

From: Caroline Morrey

Sent: 17 January 2018 16:17

To: Caroline Ford

Subject: Application No: 17/02394/OUT - os Parcel 9100 Adjoining and east of last house adjoining and norrrth of Berry Hill Road, Adderbury

Hi Caroline,

With regards the trees on the above site, it is proposed that the majority of trees on site are retained. The only trees to be removed for the development are one maple (T2), one Horse Chestnut (T3) and a section of hawthorn hedge (G1). The trees are of low value and have been categorized as C trees in accordance with BS5837:2012. Such trees should not normally pose a constraint for development. The section of hawthorn hedge is currently unmanaged and its removal will not have a significant impact on views into the site. The applicant will need to produce an Arboricultural method statement with details of the proposed protective fencing and a finalised tree protection plan. Based on the illustrative masterplan there appears to be plenty of space for the planting of trees on site. We will need to see details of any proposed tree planting and the proposed tree planting pits. I have no objections to the proposal as long as the below conditions are attached to any consent given.

Regards,

Caroline

C1 Submit Landscaping Scheme

Prior to the commencement of the development hereby approved, a landscaping scheme shall be submitted to and approved in writing by the Local Planning Authority. The scheme for landscaping the site shall include:-

- (a) details of the proposed tree and shrub planting including their species, number, sizes and positions, together with grass seeded/turfed areas,
- (b) details of the existing trees and hedgerows to be retained as well as those to be felled, including existing and proposed soil levels at the base of each tree/hedgerow and the minimum distance between the base of the tree and the nearest edge of any excavation,
- (c) details of the hard surface areas, including pavements, pedestrian areas, reduced-dig areas, crossing points and steps.

[Reason CR1](#)

C7 Retained Tree

- a) No retained tree shall be cut down, uprooted, damaged or destroyed, nor shall any retained tree be pruned in any manner, be it branches, stems or roots, other than in accordance with the approved plans and particulars, without the prior written approval of the Local Planning Authority. All tree works shall be carried out in accordance with BS3998: Recommendations for Tree Works.
- b) If any retained tree is cut down, uprooted, destroyed or dies, another tree shall be planted in the same place in the next planting season following the removal of that tree, full details of which shall be firstly submitted to and approved in writing by the Local Planning Authority.

In this condition a “retained tree” is an existing tree which shall be retained in accordance with the approved plans and particulars; and paragraphs (a) and (b) shall have effect until the expiration of five years from the date of the [insert].

[Reason CR1](#)

C9 Arboricultural Method Statement (AMS)

Prior to the commencement of the development hereby approved, an Arboricultural Method Statement (AMS), undertaken in accordance with BS:5837:2012 and all subsequent amendments and revisions to include a tree protection plan shall be submitted to and approved in writing by the Local Planning Authority. Thereafter, all works on site shall be carried out in accordance with the approved AMS.

[Reason CR2](#)

C20 Planting Pits (hard landscaped areas)

Prior to the commencement of the development hereby approved, and notwithstanding the submitted details, full details, locations, specifications and construction methods for all purpose built tree pits and associated above ground features, to include specifications for the installation of below ground, load-bearing ‘cell structured’ root trenches, root barriers, irrigation systems and a stated volume of a suitable growing medium to facilitate and promote the healthy development of the proposed trees, shall be submitted to and approved in writing by the Local Planning Authority. Thereafter, the development shall be carried out in accordance with the approved details and specifications.

[Reason CR1](#)

C21 Planting Pits (soft landscaped areas)

Prior to the commencement of the development hereby approved, and notwithstanding the submitted details, full details, locations, specifications and construction methods for all tree pits located within soft landscaped areas, to include specifications for the dimensions of the pit, suitable irrigation and support systems and an appropriate method of mulching, shall be submitted to and approved in writing by the Local Planning Authority. Thereafter, the development shall be carried out in accordance with the approved details and specifications.

[Reason CR1](#)

Caroline Morrey

Arboricultural Officer (north)

Cherwell District & South Northants Councils



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