DC/26/1595 — maintenance of existing hedge H4 adjoining the Granary

My comments concern the existing hedge on the application side of the Granary's separately owned 1.8-metre close-boarded boundary fence, identified in the attached annotated extracts.

These comments concern relevant planning considerations: overshadowing and loss of daylight, effects on the Grade II listed Granary and its setting, and the appearance and management of boundary landscaping. The proposed retention, restocking and future management of H4 should protect both the Granary's residential amenity and its immediate historic setting.

H4 is identified in Appendix A of the Arboricultural Impact Assessment, including PDF pages 27–28, with its survey entry on PDF page 34 (see below marked in green). That entry records an estimated height of 8 metres. This does not accurately describe the section immediately adjoining the Granary, which I have maintained for over 20 years at approximately 1.8 metres, matching the fence. The aerial photograph in Figure A3 on PDF page 29 shows this section as a low, maintained hedgerow. The assessment should distinguish it from any taller vegetation elsewhere within H4 and correct or clarify the recorded height.

BS5837:2012 Assessment

Tree ID : H4 | Tag : None | Assessor : Brynley Andrews | Bats : No
Species : A Hedgerow - *Unknown* | TPO : No | Inspected : 07 August 2026 | Cons Area : No
Next Insp : 07 August 2028
Estimated Measurements | 1st Branch: 1

Stems				Health					RP				Clearance (m)				Spread (m)			
H (m)	No	Ø (mm)	Maturity	Crown	Stem	Basal	Phy Con	Cat	ERC	A (m²)	R (m)	Site Status	Priority	N	E	S	W	N	E	S	W
8	1	300	Semi-mature	Fair	Fair	Fair	Decline	C3	10 to 20 yrs	40.7	3.59	Pre Construction	N/A	2	2	2	2	50	3	50	3

Survey Comment : Candidate for restocking and traditional management
Tree Comment : Western boundary; unsure if on or off site. Becoming a line of trees rather than a hedge due to lack of management, ; consists of holly, hawthorn, ash.

Work Category	Action	Completed
Traditional management	Weeding-coppicing-laying-pruning& re-stocking *conservation management*	No

H4 pg 34

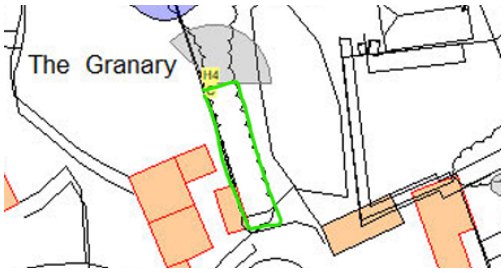


H4 location Appendix A pg 27



Figure A3 pg 29

The shading arcs on the Appendix A plan on PDF page 28 reinforce the importance of assessing the potential effect of boundary vegetation on the Granary using accurate heights. The rear of the Granary is approximately 2 metres from this boundary, making continued height management important to daylight and residential amenity.



Shading Arcs pg 28

For over 20 years, I have maintained this section at approximately 1.8 metres because adequate maintenance was not otherwise undertaken. This documented history demonstrates the need for a clear, continuing management requirement within the development proposals to protect daylight and residential amenity at the Granary.

The H4 entry identifies the hedge as a candidate for restocking. I have no objection to appropriate restocking, provided replacement planting remains subject to the same height-management requirement. Restocking must not result in this historically maintained section becoming a tall hedge or line of trees.

Although management is recommended on PDF pages 18 and 24, no permanent maximum height is specified. I request that any permission secure continued maintenance at approximately the existing 1.8-metre height, with a maximum of 2 metres above ground level.

The assessment should take account of “Hedge height and light loss”, Revised Edition, October 2005, by Paul J Littlefair, BRE, published by the Office of the Deputy Prime Minister, ISBN 1 85112 707 0, publication reference 04SCDD 02092, particularly sections 2, 3 and 5 concerning continuing maintenance, action hedge height and daylight to windows.

An approved management scheme should identify the precise section, maintenance frequency, access arrangements and responsible party, including after any sale or transfer. Ownership and control should be clarified, as the H4 survey entry leaves this uncertain. Future maintenance must not depend on the Granary’s owners continuing to undertake the work.

Additionally, please note that Tree T15, white poplar, is to be taken down by UK Power Networks due to it's shedding of branches onto the HV power lines. This has been scheduled since 2012. It was due to be taken down most recently on 15 & 16 Sept 2026, however this has now been postponed until the new year. Eg Q1 2027. As such the survey comment that it is a candidate as a high priority for retention as a landscape feature should be removed from the application as it is incorrect

BS5837:2012 Assessment

Tree ID : T15 **Tag :** 15 **Assessor :** Brynley Andrews **Bats :** No

Species : White Poplar *Populus alba* **TPO :** No **Inspected :** 07 August 2026 **Cons Area :** No

Next Insp : 07 August 2028

Estimated Measurements **1st Branch:** 7

Stems				Health						RP				Clearance (m)				Spread (m)			
H (m)	No	Ø (mm)	Maturity	Crown	Stem	Basal	Phy Con	Cat	ERC	A (m²)	R (m)	Site Status	Priority	N	E	S	W	N	E	S	W
20	1	1000	Mature	Good	Good	Good	Good	A.1.2	>40 yrs	452.4	12	Pre Construction	N/A	5	5	5	5	7	7	7	7

Survey Comment : Candidate for retention as a landscape feature

Tree Comment : Hedgeline feature; producing ~ x10 suckers in the field.

Work Category	Action	Completed
Protection or removal	high priority for retention	No
Special engineering	within rooting zone	No