the trees to which the application relates, and the operations for the carrying out of which consent is required.

4. (1) Where an application for consent is made to the authority under this Order, the authority may grant such consent either unconditionally, or subject to such conditions (including conditions requiring the replacement of any tree by one or more trees on the site or in the immediate vicinity thereof), as the authority may think fit, or may refuse consent:

Provided that where the application relates to any woodland specified in the First Schedule to this Order the authority shall grant consent so far as accords with the principles of good forestry, except where, in the opinion of the authority, it is necessary in the interests of amenity to maintain the special character of the woodland or the woodland character of the area, and shall not impose conditions on such consent requiring replacement or replanting.

(2) The authority shall keep a register of all applications for consent under this Order containing information as to the nature of the application, the decision of the authority thereon, any compensation awarded in consequence of such decision and any directions as to replanting of woodlands; and every such register shall be available for inspection by the public at all reasonable hours.

5. Where the authority refuse consent under this Order or grant such consent subject to conditions they may when refusing or granting consent certify in respect of any trees for which they are so refusing or granting consent that they are satisfied-

- (a) that the refusal or condition is in the interests of good forestry; or
- (b) in the case of trees, other than trees comprised in a group of trees or in a woodland, that the trees have an outstanding or special amenity value; or
- (c) in the case of trees which are comprised in a group of trees or in a woodland, that the group of trees or the woodland, as the case may be, has an outstanding or special amenity value,

but a certificate shall not be given in the case of trees falling within (c) above if the application in respect of them has been referred by the Forestry Commissioners under section 15(1)(b) or 15(2)(a) of the Forestry Act 1967.

6. (1) Where consent is granted under this Order to fell any part of a woodland other than consent for silvicultural thinning then unless-

- (a) such consent is granted for the purpose of enabling development to be carried out in accordance with a permission to develop land under Part III of the Act, or
- (b) the authority with the approval of the Secretary of State dispense with replanting,

the authority shall give to the owner of the land on which that part of the woodland is situated a direction in writing specifying the manner in which and the time within which he shall replant such land and where such a direction is given and the part is felled the owner shall, subject to the provision of this Order and s 204 of the Act, replant the said land in accordance with the direction.

(2) Any direction given under paragraph (1) of this Article may include requirements as to -

- (a) species;
- (b) number of trees per acre (hectare);
- (c) the erection and maintenance of fencing necessary for protection of the replanting;
- (d) the preparation of ground, draining, removal of brushwood, lop and top; and
- (e) protective measures against fire.

7. On imposing any condition requiring the replacement of any tree under Article 4 of the Order, or on giving a direction under Article 6 of this Order with respect to the replanting of woodlands, the authority shall if such condition or direction relates to land in respect of which bylaws made by a water authority (now a water sewerage undertaker pursuant to s 4 of the Water Act 1989 an "undertaker") since 31st March 1974, by any other authority (whose functions are now undertaken by an undertaker) who at any time prior to 1st April 1974 exercised the functions in respect of which the bylaw was made, by a drainage board, or by the Greater London Council in the exercise of its functions in relation to maintenance, improvement or construction of watercourses or of drainage works, restrict or regulate the planting of trees, notify the applicant or the owner of the land, as the case may be, of the existence of such bylaws and that any such condition or direction has effect subject to the requirements of an undertaker or the drainage board under those bylaws and the condition or direction shall have effect accordingly.

8. The provisions set out in the Third Schedule to this Order, being provisions of Part III of the Act adapted and modified for the purposes of this Order, shall apply in relation thereto.

9. Subject to the provisions of this Order, any person who has suffered loss or damage in consequence of any refusal (including revocation or modifications) of consent under this Order or of any grant of any such consent subject to conditions, shall, if he makes a claim on the authority within the time and manner prescribed by this Order, be entitled to recover from the authority compensation in respect of such loss or damage:

Provided that no compensation shall be payable in respect of loss or damage suffered by reason of such refusal or grant of consent in the case of any trees the subject of a certificate in accordance with Article 5 of this Order.

10. In assessing compensation payable under the last preceding Article account shall be taken of:

- (a) any compensation or contribution which has been paid whether to the claimant or any other person, in respect of the same trees under the terms of this or any other Tree Preservation Order under s 198-200 of the Act, or under the terms of any Interim Preservation Order made under section 8 of the Town and Country Planning (Interim Development) Act 1943, or any compensation which has been paid or which could have been claimed under any provision relating to the preservation of trees or protection of woodlands contained in an operative scheme under the Town and Country Planning Act 1932, and
- (b) any injurious affection to any land of the owner which would result from the felling of trees the subject of the claim.

