

ARBORICULTURAL REPORT

Summary Report for Cumberland Council

Prepared by Alistair Hearn

Reference: 4/24/2185/0R1

Location: ROTHERSYKE HOUSE, EGREMONT.

Officer: Christie M Burns

Date: 07 October 2024

CONSULTANTS REPORT

DESCRIPTION OF PROPOSAL

Application for reserved matters relating to appearance, scale & landscaping pursuant to outline application 4/22/2294/001 – outline application for siting of 3 no holiday accommodation pods/units including approval of site layout, access, parking & scale (no of units only) with all other matters reserved.

DISCUSSION

Following our site visit, we have the following comment/observation to make on the proposed development.

The applicant has submitted a Soft Landscape & Management Plan (Dwg. No:RRE-epd-ELS-XX-DR-L-0001 Rev.P01) and a Hard Landscape Plan (Dwg. No. RRE-epd-ELS-XX-DR-L-0002 Rev.P02), both dated 09/07/2024.

The Soft Landscape & Management Plan includes details and specifications for the proposed new planting. It also describes the procedures for establishing and maintaining the new planting.

RECOMMENDATIONS

We recommend attaching the following conditions to any planning permission:

- The submitted Hard Landscaping Plan (Dwg. No. RRE-epd-ELS-XX-DR-L-0002 Rev.P02) and Soft Landscape & Management Plan (Dwg. No:RRE-epd-ELS-XX-DR-L-0001 Rev.P01) should be implemented in full during the first planting season following completion of construction. Any trees or shrubs dying within a ten-year period should be replanted with a similar species and in a similar location within one growing season. Any alterations to the agreed Landscape Plan should be approved in writing by the Local Planning Authority.

Also include a condition of any planning permission requiring:

- The submission of an Arboricultural Method Statement, which must include adequate tree protection measures for the retained trees. The Arboricultural Method Statement must be agreed in writing by the Local Planning Authority and must be implemented in full prior to and during construction activity on site.