

To: SAC , Development Management  
From: Melinda Barham, Trees and Landscape  
Date: 21<sup>st</sup> April 2022  
Your ref:  
Our ref: PL/MB/EPF/2948/19



**Address – 117 High Road, Loughton**

**Proposal - Proposed conversion of an existing dwelling to incorporate x3 no. two bedroom flats. Proposed rear extension to the existing property x1 no. two bedroom flats, x1 no. three bedroom flat & x1 no. one bedroom flat. Provision of x6 no. car parking spaces with a disabled bay, cycle & bin stores. \*\* SAC CASE HELD IN ABEYANCE NOW PROGRESSING\*\***

We have NO OBJECTION to this application subject to the addition of the following condition:-

SCN39 – Tree Protection  
SCN31 – retention of trees and shrubs  
SCN35 – Hard and soft landscaping

### **Justification**

Further to our comments of the 2<sup>nd</sup> January 2020 we note that revised layout drawings have been submitted that removes the parking to the site frontage, and creates green open space.

As the Arb reports have not been updated to reflect this amendment, please include the above condition in full, as updated reports will need to be submitted for approval prior to commencement. Following permission being granted the information that will be required to be submitted will include;

- **Tree protection plan** to include the alignment of utility apparatus (including drainage and ground source heat pumps), and the site set up ie locations for site huts, temporary toilets, contractor parking, storage of materials, cement mixing etc. This information is not yet known.
- A detailed **Arboricultural Method statement** including a list of contact details for all relevant parties. This information is not yet known.
- **Schedule of works** to retained trees eg works required to facilitate demolition / construction activities. This information is not yet known.
- **Arboricultural site monitoring schedule**, A detailed schedule of visits is required.

Please therefore, do not condition the Tree Report / Arb Method Statement that has been submitted with the application, but include the condition un-amended.

Please also include the above condition for hard and soft landscaping, and retention of trees.

*m e m o*