

From: Andrew Wood <Andrew.Wood@arun.gov.uk>
Sent: 23 October 2019 11:39
To: Richard Sloman [REDACTED]
Cc: Planning.Responses <Planning.Responses@arun.gov.uk>
Subject: FW: A/104/19/RES

Richard,

Please see attached tree officer comments. This relates to trees which are under Tree Preservation Orders. We require the matter to be resolved prior to determination of the application.

The original outline application A/178/19/OUT did not include Landscaping as a reserved matter and therefore the AMS and Tree Protection Plan were for information purposes only and did not form part of the approved plans condition 3.

Can you please provide the necessary arboricultural report set out in the comments attached.

Thank you,

Andrew Wood

Andrew Wood MRTPI | Senior Planning Officer, Planning Department, Arun District Council |
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From: Mark Warwick <Mark.Warwick@arun.gov.uk>
Sent: 21 October 2019 17:07
To: Andrew Wood <Andrew.Wood@arun.gov.uk>
Cc: Planning.Responses <Planning.Responses@arun.gov.uk>
Subject: A/104/19/RES

Andrew

Please find attached my report for your consideration.

Regards,

Mark

Mark Warwick | Tree Officer, Greenspace, Arun District Council | Location: Bognor Regis Town Hall, Clarence Road, Bognor Regis, West
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Planning Officer: Mr A Wood

Planning Application Ref: A/104/19/RES

Location: Crete Nursery, Dappers Lane, Angmering, BN16 4EN

Description of works: Approval of reserved matters following A/178/17/OUT for the demolition of existing outbuildings with retention of existing dwelling & erection of 6no. dwellings

Comments on Application:

- The original Tree Survey / Tree Schedule provided on behalf of the applicant is now more than 2 years old, generally regarded as a threshold beyond which any condition ratings and management recommendations may no longer be valid. That said, it remains possible to consider the general implications for existing tree stock. The Tree Survey data is comprehensive and accords with the requirements of BS5837:2012. I am in agreement with the retention category ratings for on and off-site trees.
- The applicants have employed Epoch Ecology to prepare an Arboricultural Impact Assessment & Method Statement along with a Tree Protection Plan for this project. This was submitted in support of the outline application.
- I am mindful of previous comments and recommendations made by our appointed arboricultural consultant, in his report dated 2nd November 2017 (A/178/17/OUT) that remain relevant at this later time and which I endorse.
- I am pleased to note that a Tree Preservation Order (TPO/A/3/18) applies to the line of hornbeam (previously wrongly identified as beech) trees at the northern boundary of the site and the dominant category A oak tree (T07).

Conclusions:

- There are outstanding issues, previously identified at outline application stage, which must be addressed to our satisfaction. Please refer to paragraphs 3 and 4 from our initial response:

Para.3 - The AMS does not cover in enough detail what is happening with the boundary fencing and garden division fencing within the RPA of the screen of hornbeam trees to the north and off-site – mitigation measures and methodology required here.

Para.4 – The AMS does not detail exactly what is happening and the mitigation measures and methodology required here for any revisions to the access drive (widening or resurfacing) that appear to be taking place.

- As it stands and until such time as the arboricultural reports and plans are revised, I must register an **OBJECTION**.

Recommendations:

- The applicant will need to instruct their arboriculturist to submit a revised set of reports and plans, which address in detail our previously stated concerns.

Mark Warwick

Tree Officer / Parks and Greenspace Team