

PROTECTED TREE REPORT (TREE WORKS)

Haringey Council, L4,
Alexandra House, Station
Road, N22 7TY

Application number	HGY/2026/1000
Application type	Tree Preservation Order application
Site Address:	Eton Court, 6 Shepherds Hill, Hornsey, London, N6 5AF
Proposal	Works to tree protected by a TPO. Sycamore - Crown reduce the height and spread 0.8m-1.0m past the previous reduction points (approx. 40%) height approx. 3.5m and spread approx. 3.0m Remove dead wood The tree is situated on unregistered/ownerless land adjacent to our residential block and is causing ongoing damage to essential drainage infrastructure. The root system has infiltrated the sewage pit serving the building and is interfering with the float mechanism of the sewage lifting pump. This has already resulted in operational issues, including the pump cutting out. In February 2026, a contractor removed a significant quantity of roots from the chamber and advised that further root ingress is likely due to the proximity and size of the tree. Continued root growth presents a risk of pump failure and potential sewage backflow, with associated health and property damage implications. The proposed 40% crown reduction is intended as a proportionate management measure to reduce the tree's water demand and vigour, thereby helping to limit further root encroachment, while retaining the tree and its amenity value. (attached photo of roots)

RECOMMENDATION:	Objection	
Application date	07/04/2026	
Tree Inspector	DM	Date: 6 th May 2026

Site

The mature Sycamore tree is situated in the front area of the property. It is publicly visible.

A site visit was deemed necessary to determine the appropriateness of the proposed works (16/04/2026 at approximately 12:57pm).

The tree is protected by a Tree Preservation Order (TPO)

Proposal

Tree works proposed.

Works to tree protected by a TPO.

Sycamore - Crown reduce the height and spread 0.8m-1.0m past the previous reduction points (approx. 40%) height approx. 3.5m and spread approx. 3.0m

Remove dead wood

The tree is situated on unregistered/ownerless land adjacent to our residential block and is causing ongoing damage to essential drainage infrastructure.

The root system has infiltrated the sewage pit serving the building and is interfering with the float mechanism of the sewage lifting pump. This has already resulted in operational issues, including the pump cutting out.

In February 2026, a contractor removed a significant quantity of roots from the chamber and advised that further root ingress is likely due to the proximity and size of the tree. Continued root growth presents a risk of pump failure and potential sewage backflow, with associated health and property damage implications.

The proposed 40% crown reduction is intended as a proportionate management measure to reduce the tree's water demand and vigour, thereby helping to limit further root encroachment, while retaining the tree and its amenity value. (attached photo of roots)

Issues

I object to the further reduction of the Sycamore tree past the most recent previous pruning points.

The Sycamore tree has restored its crown and morphology within the current framework.

To reduce further would affect the tree's form.

Regular reductions back to the most recent previous points will curtail the root shoot ratio.

Roots do not fully obstruct drains as the bottom of the drain holding water creates unsuitable anaerobic conditions for tree roots.

Regular mechanical cutter clearance will keep the drains free from nuisance issues. Sleeving drains would be the ultimate solution.

Recommendation

Objection