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Sent electronically only via the planning portal.

27th March 2023

Discharge of condition 6 full planning permission F/19/86233

Land to the North and East of Boorley Green, Winchester Road, Botley, SO32 2UA

Tetra Tech Planning have been instructed to submit a discharge of conditions application on behalf of Vistry Group. Full planning permission was approved 27th May 2021 for the demolition of existing buildings and dwelling with the construction of a mixed use retail and residential development comprising an A1 retail convenience store and flexible retail floorspace (A1 and A2 Use Class), and 67 residential units (C3 Use Class) with associated access, parking, landscaping, drainage, and ancillary infrastructure including pedestrian and cycle links.

Condition 6: Arboricultural Method Statement

'No excavation, demolition or development related works shall take place on site until an Arboricultural monitoring and supervision statement has been submitted to and approved in writing by the Local Planning Authority.'

The approved statement must be adhered to in full, and may only be modified subject to written agreement from the Local Planning Authority.

This condition may only be fully discharged upon completion of the proposed development, subject to submission of monitoring reports as set out in the statement.'

This application is accompanied by the following reports and plans to discharge condition 6:

- Arboricultural Method Statement
- RT-MME-129668-02 (AIA and AMS) (For information only)
- RT-MME-129668-01 (Arb) (For information only)

A survey of the trees on site and within influencing distance of the boundaries was undertaken on the November 2018 as part of a Preliminary Arboricultural Assessment (PAA) to aid design and avoid unnecessary tree removal. In addition, an Arboricultural Impact Assessment (AIA) was subsequently undertaken to identify the potential impact of the development on the existing trees surveyed during the PAA in accordance with British Standard 5837:2012 *'Trees in Relation to Design, Demolition and Construction - Recommendations'*

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The submitted Arboricultural Method Statement has been compiled to provide the information necessary to discharge Condition 6..

The proposed development has been designed so that safe and healthy existing trees are retained wherever possible and the retained trees are not significantly impacted upon by the development.

The report details the specific protection measures, working methodologies and pruning requirements to be adopted as part of the demolition and construction phases of the project. An inspection audit will be implemented by the Project Arboriculturist once the protective measures have been installed and prior to site occupation to ensure they provide the level of protection required for retained trees.

Feedback will be provided to the Local Planning Authority Arboricultural Officer on completion of this visit and monthly audits of the tree protection measures will be undertaken by the Project Arboriculturist to ensure they remain in position and fit for purpose.

The installation of new subterranean utilities will require works within the Root Protection Areas of retained trees. The proposed excavation works will be completed using an Airspade and soil vacuum excavator to prevent damage to root systems of retained trees and a prescribed methodology followed. Protective barriers will be removed once all external main construction works have been completed to allow the completion of hard and soft landscaping. Barriers shall be removed carefully to ensure no damage to retained trees occurs.

Therefore, condition 6 can be discharged.

I look forward to receiving confirmation that the application has been received and registered at your earliest convenience. Should you have any questions or wish to discuss, please do not hesitate to contact me on 07970 638 165 or by email at debra.higginbotham@tetrattech.com.

Yours sincerely

Debra Higginbotham
Planning Assistant

Tetra Tech Limited.