Arboricultural Consultation

Proposal:	**Location:**
Discharge of condition 37	Land North West Of Spittals Way And Ermine Street Great Stukeley
Case Officer:	**Application:**
HH	25/80108/COND

Observations/Conditions



37. Condition.
No development, demolition, clearance or preparatory operations (including excavations and archaeology), hereafter referred to as "the works", shall commence on site in connection with any phase of the development hereby approved, until a Tree Protection Plan for that phase has been submitted to, and approved in writing by the Local Planning Authority.

The approved Tree Protection Plan shall be implemented before any equipment, machinery, or materials are brought on to the site in connection with the works, be retained intact for the duration of the construction works and only be removed or altered with the prior written approval of the Local Planning Authority.

Any trees, shrubs or hedges subject to the protection measures which die or become severely damaged within five years from the completion of the construction works shall be replaced with trees, shrubs or hedge plants of similar size and species.

Reason: This is a pre-commencement condition to ensure that initial site operations do not harm any trees, shrubs and hedges to be retained on and adjacent to the site (and if necessary their replacement) in the interests of visual amenity, and to enhance the character and appearance of the site in accordance with Policy LP12 of the Huntingdonshire Local Plan to 2036.

This condition is required to be precommencement as it seeks to control the process of development and protect sensitive features on the site that have the potential to be harmed through uncontrolled operations, and as such suitable mitigation measures must be in place prior to any operations commencing

Recommendations:

Support discharge of Condition 3.

The applicant has now provided an appropriate design for the installation of Protective Fencing around the site. This will successfully protect the retained trees around the perimeter of the site, and there appears to be no retained trees amongst the housing. Canopy cover and planting should be part of the street scene and conditioned as part of the Landscaping scheme.

Signed: NS	**Date: 28/05/2025**