

**Application Number & Location: 22-1066 Condition 4 - layout**

**Proposal: Reserved Matters application pursuant to Condition 4 for the provision of ANGST and the allotments (Phases 5e, 5f and 5j) 32 (Hard and Soft Landscaping) and 33 (Landscape Management Plan).**

**Date: 01/08/23**

**Terminology:**

Tree preservation order (TPO), root protection radius (RPR), root protection area (RPA), tree protection fencing (TPF), ground protection (GP), construction exclusion zone (CEZ), arboricultural impact assessment (AIA), tree constraints plan (TCP), arboricultural method statement (AMS), tree protection plan (TPP). National Joint Utilities Group (NJUG). British Standard 5837:2012 Trees in relation to design, demolition and construction – Recommendations (BS5837:2012). Cellular Confinement System (CCS).

As I see it the timber crossbeam is still present, the hessian is to run from post to post, rather than attached across a timber crossbeam, it might be that the drawing is not clear but that is how I read that.

The timber and wire square tree protection measures are acceptable but need to be 1.8m in height to account for fallow deer, the landscape management plan (the plan) needs to show where the trees will be located and the squares used, again I am happy for this to be conditioned. Please include maintenance details for the deer protection as part of the LMP.

The section on plan DC2-WTM-LX-216-XX-DR-1100 PS14 (see below)

The section circled red to be removed and replaced with wildflower meadow, the remaining amenity grassland to the south to also be wildflower planting with LMP updated to reflect management, this was agreed as part of the extensive tree removal and remediation for this part of the site.



## 01/08/23 Comments

- The orchard areas need to be entirely open and not fenced so it remains a community asset and as such the trees will need to be adequately protected from the deer, the same is for any new planting of trees within the wooded area, the comments over phase 1 are appreciated but the difference in setting means that the likelihood of browsing damage is more significant. I am happy with this detail to be managed under a condition but the expectation is that suitable protection is provided and/or if trees are damaged by browsing they will need to be replaced on a like for like basis, the condition will reset at each new planting including maintenance periods should continual browsing damage occur, in order to minimise the need to replace these trees protection afforded at the beginning will allow the establishment of the trees.
- The species etc. with the allotments I am happy for this to be conditioned but please note that the species proposed for the northern area must be entirely different species of apple. Soft fruit etc.
- The level of protection shown in drawing 5101 is reflective of the style envisaged, Please amend the plans to show which trees will be fenced. **Happy for this to be conditioned.**
- Please replace the cross bar for hessian tree tie support and updated management plans to allow for inspection and replacement of restraints.

## Landscape management plans. May 2022 – North Dettingen and North Alma

**Please state in both landscape management plans that trees are to be sourced from UK grown stock and be free of pest and diseases and only sourced outside of the UK where all other options for stock have been extinguished, where stock is sourced outside the UK it must follow the requirements of a plant passport and phytosanitary certificate and be made available to the Local Authority where requested.**

- All trees and shrubs will conform to the specification for nursery stock as set out in British Standard 3936 Parts 1 (1992) and 4 (1984). Advanced Nursery stock trees shall conform to BS 4043:Transplanting root-balled trees & BS8545:2104 Trees from Nursery to Independence in the landscape – recommendations.
- In terms of 8545 Stock shall be materially undamaged, sturdy, healthy and vigorous, of good shape and without elongated shoots, and free from pests and diseases, discolouration, weeds and physiological disorders at point of delivery. The trees are to be inspected at point of delivery and any stock found to be of poor quality or poor form will be rejected on a like for like basis, this will need to be auditable as part of the landscape management plan. Any stock found upon inspection by the tree officer to not conform to these requirements will need to be replaced, any planting condition can only be discharged upon agreement that all requirements of the above are met.
- Please list and state all the British Standards referenced within the document as an appendix.
- The watering is currently insufficient, the basis of as and when watering is not considered suitable, I have provided wording below for inclusion.

*Watering trees: water trees during dry periods for at least once every 7 days during spring and summer and increase watering rates for any period without substantial rainfall for 14 days or more, until trees are successfully established or 2 years post planting for trees. Water at a rate of 40+ litres per tree position, in to watering tubes or bags (where shown) or across the root ball/mulched area. Apply water at a frequency of once per fortnight from April to the end of September (to a minimum of 15 visits in any one year). The landscape management contractor shall be entirely responsible for varying the frequency of these visits according to climatic conditions and for contacting the adopting organisation and agreeing the timing of any additional watering visits if required. where restrictions are placed on the use of water, sources and costs of obtaining second class water. The landscape management contractor shall be responsible for any tree failures or excessive die back from drought stress during the management contract.*

- *Any trees lost that show less than 75% of expected canopy coverage as expected for species or more than 25% dieback in subsequent years from planting will be replaced in the same or subsequent planting season on a like for like basis, the term of management resets for each tree that fails to establish until it is established.*
- No formative pruning outside of removal of dead branches is to occur within 18 months of planting.
- Remove re-balancing of canopies – this is an environmental and genetic pre-disposition and no pruning is required for this.
- No branches greater than 1/3rd parent branch to be removed – see BS3998.
- Please add or damaged by mammals on page 6

– please amend both Landscape management plans accordingly.

#### **Landscape management plans – Allotments**

- Please provide a specification/requirements for the pruning/training of fruit trees after establishment to promote fruit development and a specific management plan for Orchards.
- Please provide maintenance for tree guards and removing of competing vegetation within them
- Watering requirement for the fruit trees (see above)
- Please include details for the inspection of and rejection of poor quality stock (see above).
- Include details of pruning of trees with any disease which can impact on fruit production such as Silver leaf and provide details for management and control e.g. suitable inspections, removal of infected material and burning of or removal from site.
- A means of protection from grazing mammals

Suggested means of protection for Orchard trees post planting



- Trees need to be mulched please provide the specification, it will need to be 1m in diameter for each tree to a depth not exceeding 100mm of part mulched bark.
- Please provide size and specifications for the trees, this can be part of the condition.

