

ARBORICULTURAL REPORT

Summary Report for Copeland Borough Council

Prepared by Alistair Hearn

Reference: 4/23/2044/OF1

Location: LAND ADJACENT TO ST THOMAS CROSS ROUNDABOUT,
EGREMONT.

Officer: Christie M Burns

Date: 18 September 2023

CONSULTANTS REPORT

DESCRIPTION OF PROPOSAL

Erection of three storey building to form shop, warehouse and offices along with new vehicle access, car parking and yard areas and erection of 2no. Single storey buildings and associated parking areas.

DISCUSSION

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

The applicant has submitted a Landscape Plan (Dwg. No.WW/L01) produced by Westwood Landscape. This includes a detailed planting and maintenance specification.

The site has existing trees along the northern and western boundaries.

RECOMMENDATIONS

We recommend attaching the following conditions to any planning permission:

- The submission of an arboricultural method statement prior to any construction activity on site. This should be agreed in writing by the LPA and give details of the necessary tree protection measures to minimise soil compaction and damage to the trees around the site perimeter, particularly those along the northern and western boundaries.
- The applicant should implement the Landscaping Plan (Dwg. No.WW/L01) in full during the first growing season following construction of the development. Any trees or shrubs dying within five years of planting must be replanted with similar species, unless agreed in writing with the LPA.