

Memo

Legal and Democratic Services

To: For Circulation See Below

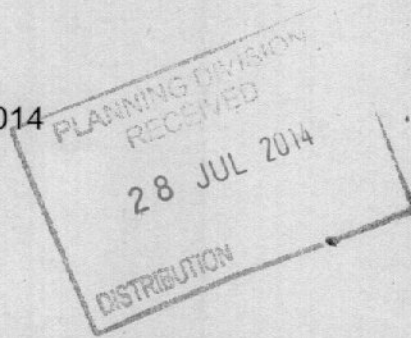
Development & Regulatory Law Team
City Hall
Bradford
West Yorkshire
BD1 1HY
DX11758 BRADFORD -1

Ref:

From: Mr S P Nelson
Legal Officer
Development & Regulatory Law Team

Date: 24 July 2014

Tel: (01274) 432083
Fax: (01274) 434242
My Ref: LEG/DEV/SPN/72520
Email: Stephen.nelson@bradford.gov.uk



**TOWN AND COUNTRY PLANNING ACT 1990 - SECTION 198
9 SELBORNE VILLAS MANNINGHAM BRADFORD
TREE PRESERVATION ORDER**

The above Tree Preservation Order was made on 24th July 2014.

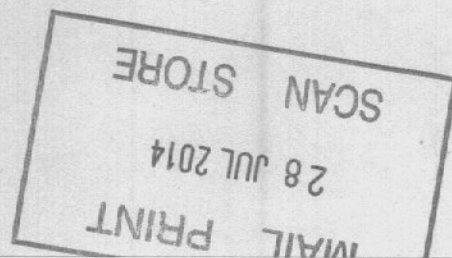
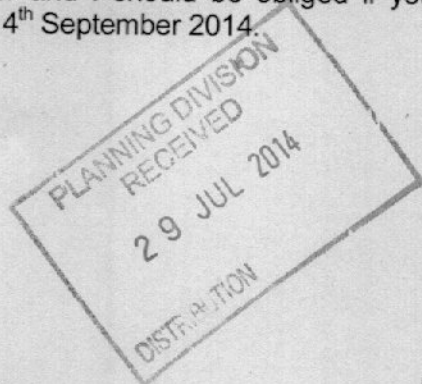
I attach a copy of the Order and I should be obliged if you would place it on deposit for public inspection at your office until 4th September 2014.

Mr S P Nelson
Legal Officer

Enc

Customer Services Reception
Ground Floor
City Hall

Department of Regeneration
Planning Customer Services Reception
Jacob's Well
Bradford



Liz, I didn't see
this sorry
SK

IMPORTANT THIS COMMUNICATION MAY AFFECT YOUR PROPERTY

**TOWN AND COUNTRY PLANNING ACT 1990
NOTICE OF MAKING A TREE PRESERVATION ORDER
CITY OF BRADFORD METROPOLITAN DISTRICT COUNCIL**

**LAND AT 9 SELBORNE VILLAS MANNINGHAM BRADFORD
TREE PRESERVATION ORDER 2014**

THIS IS A FORMAL NOTICE to let you know that on 24th July 2014 the Council made the above Tree Preservation Order.

A copy of the order is enclosed. In simple terms, no one is allowed to cut down, top or lop without the Council's permission any of the trees described in the 1st Schedule of the Order and shown on the map.

The tree is located within the North Park Road Conservation Area and a notice of intent for its removal has been submitted. The tree is considered to be of high amenity value and due to its size and prominence contributes significantly to the leafy character of the area. If the tree were to be removed it would be detrimental to the public visual amenity of the area.

The Order is made to ensure the continuity of tree cover is controlled in accordance with good management and to protect those treescapes which are considered to be significant.

The order came into force, on a temporary basis, on 24th July 2014 and will remain in force for six months. During this time the Council will decide whether the order should be given permanent status.

People affected by the order have a right to object or make comments on any of the trees or woodlands covered before a decision is made on whether the order should be made permanent.

If you would like to make any objections or comments, please make sure the Council receives them in writing by Thursday 4th September 2014. Your comments must meet regulation 4 of the Town and Country Planning (Tree Preservation)(England) Regulations 2012 (a copy is attached). Please send your comments to the City Solicitor at the address stated below. The Council will carefully consider all objections and comments before deciding whether to make the order permanent.

