



HORSHAM DISTRICT COUNCIL CONSULTATION

TO:	Horsham District Council – Planning Dept
LOCATION:	Park House, Stane Street, Slinfold
DESCRIPTION:	Erection of a part single, part two storey rear extension
REFERENCE:	DC-26-1177
RECOMMENDATION:	Advice
SUMMARY OF COMMENTS & RECOMMENDATION:	
No significant concerns subject to appropriate tree protection measures being implemented commensurate with the scale of the project and foreseeable associated processes and hardstandings.	
MAIN COMMENTS:	
The nearest mature tree is the lime pollard adjacent to the outbuilding in the SW corner of the rear garden. The tree is visible in the streescene and makes a positive contribution the landscape setting. Whilst sufficiently remote from the footprint of the proposed building extension area, it may have its recommended root protection area (RPA) impinged upon either by associated development processes or associated desires for new terracing/hard landscaping installations associated with the proposed changes. The extent of proposed re-landscaping/terracing will have a direct bearing on the foreseeable impacts on the tree and should form part of the considerations. If a 10m buffer to the tree can be ascertained as free from encroachment, this could be barrier fenced from the development until its completion, to protect the key soft ground rooting area of the tree.	
ANY RECOMMENDED CONDITIONS:	
Yes if minded to approve: Pre-Commencement Condition: Prior to commencement of any works on site, demolition or other development activities, a protective fence consisting of braced Heras panel fencing shall be erected 10m from the stem of the lime tree in the rear garden so	

as to exclude storage of materials, concrete mixing, excavation, compaction or other building activities likely to be harmful to tree roots and the rooting environment in the soft ground area beyond.

Such fencing shall remain in place throughout the duration of the development to the satisfaction of the Local Planning Authority. The Local Planning Authority Tree Officer shall be informed of the proposed date of commencement, at least one working week in advance, to allow inspection of protection measures.

Reason: To ensure the successful and satisfactory protection of important trees on the site in accordance with Policies 30 and 33 of the Horsham District Planning Framework (2015)

NAME:	ANDY CLOUT – ASST. ARBORICULTURAL OFFICER
DEPARTMENT:	STRATEGIC PLANNING - SPECIALISTS
DATE:	12/08/26