

Planning Officer: Mr A Wood

Planning Application Ref: A/4/21/PL

Location: Quiet Waters, Roundstone Lane, Angmering, BN16 4AX

Description of works: Variation of condition 1 imposed under A/38/20/PL relating to approved plans

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 employed Nicholas Jones Consultants Limited to prepare a Post Development Tree Assessment, inclusive of recommendations for remedial works. The majority of work is of a relatively minor nature, seeking clearance to boundary or improving tree form – as viewed from within the site. The notable exception (altered landscape) being the unfortunate loss of preserved tree T53. A 'like for like' replacement is proposed.
- The replacement Norway maple has been illustrated on the plan drawing 'Detailed Landscape Proposals', 2903/1, Rev J. I find the location SW of T54 to be unsatisfactory as it: will be in direct competition with other large tree types, relatively obscured and outside of the area from which it could enjoy Statutory Protection under the existing Order – TPO/A/1/17.

Conclusion:

- The majority of post-development tree work operations as proposed are acceptable, with the notable exception being inappropriate siting of replacement for T53.

Recommendation:

- I recommend the above scheme for **APPROVAL**, subject to the following condition being applied:
- Once the Norway maple tree (T53) has been felled (and either grubbed or ground out) then a replacement tree is to be planted in the same place or nearby and to within 10metres due East of London plane (T54).

This is to be of Standard Nursery Stock proportions (10-12cm girth & 2m to 3m overall height) supported on a 'short stake' system with appropriate securing ties and pads.

It is to be planted within 12 months of the removal of the Norway maple tree.

The species selected shall be:-

Norway maple *Acer platanoides*

- **Reasons:** To accord with current industry guidelines and sound arboricultural practice in general.

Mark Warwick

Tree Officer / Parks and Greenspace Team