The Council will write to you again when a decision has been made. In the meantime, if you would like any more information or have any questions about this notice, please contact Mr S Keenan, Department of Regeneration, Trees Section, 3rd Floor, Jacob's Well, Manchester Road, Bradford BD1 5RW. Tel: 01274 434297.

Dated: 24th July 2014.

City Solicitor
Legal and Democratic Services
City of Bradford Metropolitan District Council
City Hall
Bradford
BD1 1HY

COPY OF REGULATION 6 OF THE TOWN AND COUNTRY PLANNING (TREE PRESERVATION) (ENGLAND) REGULATIONS 2012

Objections and representations

6(1) Subject to paragraph (2), objections and representations:

- (a) shall be made in writing and:
 - (i) delivered to the authority not later than the date specified by them under regulation 5(2)(c); or
 - (ii) sent to the authority in a properly addressed and pre-paid letter posted at such time that, in the ordinary course of post, it would be delivered to them not later than that date;
- (b) shall specify the particular trees, groups of trees or woodlands (as the case may be) in respect of which the objections or representations are made; and
- (c) in the case of an objection, shall state the reasons for the objection.

6(2) The authority may treat as duly made objections and representations which do not comply with the requirements of paragraph (1) if, in the particular case, they are satisfied that compliance with those requirements could not reasonably have been expected.

TOWN AND COUNTRY PLANNING ACT 1990

LAND AT 9 SELBORNE VILLAS MANNINGHAM BRADFORD

TREE PRESERVATION ORDER 2014

The City of Bradford Metropolitan District Council in exercise of the powers conferred on them by Section 198 of the Town and Country Planning Act 1990 make the following Order:-

Citation

1. This Order may be cited as "Land at 9 Selborne Villas Manningham Bradford".

Interpretation

2. (1) In this Order "the authority" means City of Bradford Metropolitan District Council.
- (2) In this Order any reference to a numbered section is a reference to the section so numbered in the Town and Country Planning Act 1990 and any reference to a numbered regulation is a reference to the regulation so numbered in the Town and Country Planning Act (Tree Preservation) (England) Regulations 2012.

Effect

3. (1) Subject to article 4, this Order takes effect provisionally on the date on which it is made.
- (2) Without prejudice to subsection (7) of section 198 (power to make tree preservation orders) or subsection (1) of section 200 (tree preservation orders: Forestry Commissioners) and, subject to the exception in regulation 14, no person shall:-
 - (a) cut down, top, lop, uproot, wilfully damage, or wilfully destroy; or
 - (b) cause or permit the cutting down, topping, lopping, wilful damage or wilful destruction of,

any tree specified in the Schedule to this Order except with the written consent of the authority in accordance with regulations 16 and 17, or of the Secretary of State in accordance with regulation

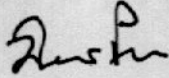
23 and, where such consent is given subject to conditions, in accordance with those conditions.

Application to trees to be planed pursuant to a condition

4. In relation to any tree identified in the first column of the Schedule by the letter "C", being a tree to be planted pursuant to a condition imposed under paragraph (a) of section 197 (planning permission to include appropriate provision for preservation and planting of trees), this Order take effect as from the time when the tree is planted.

Dated this 24th day of July 2014.

EXECUTED AS A DEED by affixing
THE COMMON SEAL of
THE CITY OF BRADFORD METROPOLITAN DISTRICT COUNCIL
In the presence of:-



Assistant
Authorised by the City Solicitor

96387

CONFIRMATION OF ORDER

This Order was confirmed by the City of Bradford Metropolitan District Council without modification on the day of

