

ENVIRONMENT TEAM – PLANNING CONSULTATIONS



PLANNING REFERENCE: PA/2012/0147

**GROUP: TREES AND LANDSCAPE.
LINE MANAGER:
MR IAN GOLDTHORPE: EXT 7483**

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**SUBJECT: 2012/0147 Planning permission to erect a detached dwelling and fell five pine trees
PARISH: Scunthorpe**

DEVELOPMENT CONTROL SECTION
21 FEB 2012
DATE RECEIVED
Referred To AL

**AUTHORISED IF NECESSARY: TEAM LEADER:
PRINCIPAL: Ian Goldthorpe**

DATE ISSUED: 21st February 2012

SUMMARY OF ADVICE

Please give a summary of the advice and using the following terms:-

- *Holding Objection* - There is no information regarding any mitigation replanting to account for loss of protected trees, the driveway and part of the property appear to be within root protection areas of trees, and no information submitted on the protection fencing and method statements of intended tree works on the site before and during construction.

TREES AND LANDSCAPE GROUP FUNCTION:

The Group provides advice to all upon tree and landscape matters. Its remit ranges widely taking in strategic and practical policy development for trees and landscape to the day to day management of the council's highway trees and the making of tree preservation orders. Advice on trees and development is given in accordance with the council's adopted Supplementary Planning Guidance "Trees and Development".

DETAILED ADVICE:

All trees in this location are afforded protection by a woodland order, protecting all trees within the site. This would suggest that these trees are considered important within the location and there should be sufficient reasons for the removal of these trees rather than their retention.

The arboricultural report submitted indicates 13 trees on the site, and it is considered that this development if given consent would see the removal of seven trees rather than five as the application title suggests and would also see the removal of part of a hedge.

The arboricultural report gives indication of the retention values of these trees, and most of the seven are considered to be in good condition with high amenity value and worthy of retention in this location. The report goes on to give some information on the required root protection areas required around the trees upon retention however this is within a drawing at the back of the report and is not included within the tree schedule.

Drawing No. JT02 indicates the proposed location of the dwelling and driveway onto the site. The driveway appears to be within the protection areas required around Tree 1 and

2 of this plan (T814 & T816 of arboricultural report) and the rear of the property appears to be impinging on the root protection required around tree 8 (T826 of arboricultural report). There has been no further information submitted on the methods that they intend to employ that would protect these trees from root damage.

There has been no submission of mitigating reasons for the removal of seven trees protected by a TPO or any suggested replanting to account for such a loss. No information has been submitted about the tree protection measures to be put in place before commencement of any development. Such information would need to be submitted as a tree protection plan indicating method statements, construction details and timeline of intended works, including the removal of trees and hedges to ensure least damage and disturbance of nesting birds in line with the Wildlife and Countryside Act.

It is considered that there is insufficient information submitted at present to indicate that the trees have been properly considered on this application.