

MEMORANDUM

From:	Lindsey Abbott Tree & Landscape Officer		
Service	WBC Landscape and Trees	App No:	260521
Address:	20 Highway, Crowthorne, Wokingham, RG45 6HE.		
Proposal:	Householder application for proposed erection of single storey outbuilding.		
Type of Development:	Other Householder		
Site Visit Made:	Yes – 24/03/2026		

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

Subject to conditions below, the Council Tree and Landscape Officer has no objection to the proposed erection of single storey outbuilding.

The Site is located within a leafy residential neighbourhood of Crowthorne, set within a large protected woodland area (TPO-0785-1996). The applicant has considered the visual impact of the sizeable outbuilding and located it in the side-rear garden behind a semi-permeable existing fence and evergreen hedges. The applicant has also considered the impact of the outbuilding's foundation on the RPAs of these protected trees and located them at a distance. A ground screw-based foundation system for the proposed outbuilding will include hand-digging within the RPA to mitigate possible damage to the the root structure of T15 and T16. As a condition, the proposed mitigation measures described within the submitted Arboricultural Method Statement including measures illustrated in the Tree Protection Plan should be adhered to. (Ref: ArbTech, AIA Tree Protection Plan, Arbtech TPP 01, Feb 2026)

Conditions & Reasons (if required)

CL7 - PROTECTION OF EXISTING TREES etc. (small sites). Amended as detailed below.

- a. No development or other operations shall take place except in complete accordance with the details within the Arboricultural Method Statement by

Jim Green of ArbTech and dated 27 February 2026 including notes indicated within the Tree Protection Plan (Ref: Arbtech TPP 01, Feb 2026) (hereinafter, to as the Approved Scheme).

- b. No operations shall commence on site in connection with development hereby approved (including any tree felling, tree pruning, demolition works, soil moving, temporary access construction and or widening or any other operation involving use of motorised vehicles or construction machinery) until the tree protection works required by the Approved Scheme are in place on site.
- c. No excavations for services, storage of materials or machinery, parking of vehicles, deposit or excavation of soil or rubble, lighting of fires or disposal of liquids shall take place within an area designated as being fenced off or otherwise protected in the Approved Scheme.
- d. The fencing or other works which are part of the Approved Scheme shall not be moved or removed, temporarily or otherwise, until all works including external works have been completed and all equipment, machinery and surplus materials removed from the site, unless the prior approval in writing of the local planning authority has first been sought and obtained

Date:	25/03/2026	Signed:	L. Abbott
--------------	------------	----------------	-----------