Our Ref: 24/80446/COND
Your Ref: The Old Vicarage - PC

14 April 2025

Ms Rebecca Smale
Studio Smale Architecture
Fenby Farm
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Dear Ms Smale

HUNTINGDONSHIRE DISTRICT COUNCIL
Application for Discharge of planning condition(s)

Proposal: Discharge of Condition 4 (Tree Protection Plan) for 24/00936/HHFUL

Site address: The Old Vicarage Main Street Winwick Huntingdon

Your client: Lee

Please find enclosed our formal decision notice relating to above application for approval of details relating to the above planning condition.

Yours sincerely

Clara Kerr
Chief Planning Officer

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Huntingdon. PE29 3TN
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14th April 2025

Dear Ms Smale

Town And Country Planning (Development Management Procedure) (England) Order 2015 (Amended).

Proposal: Discharge of Condition 4 (Tree Protection Plan) for 24/00936/HHFUL

Site address: The Old Vicarage Main Street Winwick Huntingdon

Applicant: Lee

I refer to your application above received on 20 December 2024 and the plans, drawings and documents which form part of the application as described below.

The following condition/s are Approved

Condition 4 - Tree Protection Plan
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 a Tree Protection Plan 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 covered by the agreed protection measures, which die or become severely damaged either from natural causes or as a result of the construction works; during the construction works or within five years from the completion of the construction works, shall be replaced with trees, shrubs or hedge plants of similar size and species, unless otherwise agreed in writing with the Local Planning Authority. Replacement planting to be undertaken by the end of the next available planting season (Planting season is 1st November to 31st March).

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 Policies LP12 and LP31 of the Huntingdonshire Local Plan to 2036.

Documents/Drawings:
Arboricultural Impact Assessment and Preliminary Method Statement received by the Local Planning Authority on the 28th March 2025
Tree Protection Plan ref 1100/PC01 Rev B received by the Local Planning Authority on the 28th March 2025

Assessment:
The submitted documents have been reviewed by the Arboricultural Officer and is considered to satisfy the condition requirement 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. It is noted that the fencing will need to be installed prior to works commencing, and removed only once works are complete.

Condition 4, therefore is discharged.

Where conditions have been discharged by the Local Planning Authority or where the condition details are acceptable but cannot be discharged, the works must be implemented in full accordance with the approved details and the development shall be retained as such thereafter.

Yours sincerely

C. Kerr

Clara Kerr
Chief Planning Officer
Date: 14 April 2025
Agent