11. (1) A claim for compensation under this Order shall be in writing and shall be made by serving it on the authority, such service to be effective by addressing the claim to the authority and leaving it at or sending it by post to the principal office of the authority.

(2) the time within any such claim shall be made as aforesaid shall be a period of twelve months from the date of the decision of the authority, or the Secretary of State, as the case may be, or where an appeal has been made to the Secretary of State against the decision of the authority, from the date of the decision of the Secretary of State on the appeal.

12. Any question of disputed compensation shall be determined in accordance with the provisions of section 205 of the Act.

13. [(1) The provisions of section 201 of the Act shall apply to this Order and the Order shall take effect on. The 17th Day of March 1992]⁵

[(2) This Order shall apply to any tree specified in the First Schedule hereto, which is to be planted as mentioned therein, as from the time when that tree is planted.]⁶

NOTE: Any person contravening the provisions of this Order by cutting down, uprooting or wilfully destroying a tree, or by wilfully damaging, topping or lopping a tree in such a manner as to be likely to destroy it is guilty of an offence and liable on summary conviction to a fine not exceeding the prescribed sum⁷ for twice the sum which appears to the court to be the value of the tree, whichever is the greater, or on indictment to a fine. The penalty for any other contravention of this Order is a fine not exceeding Level 4 on the standard scale⁸ on summary conviction and, in the case of a continuing offence when the contravention is continued after conviction, a person is liable on summary conviction to an additional fine not exceeding £5 for every day on which the contravention is so continued.

If a tree is removed, uprooted or destroyed in contravention of an Order or, except in the case of a tree to which the Order applies as part of a woodland, is removed, uprooted or destroyed or dies at a time when its cutting down or uprooting is authorised only by section 198(6) of the Act relating to trees which are dying or dead or have become dangerous, it is the duty of the owner of the land, unless on his application the local planning authority dispense with the requirement, to plant another tree of appropriate size and species at the same place as soon as he reasonably can. Except in emergency, not less than 5 days previous notice of the removal, etc, should be given to the authority to enable the latter to decide whether or not to dispense with the requirement. In respect of trees in a woodland it is sufficient to replace the trees removed, uprooted or destroyed by planting the same number of trees either on or near the land on which the trees removed, uprooted or destroyed stood or on such other land as may be agreed between the authority and the owner of the land, and (in either case) in such places as may be designated by the authority.

FIRST SCHEDULE
TREES SPECIFIED INDIVIDUALLY*
(encircled in black on the map)

<i>No. on Map</i>	<i>Description</i>	<i>Situation</i>
T1	Lime	5.8m to the rear of Lindale House, 2.0m off the southern site boundary
T2	Beech	5.4m west of Lindale House, 0.7m off western site boundary
T3	Beech	21.0m north of Lindale House, 7.0m off the western site boundary
T4	Beech	37.2m north of Lindale House, 0.6m off the western site boundary

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

<i>No. on Map</i>	<i>Description</i>	<i>Situation</i>
	NONE	

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

<i>No. on Map</i>	<i>Description</i>	<i>Situation</i>
G1	13 Mature Beech, Horse-Chestnut, Elm, Silver Birch, and Sycamore	

WOODLANDS*
(within a continuous black line on the map)

<i>No. on Map</i>	<i>Description</i>	<i>Situation</i>
	NONE	

* The word "NONE" must be entered where necessary

SECOND SCHEDULE

This Order shall not apply so as to require the consent of the authority to

(3) the cutting down of any tree on land which is subject to a forestry dedication covenant where

(a) any positive covenants on the part of the owner of the land contained in the same deed as the forestry dedication covenant and at the time of the cutting down binding on the then owner of the land are fulfilled;

(b) the cutting down in accordance with a plan of operations approved by the Forestry Commission under such deed.

(4) the cutting down of any tree which is in accordance with a plan of operations approved by the Forestry Commission under a grant scheme under section 1 of the Forestry Act 1979 except a scheme which applies to a forestry dedication covenant.

