

---

# MEMORANDUM

---

|                             |                                                                                                                                                                                                                                                                                                                                                           |                |        |
|-----------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------|--------|
| <b>From:</b>                | Catherine Brimble<br>Senior Landscape Officer                                                                                                                                                                                                                                                                                                             |                |        |
| <b>Service</b>              | WBC Landscape and Trees                                                                                                                                                                                                                                                                                                                                   | <b>App No:</b> | 260363 |
| <b>Address:</b>             | Land East Of Croft House, Croft Road, Spencers Wood, RG2 9EY.                                                                                                                                                                                                                                                                                             |                |        |
| <b>Proposal:</b>            | Application to vary condition 5 of planning consent 232333 for the proposed erection of a 4No bedroom dwelling with detached 2 bay car port and cycle storage along with landscaping and boundary treatments. Condition 5 refers to sustainable drainage and the variation is to amend the location of the foul drainage connection and attenuation tank. |                |        |
| <b>Type of Development:</b> | Minor Dwellings (1-9)                                                                                                                                                                                                                                                                                                                                     |                |        |
| <b>Site Visit Made:</b>     | Yes/No                                                                                                                                                                                                                                                                                                                                                    |                |        |

## Summary Of Recommendations

- ☐ No comment
- ☐ No objection
- ☐ No objection subject to conditions (and reasons) **stated below**
- ☒ Request further information before determination as **stated below**
- ☐ Objection due to the reason(s) **stated below**

## Comments On Proposal

We will need to ensure that the proposed amendment to the foul and sustainable drainage connections will not have a detrimental impact on the adjacent TPO trees. Therefore, the application will need to include an Arboricultural Impact Assessment by a qualified Arboricultural Consultant to be provided as part of this application and any mitigation requirements that will be necessary to reduce possible harm to the TPO trees from any excavation works.

|              |                             |                |            |
|--------------|-----------------------------|----------------|------------|
| <b>Date:</b> | 11 <sup>th</sup> March 2026 | <b>Signed:</b> | C. Brimble |
|--------------|-----------------------------|----------------|------------|