

**Consultation Response from KC,  
Trees****2024/93594 Hollinghurst Farm, 76, Hall Ing Lane, Honley, Holmfirth, HD9 6QR****Erection of 9 dwellings including associated works****Date Responded: 22/12/2025****Responding Officer: JD****Responding Ref: 03/10**

The submitted plans look largely achievable however some more consideration may be needed with regard to the plots along the eastern boundary where there are protected trees under TPO 03/10.

A Tree Preservation Order is an order made by a local planning authority in England to protect specific trees, groups of trees or woodlands in the interests of amenity. An Order prohibits the:

- cutting down
- topping
- lopping
- uprooting
- wilful damage
- wilful destruction

of trees without the local planning authority's written consent. If consent is given, it can be subject to conditions which have to be followed. In the Secretary of State's view, cutting roots is also a prohibited activity and requires the authority's consent.

From the submitted proposed block layout plan it appears that plot 8 (more specifically the garage of plot 8) may be within the Root Protection Area (RPA) of the protected trees. With a slight design change or specialist engineering this may be achievable whilst being outside of the adjacent RPA's.

There is a holding objection until an Arboricultural Impact Assessment (AIA) is submitted which shows the extent of the neighbouring trees RPA's and or how the development will be constructed as to not have an impact on said trees.