HORSHAM DISTRICT COUNCIL CONSULTATION

TO:	Horsham District Council – Planning Dept
LOCATION:	Stonehouse Farm Handcross Road Plummers Plain West Sussex
DESCRIPTION:	Application for Approval of Details Reserved by Conditions 3 and 5 to approved application DC/24/0408
REFERENCE:	DISC/24/0191
RE-CONSULT:	1st set of comments in black 2nd set of comments in blue
RECOMMENDATION:	Advice / No objection

SUMMARY OF COMMENTS & RECOMMENDATION:

2nd set of comments

Breedon Gravel is now proposed for the driveway, which is acceptable. Tree pit details have not been amended with our recommendations, however this information is not required to be submitted. There are no further concerns from a landscape point of view.

1st set of comments

We do not wish to comment on Condition 3 as it should be discharged to the satisfaction of an Ecologist.

Minor modification is recommended to be provided prior to discharging Condition 5. See below for details.

MAIN COMMENTS:

1. A tarmac access road is being proposed, however please consider treatments such as bonded gravel or bound gravel as they are considered to be sympathetic to the rural surroundings and the latter is permeable. Closed, with thanks.
2. Details of existing, removed, retained and proposed planting provided with thanks. Please note that for successful establishment we recommend the following for tree pit details and request amendments be made to proposals:
    a. Tree pit size no deeper than the root system and at least one and a half times as wide.
    b. Geotextile should not be used between gravel and sand in the drainage layer as they block up.

c. Backfill should replicate existing soil profile by using soil excavated from planting pits. The depth of the topsoil must be 300mm with the remaining depth being site or imported subsoil only if necessary. No fertiliser should be used. d. Leave a 120mm collar free of mulch to prevent the stem/trunk from rotting. e. Note that chemical fertilisers, pesticides and herbicides including glyphosate are not to be applied at any time due to impacts on hedgerows and the protection of their ecological features. Not yet addressed.	
RECOMMENDED CONDITIONS: N/A	
NAME:	Elly Hazael Trainee Landscape Architect (Planning)
DEPARTMENT:	Specialists Team - Strategic Planning
DATE:	27/08/2024 02/09/2024
SIGNED OFF BY:	Inês Watson CMLI Specialists Team Leader (Landscape Architect)
DATE:	30/08/2024 04/09/2024