(5) the cutting down, uprooting, topping or lopping of a tree

(a) by or at the request of the Post Office where the land on which the tree is situated is land which has been acquired for the purpose of the Post Office's undertaking and either works on such land cannot otherwise be carried out or the cutting down, uprooting, topping or lopping is for the purpose of securing safety in the operation of the undertaking; or the lopping in pursuance of the power conferred on any operator of a telecommunications code system by virtue of paragraph 19 of Schedule 2 to the Telecommunications Act 1984;

(b) by or at the request of
(i) a statutory undertaker or holder of a licence under section 6(1) of the Electricity Act 1989 where the land on which the tree is situated is operational land as defined by the Act and either works on such land cannot otherwise be carried out or the cutting down, uprooting, topping or lopping is for the purpose of securing safety in the operation of the undertaking;

(ii) a licence holder within the meaning of Part I of the Electricity Act 1989, where such

99. Procedure for c 97 : unopposed cases

(1) this section applies where:

- (a) the authority have made an Order under section 97; and
- (b) the owner and the occupier of the land and all persons who in the authority's opinion will be affected by the Order have notified the authority in writing that they do not object to it.

(2) Where this section applies, instead of submitting the Order to the Secretary of State for confirmation the authority shall advertise the fact that the Order has been made, and the advertisement must specify:

- (a) the period within which persons affected by the Order may give notice to the secretary of State that they wish for an opportunity of appearing before, and being heard by, a person appointed by the Secretary of State for the purpose; and
- (b) the period at the expiration of which, if no such notice is given to the Secretary of State, the Order may take effect by virtue of this section without being confirmed by the Secretary of State.

(3) The authority shall also serve notice to the same effect on the persons mentioned in sub-section (1)(b).

(4) The period referred to in sub-section (2)(a) must not be less than 28 days from the date the advertisement first appears.

(5) The period referred to in sub-section (2)(b) must not be less than 14 days from the expiration of the period referred into sub-section (2)(a).

(6) The authority shall send a copy of any advertisement published under sub-section (2) to the Secretary of State not more than three days after the publication.

(7) If:

- (a) no person claiming to be affected by the Order has given notice to the Secretary of State under sub-section (2)(a) within the period referred to in that sub-section, and
- (b) the Secretary of State had not directed within that period that the Order be submitted to him for confirmation,

the Order shall take effect at the expiry of the period referred to in sub-section (2)(b), without being confirmed by the Secretary of State as required by section 98(1).

(8) This section does not apply to an Order revoking or modifying a consent granted or deemed to have been granted by the Secretary of State under this Part or Part VII.

Given under the common Seal of the **ALNWICK DISTRICT COUNCIL**

the 17th Day of March 1992

R. Elliott

..... Chairman

J. R. S.

..... Duly Appointed Officer



3081

- 1) Include only where Order contains a direction under section 201 of the Act
- 2) Include only where order relates to Crown land.
- 3) Map to be to a scale of not less than 25 inches to one mile (1:2500), except in the case of large woodlands when the scale shall be 6 inches to one mile (1:1000 or 1: 105600.
- 4) If it is proposed to fell any of the trees included in this Order and the felling requires a licence under the Forestry Act 1967, an application should be made in the first place to the Forestry Commission.
- 5) This provision is not to be included unless it appears to the authority that the order should take effect immediately.
- 6) This provision may be included in relation to trees to be planted pursuant to a condition imposed under section 197 of the Act.
- 7) £2000 but subject to alteration by Order.
- 8) £1000 but subject to alteration by Order.

Town and Country Planning Act 1990
Town and Country Planning (Tree Preservation Order) Regulations 1969

To Miss E.T. Thompson, Decd.

of Per Tocher Neal & Co
Pethgate House
Castle Square
Morpeth NE61 1TB

TAKE NOTICE that the **ALNWICK DISTRICT COUNCIL** ("the Council"), exercising its powers, as the local planning authority, under section 198 of the Town and Country Planning Act 1990, has this day made a Tree Preservation Order (a copy of which, together with the map included in it is enclosed with this notice) in respect of:-

GROUP G1, CONSISTING OF 13 TREES (BEECH, HORSE CHESTNUT, ELM, SILVER BIRCH, AND SYCAMORE, AND FOUR INDIVIDUAL TREES T1 LIME, T2 BEECH, T3 BEECH, T4 BEECH.

[The order contains a direction under section 201 of the Act, the effect of which is explained overleaf.]

The grounds for making the order are as follows:-

IT APPEARS TO ALNWICK DISTRICT COUNCIL, AS LOCAL PLANNING AUTHORITY NECESSARY TO PROTECT THE ABOVE MENTIONED TREES, FROM POTENTIAL LOSS OR DAMAGE DUE TO THEIR IMPORTANT VISUAL AND AMENITY VALUE.

