

CITY OF LEEDS TREE PRESERVATION ORDER (NO.102) 2025

TPO 2025_102 (BRITANNIA HOUSE ALBION STREET CLIFFORD WETHERBY LS23 6HY)

CONFIRMATION OF ORDER

The above named Order was confirmed by
Leeds City Council without modification

on the 12 March 2026

Name: **Philippa Plumtree-Varley**

Signature: 

Job Title: **Principal Legal Officer**
Development (Planning & Highways): Team Leader
Commercial Property: Joint Team Leader

**CITY OF LEEDS TREE PRESERVATION ORDER (NO.102) 2025
TPO 2025_102 (BRITANNIA HOUSE ALBION STREET CLIFFORD WETHERBY
LS23 6HY)**

Leeds City Council, in exercise of the powers conferred on them by section 198 of the Town and Country Planning Act 1990 makes the following Order—

Citation

1. This Order may be cited as City of Leeds Tree Preservation Order (No.102) 2025: TPO2025_102

Interpretation

2. (1) In this Order “the authority” means the Leeds City 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 (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 exceptions 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 planted 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 takes effect as from the time when the tree is planted.

Dated: 12 September 2025

THE COMMON SEAL of
LEEDS CITY COUNCIL was
hereby affixed to this Order
in the presence of:

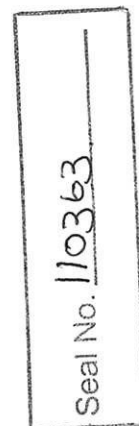
Name:

Signature:



Job Title:

Philippa Plumtree-Varley
Development Team Leader
Legal Services



SCHEDULE

SPECIFICATION OF TREES

Trees specified individually
(encircled in black on the map)

Reference on map	Description	Situation
T1	Sycamore	Britannia House Albion Street Clifford Wetherby LS23 6HY
T2	Sycamore	Britannia House Albion Street Clifford Wetherby LS23 6HY
T3	Walnut	Britannia House Albion Street Clifford Wetherby LS23 6HY

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

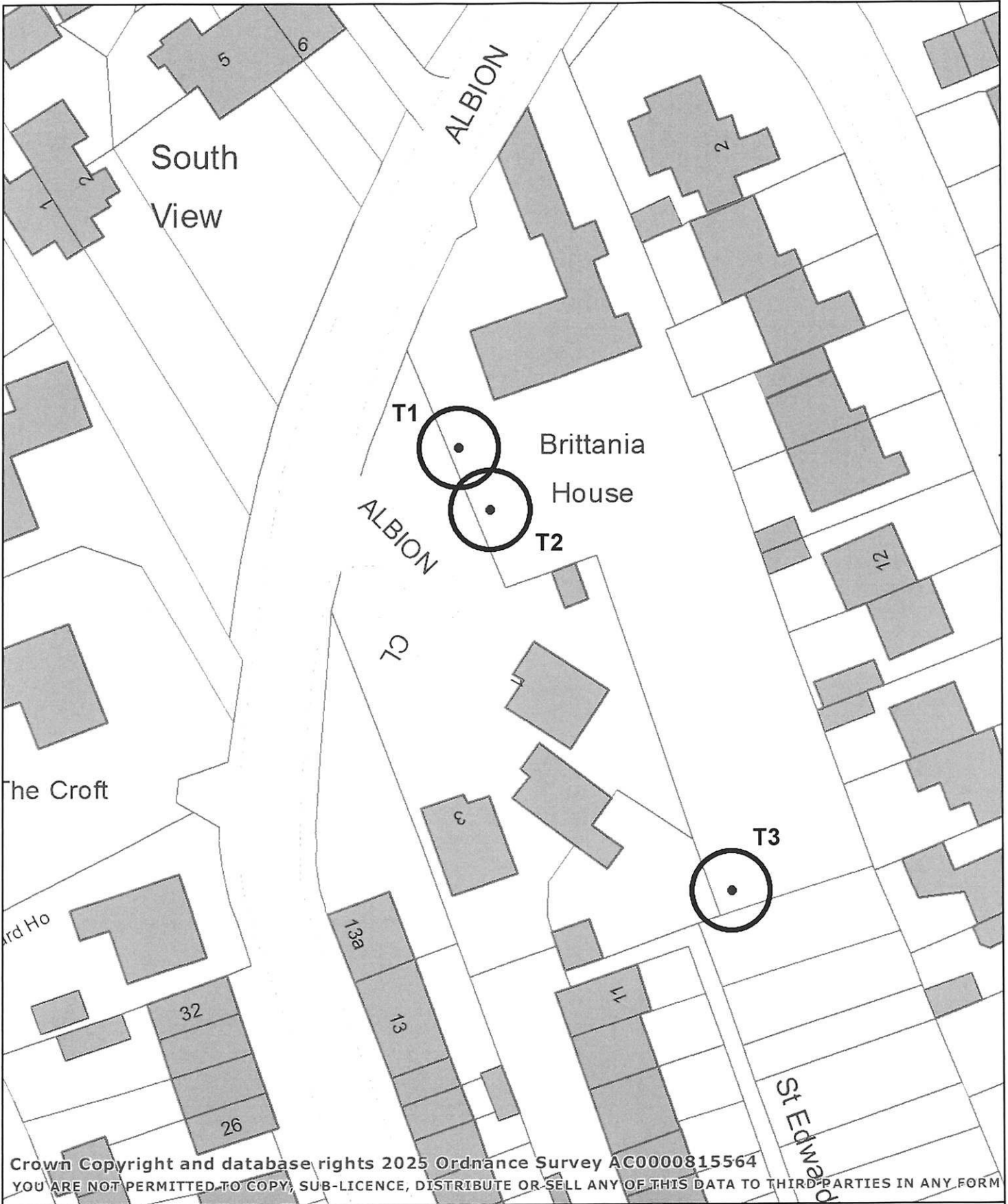
NONE

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


NONE

Woodlands
(within a continuous black line on the map)

NONE



TOWN AND COUNTRY PLANNING ACT 1990
SECTION 198
 CITY OF LEEDS TREE PRESERVATION ORDER
(No.102) 2025
 Britannia House
 Albion Street
 Clifford
 Wetherby
 LS23 6HY

Prepared By..... IH
 Checked By..... TR
 Scale..... 1:500
 Date..... 08/09/2025
 O.S. Grid Reference.... SE4244
 North..... 
 PRODUCED BY LEEDS CITY COUNCIL

