From: Trees <trees@horsham.gov.uk>
Sent: 15 May 2025 10:42:01 UTC+01:00
To: "Halima.Chowdhury" <Halima.Chowdhury@horsham.gov.uk>; "Andrew.Clout" <Andrew.Clout@horsham.gov.uk>
Cc: "Trees" <trees@horsham.gov.uk>
Subject: RE: URGENT - DC/25/0453 - The Old Paddock, Leechpond Hill.

Morning Halima,

Andy won't be back in the office until next Tuesday and given the time scale you have provided to respond to this one, I thought it would be best that I reply.

It is positive to see that the applicants are proposing to replace the Horse chestnut indicated for removal to facilitate the development proposals at the property. However, in this instance, given Andy's comments on the tree's positive contribution to the landscape setting. I would not consider that Silver Birch would be an appropriate replacement, even if two trees were to be planted. The reasoning behind this is that Silver birch, once they reach maturity, do not take well to surgery, and I have noticed that this species of tree doesn't appear to be coping well with the hotter, drier weather we have been experiencing in recent years. Also, I note the line of mature trees, due south of where the new trees are proposed to be planted; this would imply that there may be issues with them establishing due to shade and competition with the trees to the south. As such, I would recommend that the new trees be planted further into the garden or elsewhere at the property.

Consideration should be given to replacing the birch with similar medium-sized trees. Recommended trees - Carpinus betulus (Hornbeam), Acer campestre (Field Maple, Ulmus 'Lutèce' (Naguen), Ulmus 'New Horizon', both DED-resistant species of Elm.

In addition, once the replacement trees have been decided, it would be prudent to attach the standard Hard and Soft Landscaping condition below.

6.16 Trees/Planting Protection (use only if no Arb condition, or Hard and Soft Landscaping condition)

Regulatory Condition: Other than agreed as part of the approved landscaping, no trees or hedges on the site shall be wilfully damaged or uprooted, felled/removed, topped or lopped without the previous written consent of the Local Planning Authority until 5 years after completion of the development hereby permitted. Any trees or hedges on the site which die or become damaged during the construction process shall be replaced with trees, hedging plants or shrubs of a type, size and in positions agreed by the Local Planning Authority.

Reason: To ensure the retention and maintenance of trees and vegetation on the site unsuitable for permanent protection by Tree Preservation Order for a limited period, in accordance with Policy 33 of the Horsham District Planning Framework (2015).

All the best,

Andy

Andrew Bush

Arboricultural Officer (Planning)
Specialists Team - Strategic Planning

Telephone: 01403 215171 | 07917 580147
Email: Andrew.Bush@horsham.gov.uk





Horsham District Council, Albery House, Springfield Road, Horsham, West Sussex RH12 2GB
Telephone: 01403 215100 (calls may be recorded) www.horsham.gov.uk Chief Executive: Jane Eaton

From: Halima.Chowdhury <Halima.Chowdhury@horsham.gov.uk>
Sent: 14 May 2025 18:00
To: Andrew.Clout <Andrew.Clout@horsham.gov.uk>
Cc: Trees <trees@horsham.gov.uk>
Subject: URGENT - DC/25/0453 - The Old Paddock, Leechpond Hill.
Importance: High

URGENT

Hi Andy,

DC/25/0453,
The Old Paddock, Leechpond Hill, Lower Beeding
Demolition of existing redundant stables and construction of detached garage and storage building with room in the roof space. Erection of a two storey side extension.

I refer to the above planning application.

Please kindly provide your comments in respect to the replacement Silver Birch trees at the bottom of the rear garden of the application site.

I would appreciate an urgent response by 16th May 2025.

Kind regards

Halima Chowdhury

Planning Officer

Telephone: 01403 215059

Email: Halima.Chowdhury@horsham.gov.uk





Horsham District Council, Albery House, Springfield Road, Horsham, West Sussex RH12 2GB
Telephone: 01403 215100 (calls may be recorded) www.horsham.gov.uk Chief Executive: Jane Eaton

From: David Richards <denra.design@outlook.com>
Sent: 14 May 2025 16:57
To: Halima.Chowdhury <Halima.Chowdhury@horsham.gov.uk>
Subject: DC/25/0453 - The Old Paddock, Leechpond Hill.

Re: DC/25/0453 – The Old Paddock, Leechpond Hill, Lower Beeding:

Hi Alima

Amended application page attached together with revised site layout plan.

To mitigate the removal of the Horse Chestnut tree, the applicant has decided to plant two fast growing Silver Birch trees at the south end of the site. These should reach a mature height in the region of 20 – 30m.

Kind regards

David Richards