Simon Harvey Designs Ltd

E: office@simonharveydesigns.com [redacted]

Supporting Statement

For 'No-dig' driveway construction within tree root protection areas, soft landscaping planting and Arboricultural Method Statement for land at;

Harleydene, Sandgate Lane, Storrington, West Sussex.

Discharge of condition 3, 4 & 5 of planning approval ref: *DC/24/1827*

Conditions description;

3- Pre-commencement Condition: No works shall commence until full details of all soft landscaping works have been submitted to and approved, in writing, by the Local Planning

Authority. The details shall include plans and measures addressing the following:

(a) Details of all existing trees and planting to be removed and retained

(b) Details of all proposed trees and planting, including schedules specifying species,

planting size, densities and plant numbers and tree pit details.

4 - Pre-commencement Condition: No development shall commence, including demolition pursuant to the permission granted, ground clearance, or bringing equipment, machinery, or materials onto the site, until an Arboricultural Method Statement (AMS) detailing all trees and hedgerows on site and adjacent to the site to be retained during construction works, and measures to provide for their protection throughout all construction works, has been submitted to and approved in writing by the Local Planning Authority. The AMS shall be prepared in accordance with ref: MDJAC-BS24137-AIAPMS-01 Rev A and the accompanying Tree Protection Plan dated 08/01/25.

5- Pre-commencement Condition: No development shall commence until a no-dig driveway

construction plan has been submitted to and approved in writing by the Local Planning

Authority. This plan must use a three-dimensional load spreader filled with uncompacted loose angular stone and edged with pinned timber or sleepers, in accordance with BS5837:2012

standards concerning trees in relation to design, demolition, and construction. The development must be carried out at all times in strict accordance with the approved details.

Any trees or hedges on the site that die or are damaged during construction must be replaced with trees or hedging plants of a type, size, and in positions agreed upon by the Local Planning Authority.

This document is to be read in conjunction with all other submitted plan 125_104(revision) and the Arboricultural Impact Assessment and Preliminary Method Statement as prepared by MDJAC – (revision A).

SOFT LANDSCAPING PLANTING SCHEDULE:

New Beech planted as indicated on plans but comprising of approximately 55 linear metres of single row planted Beech to the West/South west boundary, planted to the outside of the new fenceline. A further 8linear metres of hedgerow will be planted across the stopped-up driveway, set behind the new closeboarded fence and gate, so as to provide instant screening for privacy, whilst maintaining a pull-in private layby for use of the waste treatment service lorry.

Proposed Beech Hedging:

New trench dug by hand to 300mm wide x 400mm deep, mixed with bonemeal and backfilled with good quality topsoil and wood chip mulching, ensuring full roots covered.

Beech plants (Fagus Sylvatica), 40/60cm in height, bareroot, planted in singular rows (to match existing) at maximum. 400-500mm centres.

Regularly watered throughout first season and into dry weather. Top up any soil shrinkage and replace any plant that dies within first five years.

Once established, suggested to maintain depth to max. 600mm deep and suggested height to approximately 2.4m once established and so as to match existing site hedges.

Hedge planting will need to be implemented in the correct growing season and ideally late Autumn or early spring would be optimal timing for bareroot and whips.

Hedging to mature and establish so as to assimilate with the retained hedging on site.

The remaining ground will be turned over by hand and retained as soft landscaping in the form of seeded grassed areas with wild bulbs retained and informal planting.

METHOD STATEMENT FOR PROTECTION OF EXISTING TREES:

The site comprises of a triangular section of land, enclosed to the south-east by an existing Beech hedge and wired fence, to the western boundary, a mature tree line of Oaks border onto Water Lane and significant mature Oak trees (T6, T7 & T14) within falling distance. The root protection areas of these Oaks will cover some of the application site and therefore careful construction methods will need to be implemented to undertake works, whilst protecting the surrounding trees.

Any trees and hedging to be removed at Harleydene fall outside of this application site and have already been approved for removal under reference DC/24/0593. These are mostly garden trees, hedges and shrubs to the inside of the current fenceline. Within this application there is one 7m

section of Beech hedge to be removed in order to form the new gates and driveway. This section will be carefully removed by hand with roots taken out with care in order to allow the formation for the new driveway entrance. The remaining gaps will be replanted with new hedging, set to establish.

There are no planned trees to be planted, but there is an extent of new hedging (see Planting schedule section above).