A certified copy of the Order and the map included in it may be inspected without charge at **ALLERBURN HOUSE, DENWICK LANE, ALNWICK** between the hours of 9.00am - 4.30pm, Monday to Friday

Should you wish to raise any objections or make any representations in respect of the Order, they should be made in accordance with Regulation 7 of the Town and Country Planning (Tree Preservation Order) Regulations (which is printed overleaf).

DATED 17th Day of March

1992

(Signed).....

.....**DULY APPOINTED OFFICER**.....*
(The officer appointed for this purpose)

Any communications should be addressed to:

**Alnwick District Council
Planning Department
Allerburn House
Alnwick. NE66 1YY
Tel: 0665 510505**

* Insert title of proper officer.

Delete any words in square brackets which do not apply.

NOTES

Town and Country Planning (Tree Preservation Order) Regulations 1969

Objections and representations.

7.- (1) Every objection or representation with respect to an order shall be made in writing to the authority, and shall state the grounds thereof, and specify the particular trees, group of trees, or woodlands in respect of which it is made.

(2) An objection or representation shall be duly made if it complies with paragraph (1) of this regulation and is received by the authority within 28 days from the date of the service of the notice of the making of the order.

Town and Country Planning Act 1990

Section 201(2) of the above Act provides that, notwithstanding section 199(1) of this Act, an order which contains a direction under section 201(1) of the Act shall take effect provisionally on such date as may be specified in it and shall continue in force by virtue of the said section 201 until -

- (a) the expiration of a period of six months beginning with the date on which the order was made; or
- (b) the date on which the order is confirmed

whichever first occurs.

B 6 3 4 0

5

GROUP N° 1

GARAGE

2

LOCATION PLAN

SCALE 1 : 2500

SITE PLAN

SCALE 1:200 approx

TREES MARKED EX. TO BE EXCLUDED FROM T.P.C

 Φ Φ -I.3 Φ Φ

1.

LINDALE HOUSE
T.P.O.
ACKLINGTON.

Drg. No.

Revisio

Drawn	Scale	Date
Traced	Checked	Approved
<i>[Signature]</i>	1:200	28/2/92

J. Macgregor, C. Eng., M.I.C.E., M.I.H.T.
Technical Manager.

ALNWICK DISTRICT COUNCIL
Allerburn House, Alnwick, NE66 1YY.
Tel. No. Alnwick 510505

