



Arun District Council
Arun Civic Centre
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Knightsgate UK Ltd
39 Brook Lane
Warsash
Southampton
SO31 9FF

Your Ref: EG/10/18/DOC

Please ask for:

Mr S Davis

28 August 2018

Dear Mr J Ribbans

Town & Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure) (England) Order 2015
Approval of details reserved by condition imposed under planning permission EG/41/17/PL relating
to conditions No. 3 (Surface water drainage scheme), 4 (Watercourses), 5 (Watercourses), 6
(Surface water sewerage disposal), 7 (Tree retention & protection plan), 8 (Construction
management plan), 9 (Screen walls & fences), 10 (Landscaping scheme), 11 (Cycle storage), 12 (Bin
enclosures), 15 (Visibility splays), 22 (Flood risk assessment) & 23 (External lighting)
59 Elm Grove Barnham,,

Notification regarding the above application:

Condition Number 7

No development including construction activities shall take place unless and until all of the existing trees/hedges to be retained on the site have been protected in accordance with the submitted Tree Retention and Protection Plan dwg. LLD789/02 Rev 00.

Within the areas so fenced off the existing ground must not be cultivated, nor must it be lowered or raised or added to by the importation and spreading of top soil unless agreed by the Local Planning authority. There must be no materials, temporary buildings, plant machinery or surplus soil shall be placed or stored thereon without the prior written approval of the Local Planning Authority.

The fencing and ground protection must then be retained for the duration of the development works. Following the erection of the ground protection measures, the Councils Arboriculturist must be contacted in order that a site visit can be made to check the position of the protective fencing/ground protection measures.

Reason: To ensure the retention and maintenance of trees and vegetation; which is an important feature of the area in accordance with policy GEN7 of the Arun District Local Plan. This is required to be a pre-commencement condition because it is necessary to ensure that trees are protected prior to the commencement of any building works.

Decision:

Arun District Council have decided to **APPROVE details reserved by this condition**

The development was commenced without being in accordance with the approved tree protection measures, with tree protection not fit for purpose and with trees having been removed that had been scheduled for retention. Measures have now been taken to protect trees but there has been damage to tree no. T25.

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It is not considered that any of the on-site trees are suitable for a tree preservation order. Furthermore, the Tree Officer also concludes that further damage (although possible) is unlikely to occur and that there is little value in asking for expensive and time-consuming remedial measures in respect of T25.

The condition is therefore fully discharged insofar as the submission of details relates and on the understanding that the trees will continue to be protected throughout the construction of the site.

Please do not hesitate to contact the above officer if you require any further assistance.

Yours sincerely

A handwritten signature in black ink, appearing to be 'NC' followed by a flourish and a period.

Neil Crowther
Group Head of Planning