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**From:** Colin Horton/PL/NorthLincs  
**To:** Ian Goldthorpe/PL/NorthLincs@NorthLincs, Ron White/NorthLincs@NorthLincs  
**Cc:** Planning/PL/NorthLincs@NorthLincs

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**Date:** 19 December, 2012 10:34AM  
**Subject:** Arboricultural Response - PA-2012-1410 - Wrawby Hall Care Home, Wrawby

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Ron,

### **Tree Protection**

This application has failed to demonstrate that the development would not adversely affect trees or that the Council's SPG on trees has been considered in relation to the trees on the site and adjacent to the site. If the planning authority is required to determine the application in its present form, the application should be **REFUSED** as it is contrary to policy LC12 and SPG11 of the North Lincolnshire Local Plan.

There are a number of trees on and adjacent the application site and in areas of proposed construction which will either require removal or require work in Root Protection Areas. Construction work often exerts pressure on existing trees, as do changes in their immediate environment following construction. A tree that has taken many decades to reach maturity can be damaged irreparably in a few minutes.

So before the council can consider the application and to ensure appropriate trees are protected, the council should require an Arboricultural Impact Assessment and associated plan (as per BS 5837:2012 Trees in relation to Design, Demolition and Construction). This should include;

- the tree survey
- trees selected for retention
- trees to be removed
- trees to be pruned
- areas designated for landscaping
- evaluation of impact of proposed tree losses
- evaluation of tree constraints
- the heads of terms of an Arboricultural Method Statement to show that any proposals are technically feasible

We advise applicants to engage an arboricultural consultant at the outset to carry out recommendations made in BS 5837:2012, 'Trees in Relation to Design, Demolition and Construction'. A copy can be bought from the British Standards Institute or from major book sellers.

### **Landscaping**

Hedges, shrubs and trees are important to local landscape character, green infrastructure networks, and have numerous other environmental and social benefits, particularly increasing the biodiversity of urban environments, increasing property values and moderating temperatures. And most of the benefits provided by trees increase with the size of the tree. The plans show there are opportunities to improve tree cover in the area by suitable landscaping and to screen buildings. To define this we require more details than the two and half lines of text in the Design and Access Statement. This should be submitted prior to determining the application and should include a landscaping plan showing new planting proposals of preferably native species. Where space permits we would expect to see trees used which are capable of growing to a large size.

Full details of soft landscape works must show ;

- planting plans;
- written specifications (of cultivation and operations associated with establishment);
- schedule of plants (species, sizes, numbers, densities, implementation programme).

Regards,

Colin

Colin Horton  
Tree Officer  
Environment Team  
01724 297000