Arboricultural Consultation Response

Application No: 25/00943/HHFUL	**Location:** Ganymede, High Haden Road, Glatton, Huntingdon, PE28 5RU
Case Officer: JFR	**Proposals:** Outbuilding to form garden room, store and home gym

Observations:

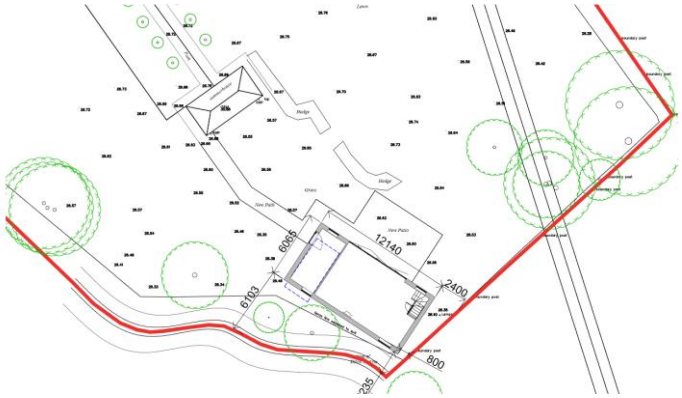
An application has been submitted for the erection of an outbuilding to form garden room, store and home gym.

The proposal is not located within a Conservation Area, and there are no TPO's in place at the address.

There appears to be a large number of individual trees and woodlands on site that would require consideration in the planning process. Although several trees are shown on the mapping provided it is clear there is a large group of trees in the location where the proposed building is to be located.

No AIA, Tree Protection Plan or Tree Survey has been provided with the application so it is not possible for me to make an assessment on the impact to existing trees, their Root Protection Areas or Canopy spread, both now and in the future. It appears from the drawings that the building is a significant construction located close to mature trees, as such it is likely that pressure for removal and pruning would be exerted. It is also likely that the building will be shaded for an extensive part of the day.











LP 30: Biodiversity and Geodiversity

This policy focuses on safeguarding and enhancing the district's ecological value.

- **Development must avoid harm** to biodiversity and geodiversity assets, including trees, woodlands, and habitats.
- Proposals should align with national planning policy.
- If harm is unavoidable, it must be **minimised and mitigated**, with compensation as a last resort.
- The policy supports the **protection of trees** as part of wider ecological networks—especially those with veteran or ancient status.

This indirectly reinforces the protection of RPAs by discouraging development that would damage root systems or tree health.

LP 31: Trees, Woodland, Hedges and Hedgerows

- Development proposals must **retain and protect existing trees**, especially those of high arboricultural or landscape value.
- **Encroachment into RPAs is discouraged**, and any such impact must be justified and mitigated.
- Proposals should include **tree surveys and arboricultural impact assessments**, following BS5837 standards.
- New planting is encouraged to **enhance green infrastructure** and compensate for unavoidable losses.

It is necessary to demonstrate that the development will not impact the trees located nearby, and without the necessary information doing this, it is not possible to support the application.

Recommendation: Refuse Application subject to receipt of an BS5837:2012 Tree Survey, AIA, TPP and Method Statement.

Signed: NS	**Date: 26/09/2025**