HORSHAM DISTRICT COUNCIL CONSULTATION

TO:	Horsham District Council – Planning Dept
LOCATION:	Great Marl Barn Marches Road Warnham West Sussex
DESCRIPTION:	Application for Approval of Details Reserved by Condition 3 to approved application DC/25/0477
REFERENCE:	DISC/25/0202
RECOMMENDATION:	Advice / Modification

SUMMARY OF COMMENTS & RECOMMENDATION:

Minor modification is requested in order to recommend the discharge of Condition 3.

MAIN COMMENTS:

Condition 3:

Prior to the first occupation of any part of the development hereby permitted, full details of all hard and soft landscaping works shall have been submitted to and approved, in writing, by the Local Planning Authority. The details shall include plans and measures addressing the following:

1. *Details of all existing trees and planting to be retained*
    a. No concerns raised on landscape grounds.

2. *Details of all proposed trees and planting, including schedules specifying species, planting size, densities and plant numbers and tree pit details*
    a. We concur with comments made by the HDC Arboriculturalist under approved DC/25/0477 in regard to the loss of visual of amenity as a result of tree removal. As such, the 3 proposed trees should be species that reach a larger size at maturity than Corylus avellana. We recommend opting for species previously recommended by the Arboriculturalist which include: *Aesculus* × *carnea*, *Tilia x europaea,* or *Ulmus 'Lutèce' (Naguen).*
    b. The proposed species rich hedgerow, as approved under DC/25/0477, needs 4 further species in order to be categorised as species rich. We recommend the following:
        i. 50-75% proportion of Crataegus monogyna and Prunus spinosa
        ii. 50-25% proportion of suitable species for the landscape character area, which include Corylus avellana, Acer campestre, Carpinus betulus, Ilex aquifolium, Euonymus europaeus, Frangula alnus and Viburnum opulus.

c. Please amend the hedgerow specification to reflect 5no. 60-90cm 1+1 whips per linear meter, offset by approximately 30cm. *3. Details of all boundary treatments* a. No concerns raised on landscape grounds.	
RECOMMENDED CONDITIONS: N/A	
NAME:	Elly Hazael Trainee Landscape Architect (Planning)
DEPARTMENT:	Specialists Team - Strategic Planning
DATE:	11/08/2025
SIGNED OFF BY:	Inês Watson CMLI Specialists Team Leader (Landscape Architect)
DATE:	11/08/2025