



Mr M White
1 Maidman Place
Hedge End
SOUTHAMPTON
SO30 4DE

My Ref: D2225AMSL1

13th June 2022

Dear Mr White,

RE: 1 Maidman Place, Hedge End, Southampton SO30 4DE
Proposed Development
Eastleigh Borough Council planning ref: H/21/91891

In accordance with your instructions, I have prepared arboricultural submissions relating to the above site. This is in respect of compliance with the relevant condition attached to the above planning permission.

- 1 **Preliminary matters: Eastleigh Borough Council** granted consent for 'Two storey rear extension' at 1 Maidman Place on 10th January 2022, subject to conditions. The application had been supported with a 'Proposed Floor Plans & Elevations' drawing by JAGS Architechs drawing no: 711825/414/002 dated August 2021. This drawing is referred to in the planning permission.
- 2 **Planning conditions relating to trees:**
 - 2.1 There is one condition relating to existing trees. This is Condition 3 of the planning consent and it is given verbatim in full below:

Condition 3	No excavation, demolition or development related works shall take place on site until a scaled and referenced tree protection plan, as per British Standard 5837:2012 (Trees in Relation to Design, Demolition and Construction – Recommendations) is submitted and approved by the Local Planning Authority. The approved tree protection plan must be adhered to in full and may only be modified subject to written agreement from the Local Planning Authority
Reason	To retain and protect the existing trees which form an important part of the amenity of the locality

2 Tree Protection Plan

2.1 **Plan:** The tree protection plan is based on the 'Block Plan' element of the approved 'Proposed Floor Plans & Elevations' drawing by JAGS Architects drawing no: 711825/414/002 dated August 2021. The plan indicates the location of temporary tree protection measures for the retained trees. The tree locations are indicated on the plan, with a table giving trunk diameters and root protection area radii based on the BS5837:2012 recommendations. Specifications for the temporary tree protection measures proposed are given at 2.2 and 2.3 below.

2.2 Protective fencing

2.2.1 **Specification for tree protective fencing:** The location of the fencing is shown on the annotated site layout plan AC1 by a dashed red line with diagonal hatching behind. The location of the fencing takes account of the need for access to the rear elevation round the proposed building and therefore comes closer to trees in some places than the BS 5837 recommended distances. Where this occurs, other protective measures, as detailed below, will be used to bring tree protection up to the appropriate standard. The fencing will be erected prior to any development activity and retained in the positions shown until the completion of development. The fencing will be to the standard recommended in BS 5837:2012 i.e. a braced framework with plywood facings or preformed galvanised steel mesh panels ('Heras' or similar) of at least 2m in height securely attached to the driven braced framework. Details are attached to this letter at Appendix 1 for the avoidance of doubt. The position of the fencing shall be

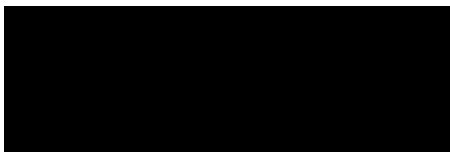
altered only with agreement from Eastleigh Borough Council. **Note:** The fencing has been arranged to allow space for the placement of a skip for arisings from site works. The skip is within root protection areas and will stand on the temporary ground protection (and see 2.3 below).

2.3 Ground protection

2.3.1 Ground protection: Temporary ground protection will be installed between the protective fencing and the dwelling side elevation and existing pedestrian access along that side elevation. This will allow pedestrian access for construction and the movement of small amounts of building materials and access for small plant e.g. a tracked low ground-effect mini-digger. The ground protection will also act as a base for scaffolding if such access is required. The ground protection shall be as recommended in BS 5837 i.e. it shall be scaffold planks, or plywood sheets at least 15mm thick, laid butt-jointed over a geotextile membrane installed on a layer of pulverised bark or similar laid on the existing ground surface i.e. with no significant excavation. Details are attached to this letter at Appendix 2 for the avoidance of doubt. The minimum areas where these measures apply are the protection zones as indicated on the attached plan AC1 by diamond hatching.

The details given in this letter with tree protection plan and appendices show that, provided the protective measures as set out above are taken, there will not be a significant adverse effect on the retained trees. I would be grateful for the Council's confirmation that this letter with attached plan and specifications is acceptable to the Council as the tree protection plan required in Condition 3 of the consent, and that adherence to the plan and processes set out in the letter will allow the condition to be discharged to the Council's satisfaction.

