

PLANNING APPLICATION – 19/00701/OUT

The Oaks, Clacton Rd, Weeley.

29 May 2019

The application site is well populated with trees several of which make a positive contribution to the character and appearance of the public realm

Many of the other trees on the application site are reasonable specimens and have a pleasant softening effect on the appearance of the area; however the amenity value provided by the smaller trees could relatively easily be replicated by new planting. The most visually prominent trees are those situated on the boundary with the highway, to the front of 'The Oaks' and the western boundary of the application site.

Following an assessment of the amenity value of the trees on the land and taking into account the potential threat posed by the development proposal a Tendring District Council Tree Preservation Order has been made in respect of three Oak trees.

Two of the trees are situated on the western boundary of the application site and the third tree directly to the north on the dwelling – The Oaks.

In order to determine the extent of the constraint that the trees are on the development potential of the land and to show how retained trees will be physically protected for the duration of any such permission the applicant should provide an Arboricultural Impact Assessment (AIA) as part of a Tree Survey and Report. This information should be provided prior to the determination of the planning application and

This information should be in accordance with *BS5837: 2012 Trees in relation to design, demolition and construction – Recommendations*.

Should planning permission be likely to be granted then a soft landscaping condition should be attached to secure details of new soft landscaping.

Clive Dawson
Tree and Landscape Officer