Arboricultural Consultation Response

Application No:	**Location:**
25/00330/FUL	Kasuli, Brampton Road Buckden
Case Officer: HH	**Proposals:** Construction of New Dwelling and Detached Annex

Observations:

An application has been submitted for an extension to an existing residential property. It lies outside of any Conservation Areas, and there are no Tree Preservation Orders in place.

There are a number mature trees that are in proximity to the development and could be affected during works. Trees belonging to neighbouring properties should be considered during applications according to BS5837:2012 as excavations, disturbance and chemicals in the critical rooting zone will lead to decline/death of the tree.



In this case much of the rear garden has been scraped bear to facilitate development, however it very likely that trees outside of the red line boundary will have been severely impacted by this process. Their fine root structure and ability to absorb water will have been hugely reduced by the work completed so far, and any further disturbance should be immediately prevented.

The Arboricultural Report suggest this should be done by fencing off the areas around the trees and their root protection areas.

The driveway and access at the front appears to be utilising an existing driveway, although this also seems to have been installed at least in part, very recently. Again, this is likely to have caused a huge amount of damage to the rooting environment.

We would advocate any measures to reduce any further impact.

The remaining proposal appears to be acceptable as long as the measures proposed are fully adopted. It is likely that the damaged trees will decline over the coming years.

Comments

Significant damage has already been done to trees located in neighbouring properties and their decline will likely become visible over the coming years. The fencing proposed should prevent any further encroachment and damage from being done, and this should be installed as soon as practible.

The plans for development would have limited impact on the remaining trees as the buildings are located outside of the proposed RPA's.

Recommendation: No Objections to the proposed tree protection, however this should have been done pre-commencement of works.

Signed: NS	**Date: 24/04/2025**