

**Consultation Response from KC,
Trees**

2026/92116 Clough Farm, Long Lane, Earlsheaton, Dewsbury, WF12 8LQ

Discharge of details reserved by condition 14 (Reptile Survey), 15 (CEMP-Biodiversity), 18 (Arboricultural Method Statement), 34 (bird/bat boxes) on previous permission 2024/91476 for erection of 24 dwellings

Date Responded: 04/08/2026

Responding Officer: H Irving

Responding Ref:

AMS ref LLE-BWB-ZZ-XX-T-EE_0005_AMS has been submitted and reviewed.

The construction of hard standing incurs the RPA of G5 and therefore the AMS and TPP should show any special engineering within RPA to reduce impacts to retained trees, as previously stated in the consultation provided by KC Trees dated 17/07/2024.

Proposed retaining walls along the south and east boundaries will require post supports being installed within the RPAs of trees. All post holes should be hand dug where within retained tree RPAs and re-sited to allow retention of tree roots >25mm diameter.

Following the depth of 500mm, where most roots are generally present, excavation can then continue with an auger attachment on plant machinery to reach the required depth of up to 5m in some areas. Tree protection fencing must be retained in position until immediately prior to construction of the retaining walls and groundworks within the RPAs of trees along the south and east boundaries.

The retaining walls are then be utilised as the tree protection scheme instead of the prior fencing, Ground Level Changes Within the RPAs Following the construction of the retaining walls, the ground levels are to be increased within the Site, with some of the areas encroaching into the RPAs of trees along the southern and eastern boundary.

Raising the ground level in the RPAs up to 150 mm is not likely to have a significant effect on the trees. However, any addition of fill to the RPAs must not be compacted and should be of coarse textured soils with a higher sand content to allow good aeration and water movement through the soil.

Should the addition of fill be greater than 150 mm within the RPAs, then the installation of an aeration system such as perforated piping must be installed within the fill to allow air and water movement through the whole depth. If plans change and any further ground level changes are required within the RPA of retained trees, these will require prior consultation with the project arboriculturist.