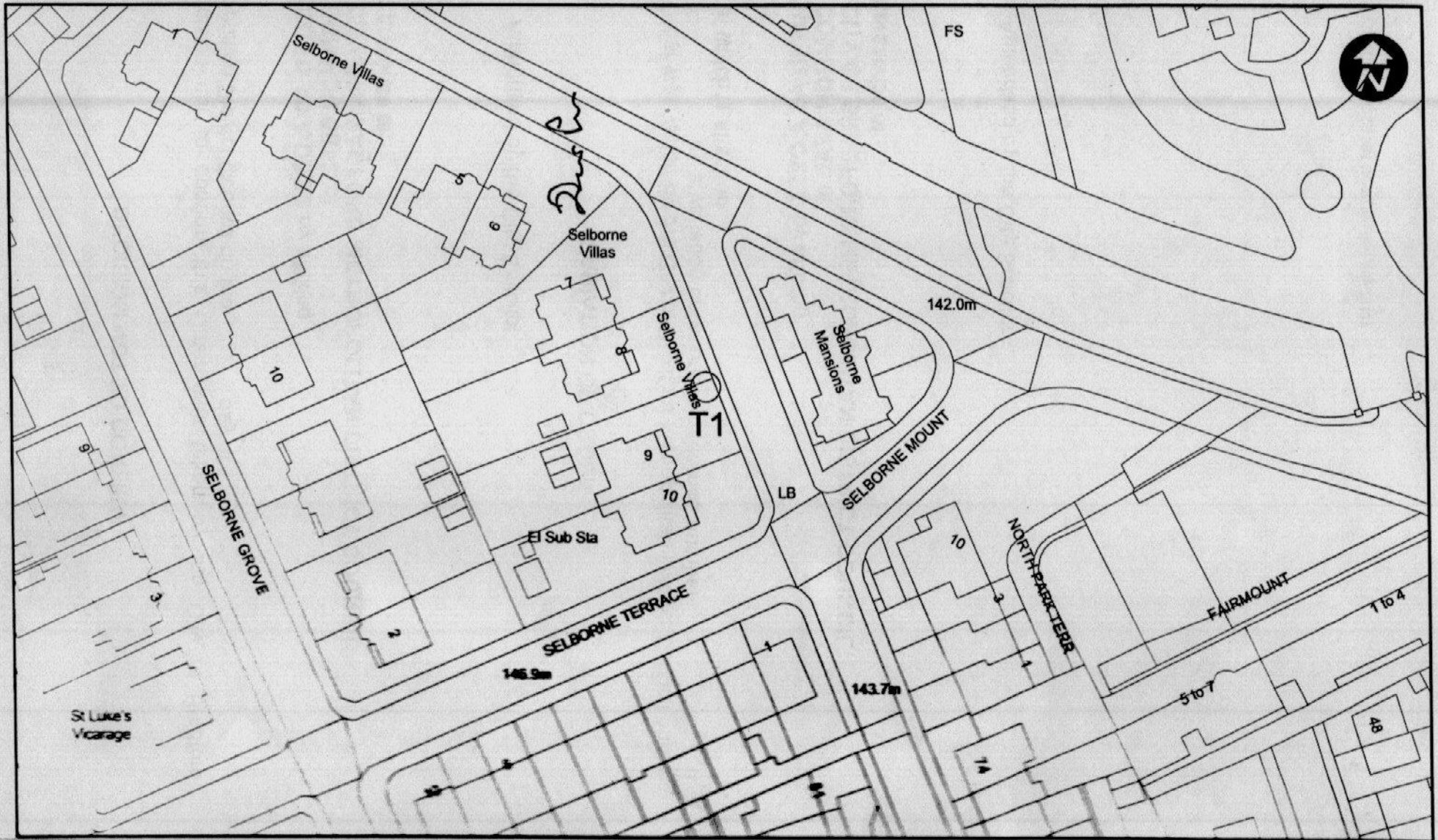
OR

The Order was confirmed by the City of Bradford Metropolitan District Council subject to the modification indicated by on the day of

EXECUTED AS A DEED by affixing
THE COMMON SEAL of
THE CITY OF BRADFORD METROPOLITAN DISTRICT COUNCIL
In the presence of:-

Authorised by the City Solicitor

TREE PRESERVATION ORDER 14/00007/I
LAND AT 9 SELBORNE VILLAS, MANNINGHAM



DECISION NOT TO CONFIRM

A decision not to confirm this Order was taken by the City of Bradford Metropolitan District Council on the day of

EXECUTED AS A DEED by affixing
THE COMMON SEAL of
THE CITY OF BRADFORD METROPOLITAN DISTRICT COUNCIL
In the presence of:-

Authorised by the City Solicitor

VARIATION OF ORDER

This Order was varied by the City of Bradford Metropolitan District Council on the
day of by a variation order under reference number a
copy of which is attached.

