Arboricultural Consultation Response (conditions)

Application No: 25/00177/S73.docx	**Location:** 6 Parcell Walk Godmanchester Huntingdon PE29 2YL
Case Officer:	**Variation of Conditions 2 (Plans) and 3 (Materials) to 24/00943/HHFUL to alter the design of the roof and to match the altered design**

Conditions reviewed:
Discharge of condition 5 (Tree Protection Plan) of 24/00943/HHFUL

Summary:

Comments made by the previous Tree Officer against the HHFUL

I have reviewed the documents associated with the above application and after much deliberation have no objection to the proposal. The single story extension to the existing garage to convert it into an annex will impact a TPO'd Category A Elm Tree. The current garage sits within the RPA of T3, the extension of the garage will increase the intrusion to 3.5% of the total RPA. The supplied AIA states this will not impact the overall health of the tree. Whilst no severance of roots is ideal, the small amount of pruning is deemed unlikely to cause significant harm, provided it is undertaken with care and in accordance with agreed methodology. A preliminary Arboricultural Method Statement has been provided within the AIA, this should be updated to provide full details, including a monitoring schedule. It is important the root pruning is undertaken carefully and under supervision. and asked that the following that was attached to the consent be a pre-commencement Condition.

5. 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 the development hereby approved, until an updated Tree Protection Plan, Arboricultural Method Statement and Monitoring Schedule 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. The development shall be undertaken in accordance with the approved Arboricultural Method Statement and Monitoring Schedule. Any trees, shrubs or hedges covered by the agreed protection measures, which die or become

Observations:
The latest submissions do not include any updated tree detail as per the above

Recommendation:

It is advised that this Condition cannot yet be discharged until the site plan is updated.

Signed: John Wilcockson	**Date: 07/01/25**