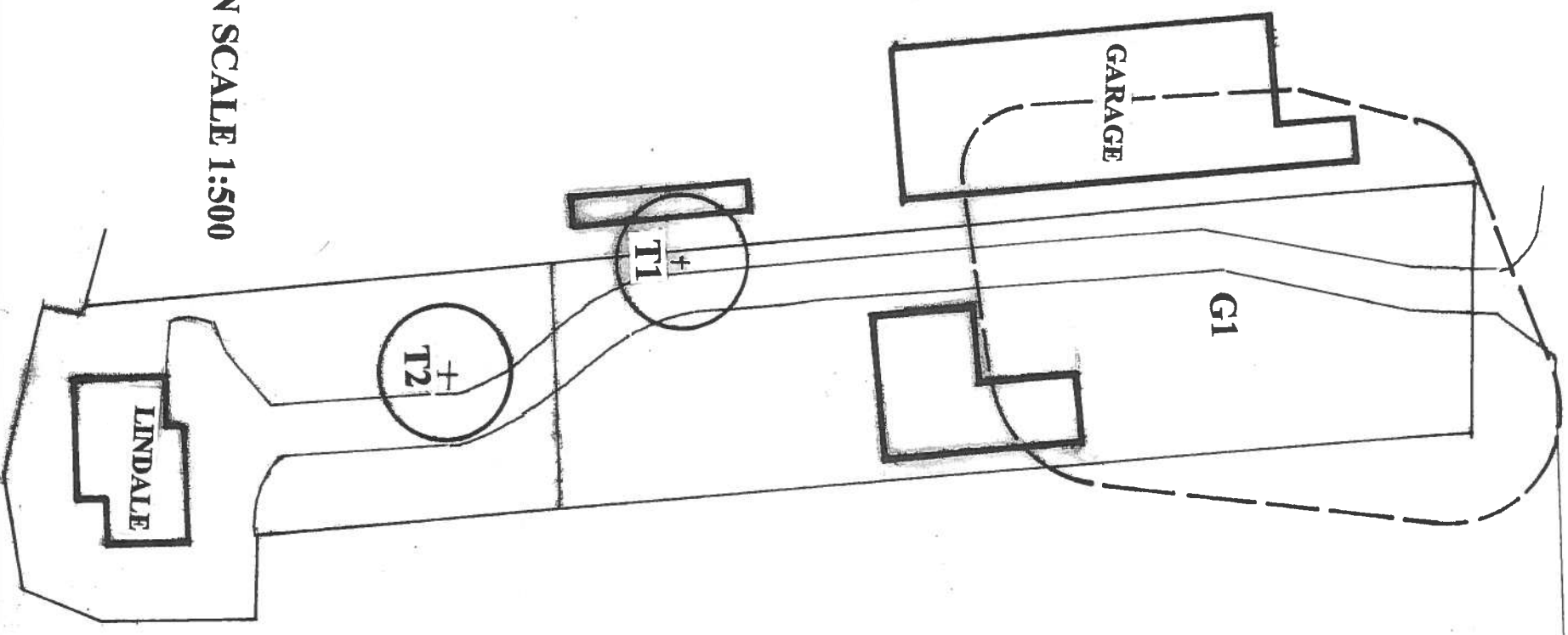
Notes

The common seal of ALNWICK DISTRICT COUNCIL was hereunto affixed in the presence of:-

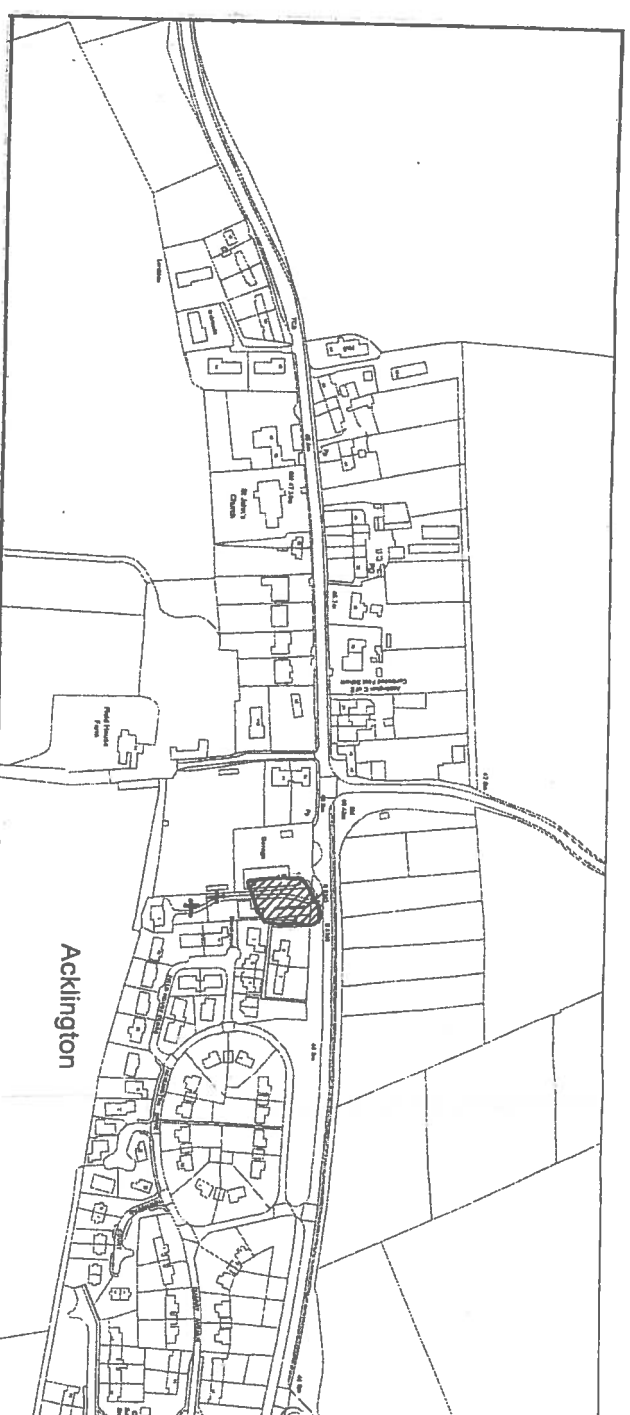


308

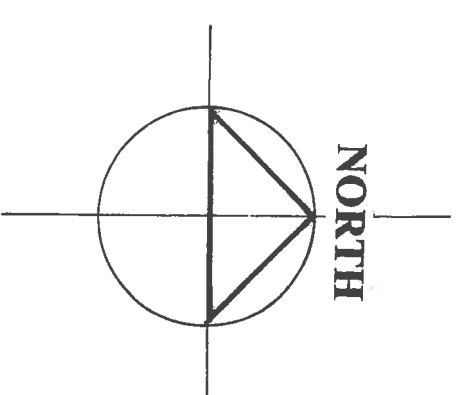
R. Elliott
for J. H.