Heavy machinery will not be used within areas of root protection or areas (RPA) or within the area of No-dig driveway. These areas will be of hand digging tools only. No materials are to stored within the RPA at any point and whilst building works are underway, temporary Herras fencing is to be erected to keep the RPA free of disturbance and compaction.

As described in the previously submitted report by MDJAC;

If roots with a diameter of less than 25mm are encountered they will be cut back to the face of the excavation using a handsaw, irrespective of the number and distribution of the roots.

If roots in excess of 25mm diameter are encountered, the arboricultural consultant will be referred to for their professional opinion and to consider the number, sizes, depths and condition of the roots, and whether their pruning is likely to lead to a significant adverse impact on the tree's ability to complete its biological processes. If it is deemed that the cutting of roots is likely to be tolerated by the trees, they will be cut back cleanly to the face of the excavation and protected as outlined above. Such roots they will be protected from direct sunlight by wrapping the exposed ends in hessian sacking; during periods of prolonged dry weather, the hessian sacking will be irrigated periodically to prevent the roots from drying out.

The gate piers are to be set on localised foundations, dug by hand and allow any roots to grown freely either side of the relatively small area.

As the trees and their canopies are unlikely to require pruning works to facilitate the proposals, it is deemed that there will be little damage to the retained trees.

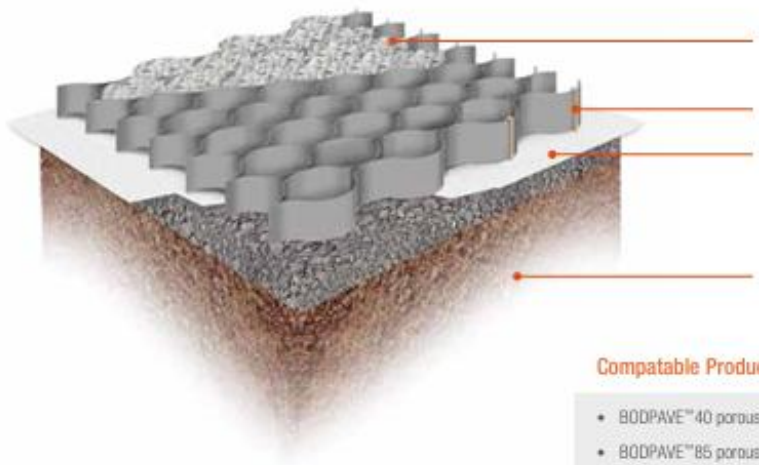
The new fencelines on site comprise of the 1.8m close-boarded fence, set on gravel boards and a low level knee rail fence alongside the road edge. Each fencepost will be set into a hand-augured hole at approximately 2-3m centres unless smaller spacings required on short section splays). Each hole will be set approximately 3-400mm deep and set with post-crete concrete. Should any main tree roots be discovered, alternative holes positions to be implemented. On the replacement knee rail, existing post holes to be re-used where practicable.

The section of new driveway will be installed as part of a no-dig driveway method.

No Dig driveway methodology –

Area of proposed driveway as denoted green hatch on the accompanying plan, are to be cleared of vegetation and graded and filled to achieve level base with hand tools / hand digging. Borders applied with 250mm deep treated timber sleepers, pinned into position with steel re-inforcement bars. Area within, levelled with soil and angular free draining and uncompacted material and laid with a 200mm deep Terram GeoCell 22/20 cellular tray with Terram T1000 membrane underlay. Cellular voids fully infilled with 4-20mm clean angular gravel with max. 50mm overfill, reducing to 20mm towards entrance with 500mm wide shallow dig gravel stop, comprising of routed (for slip resistance) sleepers, hand dug in level (+/- 20mm) with road, and pinned into position, so as to avoid gravel spillage to Sandgate Lane.

Typical Profile



Compatable Products

- BODPAVE™40 porous pavers
- BODPAVE™85 porous pavers
- TRUCKPAVE™
- TERRAM geotextile filter
- Geogrid

Fixing Pins

Fixing pins available upon request.

Product Details

PRODUCT	PANEL SIZE (m)	CELL Dia & DEPTH (mm)	PANEL WEIGHT	TYPICAL LOADING
GEOCELL 25/10	5 x 7	250 dia x 100	17kg	Pedestrian cycle*
GEOCELL 25/15	5 x 7	250 dia x 150	25kg	Light vehicles*
GEOCELL 22/20	6 x 3	220 dia x 200	20kg	Optimum for heavier vehicles or more frequent traffic*

* These are typical profiles only.

Typical No-dig driveway details

Revision P2 - S.Harvey- April 2025