Horsham District Council

Application for Approval of Details Reserved by Condition

Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation Areas) Act 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Woodhurst

Address Line 1

Brookers Road

Address Line 2

Address Line 3

West Sussex

Town/city

Billingshurst

Postcode

RH14 9RZ

Description of site location must be completed if postcode is not known:

Easting (x)

508965

Northing (y)

125254

Description

Applicant Details

Name/Company

Title

Mr

First name

nicholas

Surname

peebles

Company Name

Address

Address line 1

woodhurst

Address line 2

brooker road

Address line 3

Town/City

billingshurst

County

Country

Postcode

RH149RZ

Are you an agent acting on behalf of the applicant?

◯ Yes
⊘ No

Contact Details

Primary number

***** REDACTED ******

Secondary number

Fax number

Email address

***** REDACTED ******

Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

In relation to the planning application, DC/22/2330 at Woodhurst, an agreed pre-commencement condition is ordered to be issued to the decision.

Pre-Commencement Condition: No development shall commence, including demolition under the permission granted, ground clearance, or bringing equipment, machinery or materials onto the site, until an Arboricultural Method Statement detailing measures to provide ground protection throughout all construction works within 10m of the Oak tree, has been submitted to and approved in writing by the Local Planning Authority. The development shall be implemented and thereafter carried out at all times strictly following the agreed details.

Reason: As this matter is fundamental to ensure the successful and satisfactory protection of an important tree on the site in accordance with Policy 33 of the Horsham District Planning Framework (2015).

Reference number

DC/22/2330

Date of decision (date must be pre-application submission)

22/04/2024

Please state the condition number(s) to which this application relates

Condition number(s)

1. The only condition.

Has the development already started?

◯ Yes
⊘ No

Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

◯ Yes
⊘ No

Discharge of Conditions

Please provide a full description and/or list of the materials/details that are being submitted for approval

I have been asked to do a Arboricultural Method Statement.

Here is the method statement below.

Arboricultural Method Statement for Proposed Extension to Woodhurst, Brooker Road, Billingshurst.

This method statement outlines the work taken at the same address as the tree with a PTO attached. This document will detail the storage of materials and the work that will be carried out on the tree.

Material and Site Storage

The materials involved in building the property extension will be stored on the side opposite the tree. These will be on the drive. All pre-prepared work will be carried out at this location and brought over, e.g., mixing of mortar, painting of materials before installation of build items, cutting of brick and other materials.

Excavation

Whilst the excavation is in progress whilst working within ten meters of the tree, the excavation will be hand dug. Great care will be taken on the additional distance from the tree when using mechanical digging equipment, ensuring that inspection of the area will be continuously monitored, and if there are any tree roots found, the excavation will stop immediately and be inspected. If further inspection is needed, then the observation will be done by hand until it can be determined whether it is related to the tree with the TPO.

Pouring Foundations

The foundation will be poured, and additional care will be done to ensure the area is safe and not contaminating any other regions. The pour will be undertaken by pumping cement into the appropriate locations.

Site Machinery

The machinery used in the extension construction will be operated on the opposite side of the site. It will be utilised to move materials around and for some excavation that does not come within ten meters of the tree.

Works in the facility tree

There will be no works near the tree for the immediate build. If any work continues within the tree's ten-meter radius, then this will be done with care and by hand. The tree will not be touched; when required, protection will be put in place to ensure its safety. There will be no trimming or cutting of the tree at any point throughout the build. If action is required, the tree preservation and planning will be contacted to seek advice.

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- [x] Yes
- [ ] No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- [ ] The agent
- [x] The applicant
- [ ] Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

◯ Yes
⊘ No

Declaration

I/We hereby apply for Approval of details reserved by a condition (discharge) as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.
I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.
I/We also accept that, in accordance with the Planning Portal's terms and conditions:
- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☑ I / We agree to the outlined declaration

Signed

nicholas peebles

Date

22/04/2024