Yours sincerely

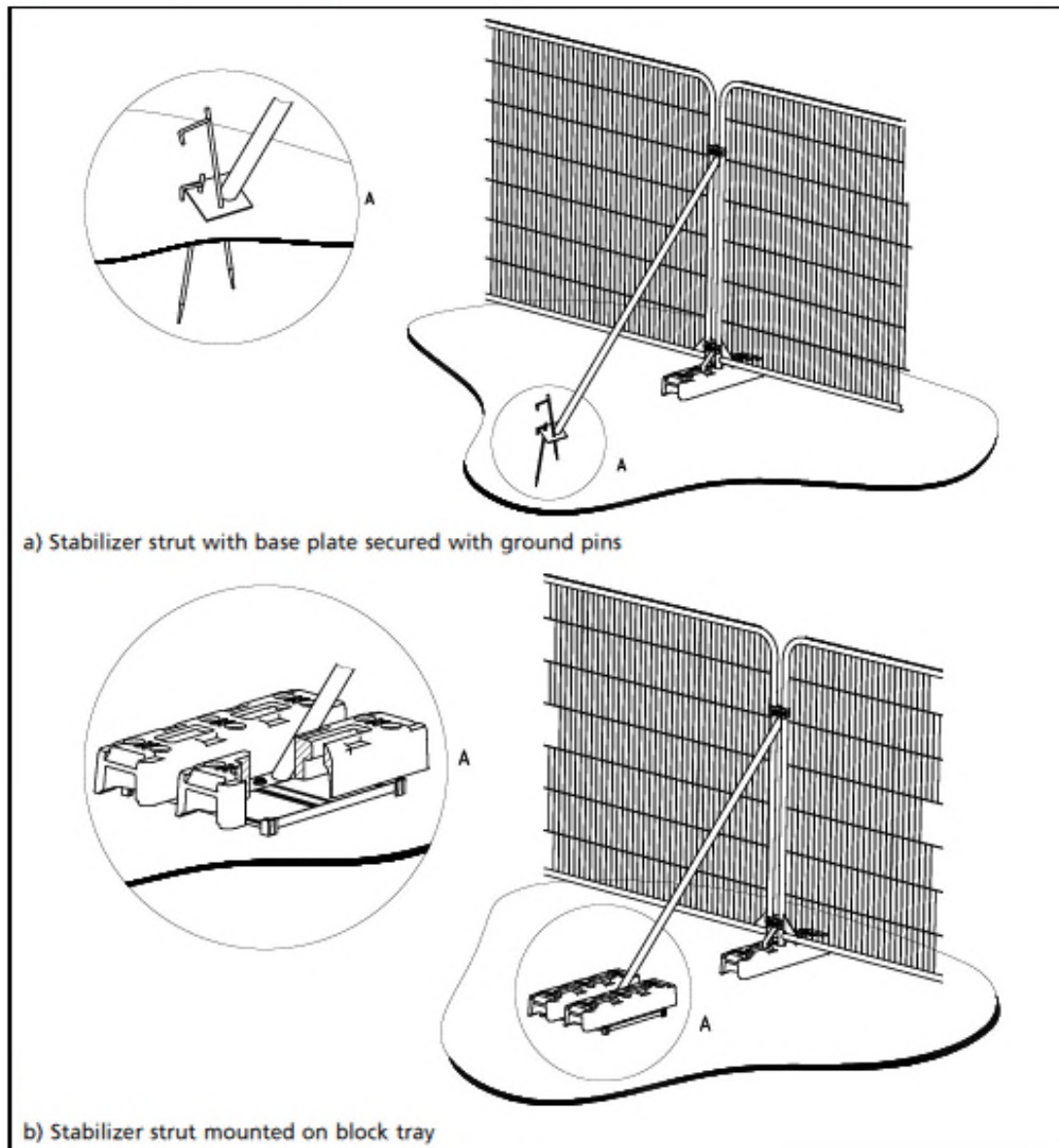


Jonathan Fulcher **DipArb FArborA**

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Appendix 1

Temporary tree protective fencing



Purpose: Fencing will be installed to protect trees during the development process. Fencing should:

