

From: Planning Policy & Projects To: Planning Representations

Date Received: 4/11/21

Your Ref: O Williams

Date Returned: 25/11/21

Date: 4/11/21

Application Number: A/21/92386/FULL

Proposal: Restoration and alteration of Chaddock Hall to form two residential dwellings (use class C3) with associated landscape works and car parking; restoration of Chaddock Hall Barn to create new office space (use class E) with associated landscape works and car parking; and the erection of four new residential dwellings (use class C3)

Development at: Chaddock Hall And Barn Chaddock Lane Worsley M28 1DN

Planning Response Trees: TPO ☒ No: 53/2007

Conservation Area ☐ Title:

Tree Survey

☒

Landscape

☒

Ecology

☐

Are trees Affected by Proposal?

Yes

Tree Survey Included?

Yes

Topographical Survey Included?

Yes

Service Plan Included?

No

Level changes proposed?

Yes

Comments:

The submitted tree survey has identified two protected trees which need to be removed due to them being in poor condition which I fully accept. However, the proposed mitigation planting is not of sufficient quality to compliment the development scheme.

I recommend that the applicant submit a new landscape scheme including planting two *Taxus baccata* 'Fastigiata' one either side of the gate minimum size 2metres and a *Ginkgo biloba* 14-16cm girth to replace the *Malus*. All new trees should be a minimum sizes of 12-14cm girth.

I am happy to accept attaching a pre commencement condition for the submission of a landscape scheme to be approved.

Trees identified for retention must be protected in full accordance with current British Standards BS 5837 2012, recommendations in the submitted Arboricultural Impact Assessment and Tree Protection Plan Drawing number UG_1094_ARB_TPP_01 and UG_1094_ARB_TPI_01.

Attach conditions:

CONJ 2, CONJ 5 and CONJ 6

- **Should any subsequent amendments to the application or plan be made I will require notification immediately prior to any consent being granted.**

T.P.O. in Place? Yes

Planning Conditions Required? Yes

Signed  Dated