



**Alan Walden (Priest-in-Charge)**  
**St Michael's Vicarage, Church Street, Madeley, TELFORD, TF7 5BN**  
**ahwalden@gmail.com 01952 586645**

Deborah Moseley  
Democratic Services Support Officer  
Telford & Wrekin Council  
Addenbrooke House  
Ironmasters Way  
Telford TF3 4NT

4 September 2014

Re: TPO 126 St Michael's Churchyard, Madeley

Dear Ms Moseley

We write to object to the temporary TPO placed on 13 sycamores in St Michael's Churchyard, Madeley.

We wish to make it clear that the sole reason we are applying for permission to cut these trees down is because they are causing serious damage to historically important boundary walls. One online site suggests that sycamores should be planted at least 12 feet away from roads, paths and walls. None of the trees we wish to fell are more than three feet away from walls.

We enclose a plan showing the trees concerned and would make the following observations on individual trees:

Tree no. 1.

This tree is at the top of the churchyard and is only one foot from the wall. It is next to a short, separate length of wall that fell down many years ago. Even so, the remaining section of the wall has been cracked by the roots from the tree. We would like to rebuild this part of the wall but it is pointless doing so while the tree is still there. This tree is smaller than those in the rest of the row and must have been planted later.

Tree no. 2.

This tree is two feet from the wall and is causing the wall to lean.

Tree no. 3.

This tree is two feet from the wall and is causing the wall to lean.

Tree no. 4.

This tree is two feet from the wall and is causing the wall to lean.

Tree no. 5.

This tree is two feet from the wall and is leaning considerably. It is causing the wall to lean and is also causing cracks in the wall.

Tree no. 6.

This tree is three feet from the wall. The top of this tree blew off in a storm in February this year and there is little more than the trunk left. The tree is causing the

wall to lean and is also causing cracks in the wall. This tree is smaller than the others and must have been planted later.

Tree no. 7.

This tree is only one foot from the wall. It has caused a kink in the wall and major cracks.

Tree no. 8.

This tree is two feet from the wall and is causing the wall to lean.

Tree no. 9.

This tree is two feet from the wall and is causing the wall to lean.

Tree no. 10.

This tree is only one foot from the wall and is causing the wall to lean and also causing cracks in the wall.

Tree no. 11

This tree is in the bottom corner where two wall meet. It is one foot from one wall and five feet from the other, and is affecting both walls. The top of this tree blew off some years ago and it is covered from head to foot with ivy. It is an unsightly tree.

(In bottom churchyard)

Tree no. 12.

This tree has self-set. It is touching the wall all the way up and is already starting to affect the wall. As it continues to mature it will push the wall over.

Tree no. 13.

This tree has self-set. It is growing out of the base of the wall and is making the wall lean. The wall affected by trees number 12 and 13 was restored a few years ago at great expense and is in excellent condition.

For the last two years we have been engaged in a project to make major improvements to St Michael's churchyard. Part of this is the restoration of boundary walls. It is clear even to a layman that the trees are causing major problems to the walls and that they need to be felled. We have, however, obtained expert witness statements from both a tree surgeon and a builder. Ken Benbow runs one of the leading firms of tree surgeons in Shropshire, and Ken Hill has been a builder in Madeley for more than fifty years, and their testimonies are enclosed.

We respectfully wish to remind the council of their legal obligations for the maintenance of St Michael's churchyard (a closed churchyard) for the benefit of the community. This responsibility includes paths, trees and walls. We are also aware that the council is under great pressure from budget cuts. We are proposing to remove the trees and repair the walls, using grants from outside organisations, at no cost to the council. If the TPO is upheld then the council will be liable to incur the costs of felling the trees and repairing the wall in the future. This will be a significant sum since the quotation for felling the trees alone is over £10,000. The wall in question is 97 metres long and repairs could easily run well into five figures. The council will