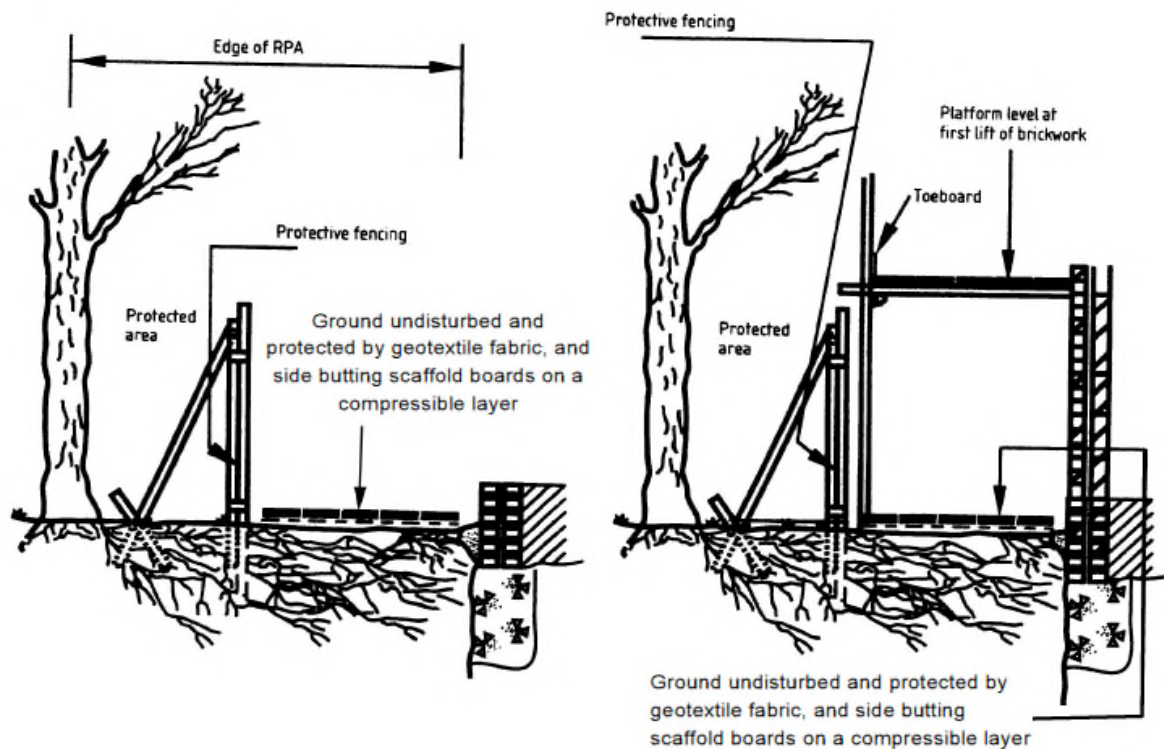
- Exclude construction activity
- Be appropriate to the degree and proximity of work taking place around the retained tree(s)
- Be installed in a fashion that makes it difficult to move easily
- Be maintained to ensure that they remain rigid and complete
- Be installed in the positions agreed with the Local Planning Authority and shown on the fencing plan

Specification: Fencing should satisfy the above criteria. A typical construction is indicated in BS 5837:2012 and illustrated above. The fencing on this site will be to the standard recommended in BS 5837:2012 i.e. a scaffold framework comprising a vertical and horizontal framework, well braced to resist impacts.

Location: The location of the fencing is shown on the annotated site layout plan. The fencing will be erected prior to any demolition or development activity and retained in the positions shown until the completion of development or as required for landscaping and path installation. The position of the fencing shall be altered only with agreement from the Local Planning Authority.

Appendix 2

Specification for temporary ground protection



Purpose: Ground protection shall be installed in the locations indicated to protect trees during the development process. Ground protection should:

- Protect roots from compaction, abrasion or other damage during development
- Allow only pedestrian access into the protected area
- Allow the movement of materials by hand only within the area with ground protection
- Allow the installation and use of scaffolding within the area with ground protection
- Be installed in a fashion that makes it difficult to move easily
- Be installed in a fashion that allows it to remain effective for the life of the development
- Be installed in the positions agreed with the Local Planning Authority and as shown on the tree protection plan

Specification: Ground protection should satisfy the above criteria. BS5837:2012 does not illustrate this, but a typical installation is indicated in BS 5837:2005 and illustrated above. The board surfacing may be scaffold planks; or 15mm plywood sheets; or proprietary ground protection e.g. perforated steel/alloy sheets. The compressible layer shall be at least 50mm thick and be of chipped bark or composted wood chips or similar organic material and shall be laid to even out localized levels changes.

Location: The location of the ground protection is shown on the annotated site layout plan by diamond hatching. The ground protection will be installed with arboricultural supervision prior to development activity and retained in the positions shown until the completion of development or as required for landscaping and path installation. The position of the ground protection shall be altered only with agreement from the Local Planning Authority.

