

PROTECTED TREE REPORT (TREE WORKS)

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

Application number	HGY/2026/1320
Application type	Conservation Area Notification
Site Address:	76 Muswell Road, Hornsey, London, N10 2BE
Proposal	Tree 2 on plan - cherry plum tree. Tree 3 on plan - western red cedar tree. Tree 4 on plan - plum tree. Tree 1 on plan - honey locust. We bought this house around a year ago, it was in a state of neglect. The garden and trees have not been managed for decades. Whilst we have cut back and tidied the garden, these four trees are causing significant damage. Aside from bringing down the fences, the large roots, evident all over the garden are causing damage to the property. Examples of damage and cracks are attached. We have had a structural engineer at the property as we are hoping to renovate, and he has advised they must be felled before repairs are made. We urgently need this done before the summer makes the ground drier to try to limit the damage to ours or any other property. We will take further advice on timing of removals etc. There are lots of other trees / shrubs in the garden, including some that provide high screening / privacy that can remain, but we urgently need to have the trees cut down before more damage is done. Once the works are complete we would look to replant 2-3 smaller trees that we can manage

RECOMMENDATION:	No Objection	
Application date	11/05/2026	
Tree Inspector	DM	Date: 1 st July 2026

Site

The various trees, as listed above, marked on the sketch plan, and seen in the photographs, are situated in the rear garden of the property. They are not publicly visible.

A site visit was deemed necessary to determine the appropriateness of the proposed works (29/06/2026 at approximately 11:29am).

The location is also within the Alexandra Park Conservation Area. This protects every tree with a diameter at breast height (taken at 1.5m) >75mm.

Proposal

Tree works proposed.

Tree 2 on plan - cherry plum tree.

Tree 3 on plan - western red cedar tree.

Tree 4 on plan - plum tree.

Tree 1 on plan - honey locust.

We bought this house around a year ago, it was in a state of neglect. The garden and trees have not been managed for decades. Whilst we have cut back and tidied the garden, these four trees are causing significant damage. Aside from bringing down the fences, the large roots, evident all over the garden are causing damage to the property. Examples of damage and cracks are attached. We have had a structural engineer at the property as we are hoping to renovate, and he has advised they must be felled before repairs are made. We urgently need this done before the summer makes the ground drier to try to limit the damage to ours or any other property. We will take further advice on timing of removals etc.

There are lots of other trees / shrubs in the garden, including some that provide high screening / privacy that can remain, but we urgently need to have the trees cut down before more damage is done.

Once the works are complete we would look to replant 2-3 smaller trees that we can manage

Issues

I hold no objections to the planned removal. However, the applicant has decided to reduce the Plum Cherry tree T2 by up to 3m rather than remove.

The trees do offer shade for the south facing aspect, screening to the surrounding properties, and break the building line.

However, the owners are happy to replace, and re plant with more suitable species that will be in keeping with the character of the area (such as Himalayan Birch and ornamental cherry).

The trees are low grade, have no wider amenity value, and score low when using a methodology to rate their worthiness for a Tree Preservation Order.

No evidence has been submitted regarding possible indirect damage however, the cracking is extensive, throughout the structure, including the floor.

Recommendation

No Objection