

**Consultation Response from KC,  
 Trees**
**2021/90377 100, Lower Town End Road, Wooldale, Holmfirth, HD9 1QD**
**Erection of two storey rear extension, single storey side extension and exterior alterations**
**Date Responded: 08/03/21 | Responding Officer: Nick Goddard | Responding Ref: CA26**

A tree work application was submitted for this property under reference 2021/90324. This was to remove the Sycamore in the corner of the rear garden on the western boundary of the site. This was modified by recommendation from myself to only remove one damaged and suppressed Sycamore but to retain the healthy significant tree adjacent to it. The retained Sycamore adds to the character of the Conservation Area and therefore I would not support its removal or long term harm.

The trees on the site do not appear on any of the submitted information for this application and therefore it is not possible to fully assess the impacts they may have on the proposed extension to the rear. The proposals should have been informed and supported by a tree survey showing the extent of canopy spread, and root protection area of the trees. An impact assessment could then be made as to which trees are required to be removed and what measures are needed to retain the good quality tree on site.

At present I have concerns that the foundations for the extension may impact upon the roots of the tree; the second storey may be close to the canopy of the tree; and the proposals include a stone planter in the location of the tree which could impact upon the roots if it raises soil levels around the base of the tree.

At present I could not support the proposals as they do not appear to meet the requirements of LP24i and LP33 however I would be happy to look at the proposals again if a tree survey and method statement are submitted to demonstrate how the proposals will be constructed so close to the tree without causing direct or long term harm.

It should be noted that the documents I mention are a requirement according to our validation checklist and guidance for applications in proximity to trees and should have been a consideration prior to submission.