EXECUTED AS A DEED by affixing
THE COMMON SEAL of
THE CITY OF BRADFORD METROPOLITAN DISTRICT COUNCIL
In the presence of:-

Authorised by the City Solicitor

REVOCATION OF ORDER

This Order was revoked by the City of Bradford Metropolitan District Council on
the day of

EXECUTED AS A DEED by affixing
THE COMMON SEAL of
THE CITY OF BRADFORD METROPOLITAN DISTRICT COUNCIL
In the presence of:-

✓

Authorised by the City Solicitor

SCHEDULE**Specification of Trees****Trees specified individually****(encircled in black on the map)**

Reference on map	Description	Situation	
T1	Poplar	415042	434984

Trees specified by reference to an area**(within a dotted black line on the map)**

Reference on map	Description	Situation	
None			

Groups of trees**(within a broken black line on the map)**

Reference on map	Description	Situation	
None			

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

Reference on map	Description	Situation	
None			

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9 SELBORNE VILLAS MANNINGHAM BRADFORD - TREE PRESERVATION ORDER**

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Mr S P Nelson
Legal Officer

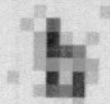
Enc

Arboricultural Technician
Development Services Tree Section
Department of Regeneration
3rd Floor, Jacobs Well

Land Charges Manager
Local Land Charges
6th Floor Jacobs Well

MAIL PRINT
28 JUL 2014
SCAN
STORE

G:\DEVELOPMENT\STDS\TP11.DOT (Revised June 2011)



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Legal and Democratic Services
City of Bradford Metropolitan District Council
City Hall
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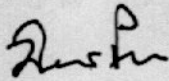
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In the presence of:-



Assistant
Authorised by the City Solicitor

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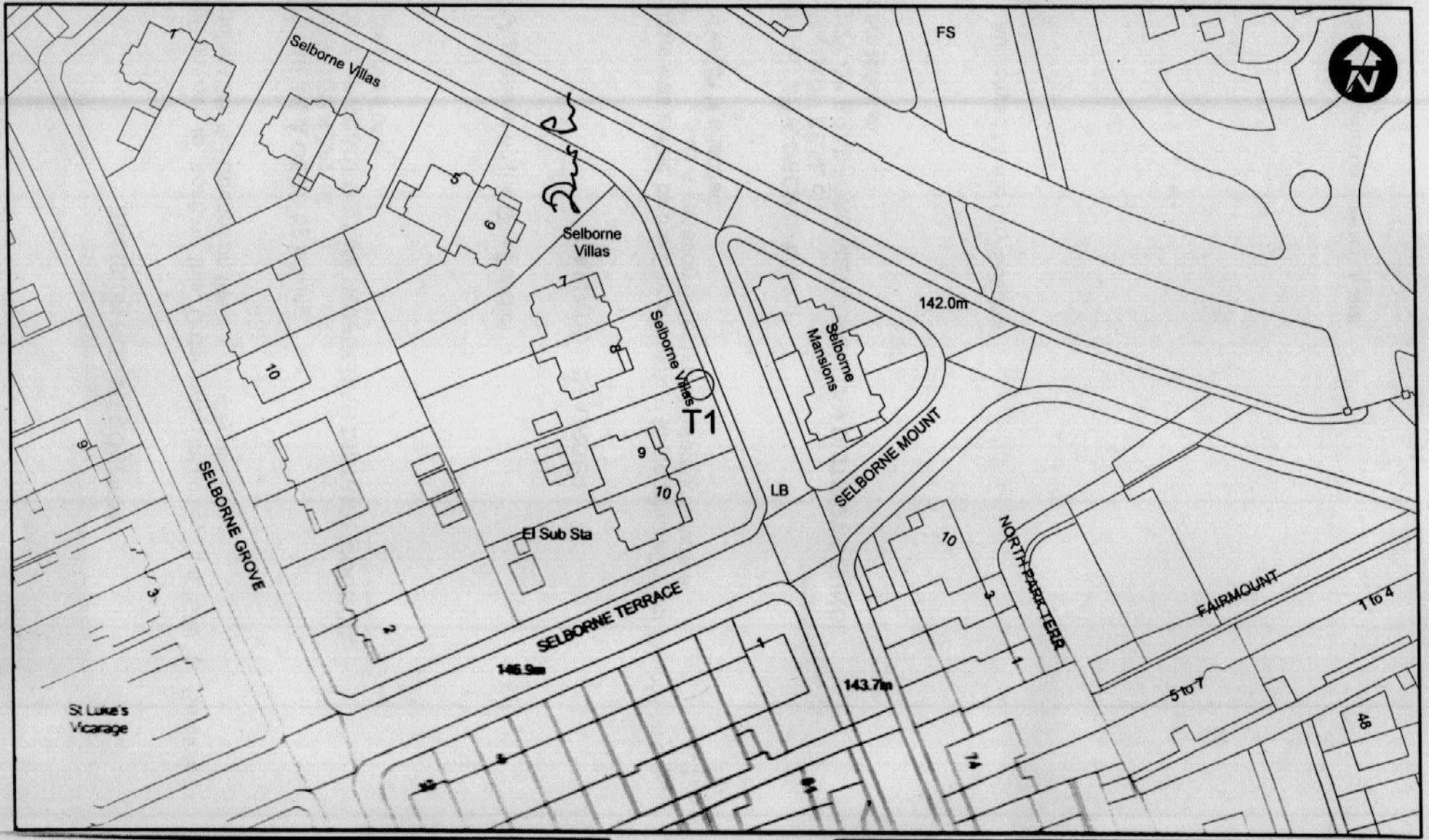
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THE COMMON SEAL of
THE CITY OF BRADFORD METROPOLITAN DISTRICT COUNCIL
In the presence of:-

