

MEMORANDUM

From:	Brigitte Crafer Landscape Architect	To (Case Officer):	Benjamin Hindle
Service	WBC Landscape and Trees	App No:	251774
Address:	1B Old Sawmill Lane, Crowthorne, Wokingham, RG45 6LN.		
Type of Development:	Minor Dwellings (1-9)		
Proposal:	Outline application for the proposed erection of 2no. self-build dwellings with associated parking and access. (All matters reserved except for access, layout and scale).		
Site Visit Made:	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

Further to my comments dated 8.10.25, a revised and updated 'Proposed Site Plan with Trees' – Drawing No. X-09 – 08 14.11.25 is submitted which shows the proposed dwellings at a smaller footprint of 6.8m x 10.055m and 6.8m x 11.11m, and relocation of the proposed dwellings to follow the established building line.

The western most dwelling is now further away from the canopy of Tree T2 at 2m than shown on the original Tree Protection Plan where this dwelling was encroaching the canopy of T2. The new location is now more acceptable, and future occupants will need to be aware of the protected status of the tree and know that they need to apply to the Council to have the tree pruned, which will be on a regular basis in order to preserve an acceptable distance from the house.

Please update the tree information and re-submit as an Arboricultural Method Statement as a condition in accordance with Policy CC03d.

Conditions & Reasons (if required)

Condition CL7

Date:	19.2.26	Signed:	BRC
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