

Planning Officer: Michael Eastham

Planning Application Ref: A/31/21/PL

Location: Land South of Water Lane Angmering

Description of works: Variation of Conditions following grant of A/109/20/RES relating to Condition No 1 plans - Arboricultural Impact Assessment and Arboricultural Method Statement and Condition No 7 - tree protection plan.

Comments on Application:

- I have considered this application by means of a desktop review, using the information and plans submitted as well as online resources. Previous consideration from site and familiarity with surrounding areas provides further insight to the proposal.
- The applicants have instructed James Blake Associates to revise their Arboricultural Impact Assessment, Method Statement and Tree Removal Plans for this project, to reflect the additional tree/hedge removal work necessary to achieve required sightlines from the proposed site access.

Conclusions:

- The loss of roadside vegetation will be unfortunate and while those trees are individually of low quality in planning terms, it will change the character of the area. Their removal is essential to promote the safety of highway users once the approved access onto Water Lane is formed.
- I see no reason to object to these proposals on arboricultural grounds.

Recommendation:

- I recommend we **APPROVE** this application, subject to revised conditions making reference to the following documents:
 - **Arboricultural Impact Assessment, JBA 19/283 AR01 Rev C, 12 February 2021**
 - **Arboricultural Method Statement, JBA 19/283 AR02 Rev C, 12 February 2021**
 - **Tree Removal/Protection Plans, dwg nos. JBA 19/283 TR01 & TP01, JBA 19/283 TRO2 & TP02, JBA 19/283 TRO3 & TP03 - Rev C.**

Mark Warwick

Tree Officer / Parks and Greenspace Team