Authorised by the City Solicitor

TREE PRESERVATION ORDER 14/00007/I
LAND AT 9 SELBORNE VILLAS, MANNINGHAM



DECISION NOT TO CONFIRM

A decision not to confirm this Order was taken by the City of Bradford Metropolitan District Council on the _____ day of _____

EXECUTED AS A DEED by affixing
THE COMMON SEAL of
THE CITY OF BRADFORD METROPOLITAN DISTRICT COUNCIL
In the presence of:-

Authorised by the City Solicitor

VARIATION OF ORDER

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THE COMMON SEAL of
THE CITY OF BRADFORD METROPOLITAN DISTRICT COUNCIL
In the presence of:-

Authorised by the City Solicitor

REVOCATION OF ORDER

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the day of

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in the presence of:-

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Reference on map	Description	Situation	
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Memo

Legal and Democratic Services

To: Department of Regeneration
Tree Section
1st Floor
FAO: Liz McLaughlin

Development & Regulatory Law Team
City Hall
Bradford
West Yorkshire
BD1 1HY
DX11758 BRADFORD -1

Ref: TPO 14/00007/1

From: Stephen P Nelson
Legal Officer
Development & Regulatory Law Team

Date: 11 July 2014

Tel: (01274) 432083
Fax: (01274) 434242
My Ref: LEG/DEV/SPN/72520
Email: stephen.nelson@bradford.gov.uk

land at 9 Selborne Villas, Manningham Tree Preservation Order

I refer to your instructions/correspondence received by me on the 11 July 2014 relating to the above.

Please note that I am responsible for the conduct of this matter. You may also wish to note that my secretary/assistant, Linda Dewhirst, may well be able to assist in my absence. If, at any stage, of the matter you have any concerns whatsoever about the standard of service being provided to you, please do not hesitate to raise these concerns with me. In the unlikely event of your concerns not being satisfied, please do not hesitate to raise them with my Team Leader, Frank Suadwa.

If there are any known deadlines attached to this matter, either at the outset or arising at any stage, would you please advise me of these deadlines, so that I may ensure these can be met.

The matter will be dealt with as quickly as possible, but in any event I will ensure that you receive regular progress reports in the event of unforeseen delay.

Stephen P Nelson

G:\DEVELOPMENT\STDS\DOC701 (Revised September 2007)



Suzan Hemingway - City Solicitor