PLAN SCALE 1:500



LOCATION PLAN SCALE 1:5000

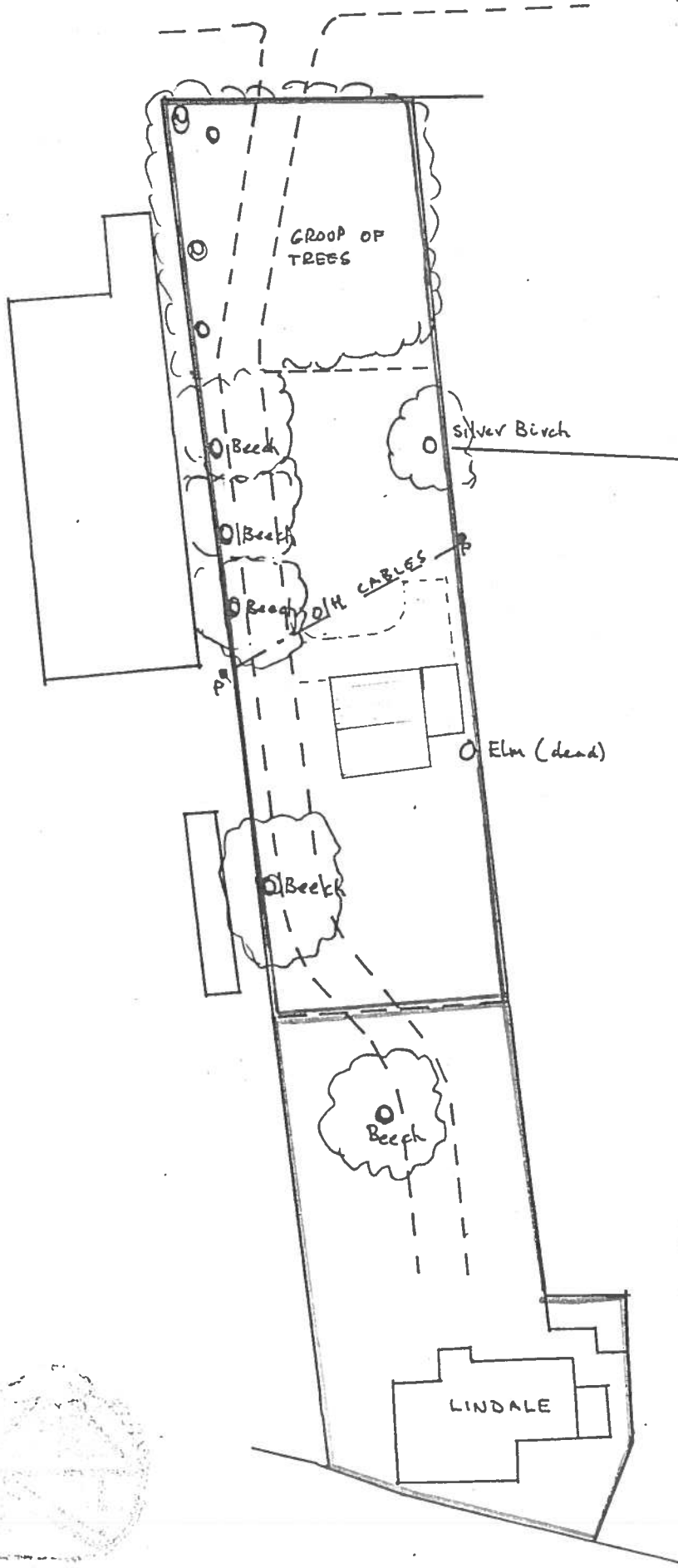


5370

ALNWICK DISTRICT COUNCIL
LINDALE HOUSE, ACKLINGTON
TREE PRESERVATION ORDER 2006

The common seal of ALNWICK
DISTRICT COUNCIL was hereunto
affixed in the presence of:-

Wanuw,



PLAN No.
92/A/009
RECEIVED
15 JAN 1992
ALNWICK D.C.
PLANNING DEPT.

SCALE: 1/500

LINDALE ACKLINGTON

COLLEYS P.S
MORPETH