Consultation Response from KC,
Trees

2022/93692 Green Mount, Cinder Hills Road, Holmfirth, HD9 1EE

Erection of detached dwelling and renovation of existing outbuilding

Date Responded: 22/12/22
Responding Officer: Nick Goddard
Responding Ref:

The proposals are sufficiently distanced from the existing property and the trees. The existing trees will largely be outside the boundary of the new property.

No tree information has been provided however and there is the potential for accidental damage to be caused during construction of the proposed. The storage of materials, soil stripping or simply movement of heavy vehicles around the trees can result in decline or even death of trees.

I would have no objection to the proposals however provided a condition is included that requires the installation of tree protective fencing around the retained trees., see example below.

Example condition
Prior to development commencing protective fencing in accordance with British Standard BS 5837 shall be erected around root protection area or canopy extent whichever is larger of the protected tree on the site. During the development the fence off area will not be accessed by machinery or used for storage of materials, spoil heaps or washing off of concrete and burning of waste.
Reason: So as to protect to viability of the protected mature trees within close proximity to the application site and to accord with Policy LP33 of the Local Plan and advice within the National Planning Policy Framework.