

From: Planning Inbox (FODDC) <Planning@fdean.gov.uk>
Sent: 01 Nov 2023 04:36:54
To: FODDCPlanningAdmin.DMS@220ICT.NET
Cc:
Subject: FW: Sustainability Trees - Consultee Comment (P1313/23/FUL)
Attachments:

Planning Support Team (FODDC)



**INVESTORS
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**ENHANCED
LEVEL AWARD**

From: Stuart Payne <Stuart.Payne@fdean.gov.uk>
Sent: 01 November 2023 16:16
To: Melissa Baldwin <Melissa.Baldwin@fdean.gov.uk>; Planning Inbox (FODDC) <Planning@fdean.gov.uk>
Subject: RE: Sustainability Trees - Consultee Comment (P1313/23/FUL)

Dear Melissa

Thank you for sending me the Tree Location Plan and e-mail from the applicant providing context regarding the nature of the proposed development in relation to the adjacent trees. In light of this new information, it is considered that due to the pre-existing ground conditions, ground levels of adjacent land on which the trees are growing, and the proposed use of Ground Screws for the foundations of the Garden Cabin, the impact on the root systems of the adjacent trees will be minimal. Therefore, Sustainability (Trees) no longer raises an objection to the proposals.

Kind regards

Stuart Payne

Stuart Payne
Assistant Tree & Countryside Officer



PUBLICA



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ENHANCED LEVEL AWARD

From: Melissa Baldwin <melissa.baldwin@fdean.gov.uk>
Sent: 01 November 2023 12:33
To: Planning Inbox (FODDC) <Planning@fdean.gov.uk>
Cc: Stuart Payne <Stuart.Payne@fdean.gov.uk>
Subject: FW: Sustainability Trees - Consultee Comment

Dear Admin/Stuart,

Please can this email and attached tree plan be uploaded to the above application. Stuart can I have your further comments on this please. Many thanks Melissa

Melissa Baldwin
Planning Officer (Development Management)



ENHANCED LEVEL AWARD

From: Jonathan Black <jon.e.black@icloud.com>
Sent: 01 November 2023 11:38
To: Melissa Baldwin <melissa.baldwin@fdean.gov.uk>
Subject: Sustainability Trees - Consultee Comment

Good morning Melissa

I acknowledge the comment from the consultee with respect to the impingement of the garden cabin into the Root Protection Area for the Hazel.

I would like to highlight some observations that may mitigate the objection from the consultee.

- The location of the Garden Cabin was based on the viewing aspect that the location presents, its total different from the view that we have from the house. And, it is the flattest location in the garden.
- This flat location had been a patio made of concrete slabs, installed by the previous owners. We have removed the patio which in turn will benefit the trees with improved irrigation.
- It should be noted that beyond the boundary wall the ground level is upto 0.5 metres lower than our garden, which I would think would influence the depth of the roots from the trees.
- We plan to use Ground Screws for the foundations of the Garden Cabin which negate the need to dig out and lay foundations. Not only does this minimise any impact on the roots but also reduces the carbon footprint of the build. I have included a detailed plan (Detailed Tree Location Plan) to be used with the Tree Location Plan which shows the planned layout of the Ground Screws. This shows that only one (potentially three) Ground Screw (65mm diameter) will impact the Hazel Root Protection Area.

I hope that this will have a positive impact on the objection.

However, if I need to relocate the Garden Cabin I will, I will move it by one row of Ground Screws which will remove the build from any Root Protection Area. The impact of this move will involve some landscaping to create a level area for the build.

With the use of Ground Screws for the Garden Cabin the intention was to minimise the impact to the garden and the surround flora.

Regards

Jon