

CAPITA

ARBORICULTURAL REPORT

Summary Report for Copeland Borough Council

Prepared by Alistair Hearn

Reference: 4/21/2562/0R1

Location: RHEDA CROSS, RHEDA PARK, FRIZINGTON

Officer: Christopher J Harrison

Date: 22 May 2023

CONSULTANTS REPORT

DESCRIPTION OF PROPOSAL

Reserved matters application seeking approval of access, appearance, landscaping, layout and scale of outline planning approval 4/19/2325/001 - outline application for erection of one dwelling.

DISCUSSION

Following our site visit, we have the following comment/observation to make on the proposed development. The scheme proposes to construct a residential house, with associated access, on the site. There are currently trees growing around the perimeter of the site.

The Tree Survey Report (Rev A 16.02.23) submitted with the application shows 9 No. trees to be removed – 5 No. Category U & 4 No. Category C – to facilitate the proposed development layout. The landscape plan (Dwg. No. WW/L01A Rev.B) shows 32 No. new trees will be planted across the site as part of the proposed scheme.

The plan includes indicative details of the planting and aftercare maintenance procedures.

RECOMMENDATION

We recommend attaching the following conditions to any planning permission:

- the work recommendations and tree protection measures in the Tree Survey Report (Rev A 16.02.23) are carried out in full prior to any construction work on the site;
- the submission of a detailed Landscape Plan plant specification prior to any construction work on the site; and
- the full implementation of the Landscape Plan (Dwg. No. WW/L01A Rev.B) during the first growing season following completion of the construction works.