Overall I am happy with the details and layout except for the details as provided above but I feel this can be managed as a condition.

**25/05/23**

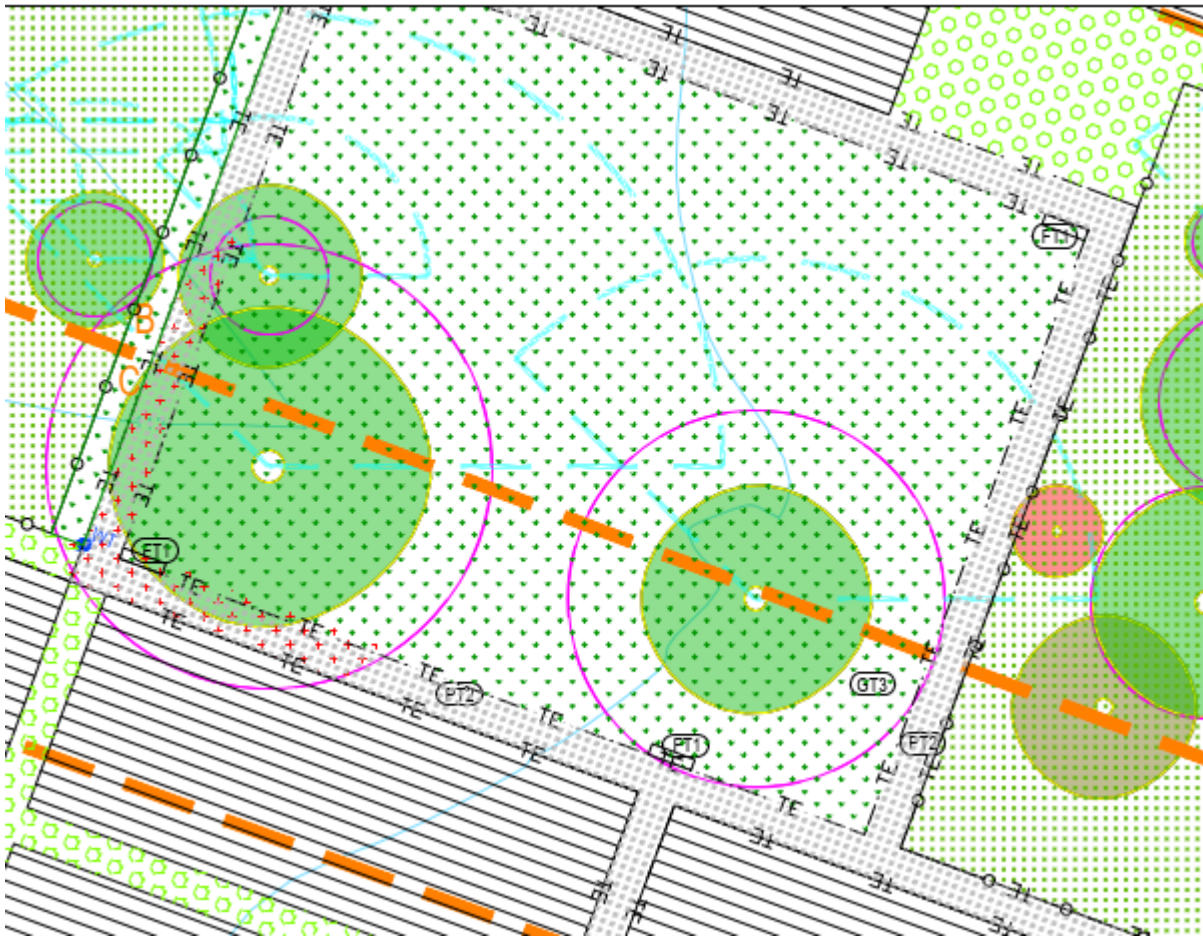
Please show an Orchard for the following spaces, this to be a mix of heritage/rare and native and standard fruit species both soft and hard fruit. These trees will need to be protected with a wooden

crate or metal cages to protect the new plantings from deer damage, tree tubes and stakes will not be sufficient. Please provide an example of proposed protection.



This area is to be an orchard as well. The LPA will accept the loss of this proposed planting for the planting as outlined above (Orchard) (also to be protected)

Please confirm what this area (Below) is for please? And the likely impacts on retained trees in terms of ground cultivation.



- Please provide a hedge between new footway on road side and attenuation pond along entire straight road sections (east).
- (I could not see a landscape plan for this section) from the arboricultural report, the Trees proposed west of proposed care home tree ref T167 please space these trees out accordingly to consider optimum space and future canopy spreads and not to be left in small clumps. Please provide details of tree protection to prevent deer damage, this will need to be wooden crates in the open area.

**Superseded**

### **32 (Hard and Soft Landscaping)**

Document Reference: DC2-WTM-LX-001-XX-RP-04-0001-PS06

01/02/23 – SUPERSEDED COMMENTS. - Layout

1. There is a concern over the shading of the mature trees onto the allotments north of the tree border, The northern plots to be moved to the south, the northern sector would also provide better linkage into the wider northern wooded area. Please show an orchard in this

space which is to consist of a number of different types of fruits both soft and hard fruit but all of rare/threatened and of native species. They will need to be adequately spaced and protected from grazers.

2. Plan DC2-FPCR-AB-115-XX-DR-01-0026 R06 (AMS) please add a legend to show the blue hatching around the cellular path, it is assumed this will be the ground protection. TBC by Skanska

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