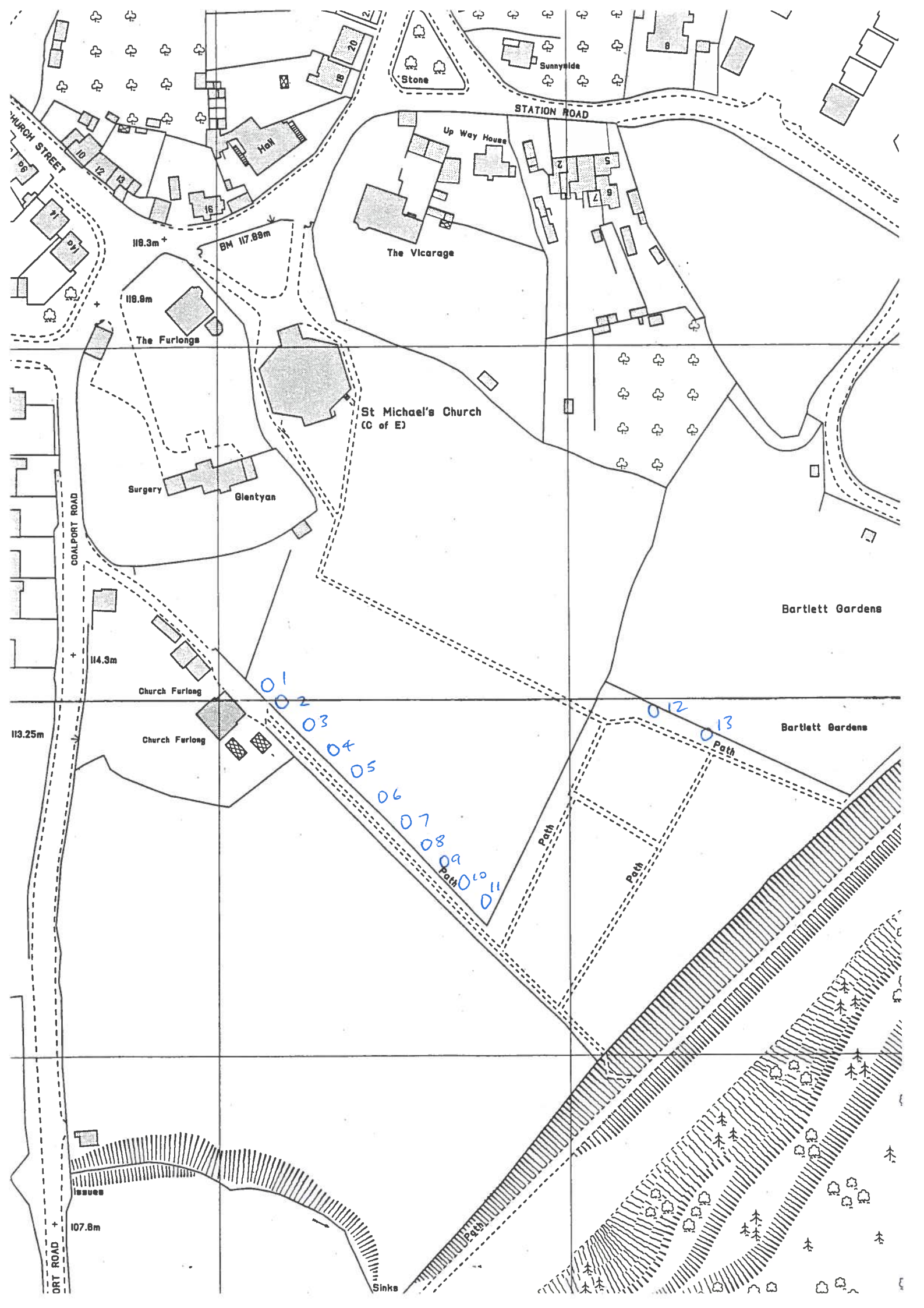
therefore be faced with a very substantial bill at a time when its finances are under the greatest pressure.

There has been a churchyard at St Michael's for more than 800 years. The present improvement scheme is looking ahead to the next fifty to one hundred years and beyond. While it is regrettable to fell trees that are probably one hundred years old, it is a relatively short time in the life of the churchyard. If we are given permission to fell the sycamores we would like to plant a few native species such as yew and beech that will mature over the next two or three hundred years.

Yours sincerely

A handwritten signature in black ink that reads "Alan Walden". The signature is written in a cursive, flowing style with a large initial 'A'.

Rev Alan Walden  
Vicar of Madeley





# Benbow Brothers (Timber) Ltd

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QUOTE REF: 14/289

Mr Chris Moore  
Park House  
Park Lane  
Madeley  
TF7 5HF

01952 585 231

5<sup>th</sup> August 2014

Dear Chris

**Tree Work at St. Michaels Church, Madeley, TF7 5BN**

**Sycamore Trees numbered 1 – 11 on your plan.**

Trees are mature, but still vigorously growing. They are healthy and I consider failure unlikely, but cannot be ruled out. However, as they continue to expand damage and eventual failure of the wall is inevitable.

A decision will have to be made to save the wall or the trees?  
Historically I suggest the wall to be more important.

As requested I enclose a quotation for the work should the Council decide to lift the TPO.

Yours sincerely

*Ken Benbow*

Ken benbow  
Benbow Brothers Ltd

KEN HILL  
THE PEPPER POT  
BURNTHALL LANE  
MADELEY  
TELFORD TF7 5ER

TO Mr C R MOORE  
PARK HOUSE  
PARK LANE  
MADELEY  
TF7 5HF

5 8 2014

THANK YOU FOR ASKING ME TO LOOK AT THE ELEVEN SYCAMORE  
TREES AT ST MICHAEL'S CHURCH MADELEY  
I HAVE BEEN A BUILDER FOR OVER FIFTY YEARS  
THE TREES YOU ASKED ME TO LOOK AT ARE CAUSING THE BRICK WALL  
TO LEAN OVER VERY BADLY  
THE ROOTS ARE GROWING UNDER THE WALL AND WILL PUSH THE WALL  
OVER SOON  
THERE IS A DANGER TO THE PUBLIC IF THE WALL FALLS OVER  
I THINK THE TREES NEED FELLING SOON TO SAVE THE WALL

YOURS SINCERY K E HILL

A handwritten signature in black ink, appearing to read 'K Hill', with a flourish at the end.