

RM/25/100615 Land West of Burnetts Lane (The Holme and Homestall), Horton Heath

03/02/2026

Dear Rebecca,

As with other parcels in the OHH site, the Holme and Homestall are areas of former agricultural land, meaning that there are large swathes of developable land that are tree-free. However, unlike other parcels, where the field boundaries generally represent the parcel boundary, matters in this case are a little more complex: the application site straddles Fir Tree Lane and there are several distinct areas of red line boundary.

The former field system is demarked with linear arboricultural features, including, within them, several veteran trees. These boundaries have mostly been retained and protected as part of this proposal. However, there are a few tree and hedge removals that, whilst disappointing, are inevitable in a project of this scale. Further, the proposal is broadly consistent with information at Outline.

Ultimately, the submitted arboricultural document satisfactorily demonstrates that the exiting trees and hedges due to be retained can be protected. Further, it shows that tree removals are relatively insignificant and can be replaced. Therefore, we raise no arboricultural objection to the proposal, subject to the following condition:

The development must accord with the arboricultural report reference 11705_R023b_NC_JP. No excavation, demolition or development related works shall commence until the tree protection measures have been installed as per the tree protection plan contained within the report. Once installed, no access by vehicles or placement of goods, chemicals, fuels, soil or other materials shall take place within the protected area. Tree protection measures shall be retained in their approved form for the duration of the work and may only be modified subject to written agreement from the LPA. Reason - To retain and protect the existing trees which form an important part of the amenity of the locality.

Kind regards,

Chris.