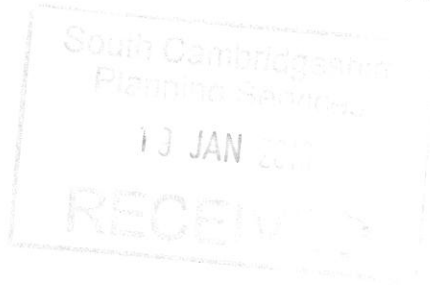


trees

Witham

Please reply to:



Ian Lorman
Tree Officer
South Cambridgeshire District Council
Cambourne Business Park
Cambourne
Cambridge CB3 6EA

Our ref: LCS/LOV2.LIT102



Your ref: C/11/17/059 07/15/SC 2015

Date: 18 January 2016

Dear Mr Lorman

**Tree Preservation Order number 07/15/SC
Land at 1 Horseheath Road, Linton, Cambridgeshire**

Thank you for your letter of 23 December addressed to my client, John Loveday and posted to this firm's Witham office address.

I refer to your notice of a proposed TPO on two trees at 1 Horseheath Road Linton and make the following objection on behalf of my client.

As you may be aware, the planning application on this site has been ongoing for some time and the trees and landscape officer has previously stated that they would be happy for them to be removed as part of the development.

The South Cambridgeshire urban design team in fact drew a plan showing a layout for the site which removed these trees, a copy of which is attached together with e mail correspondence from Rosalind Richmond of South Cambridgeshire District Council confirming this, as the trees are not considered to be of any great merit, that they would be happy for them to be removed providing that the hedges are retained. The design plan was drawn by Bonnie Kwok.

The later plan submitted for planning which was refused last week worked around these trees.

The condition of the trees is not particularly good and the Cedar, in particular, is possibly a health and safety hazard because of its location almost adjoining Horseheath Road in an exposed position in an elevated location on a high bank. In a high wind it could be particularly dangerous if this tree's condition were to deteriorate particularly as it has a large canopy which will make it susceptible to uprooting, particularly as the prevailing wind would tend to push it over the road.

The fir is a fast growing pine and is likely to become a nuisance to the new adjoining housing development and again a potential hazard as again it is in a high exposed position again adjoining Horseheath Road- please see attached photograph.

My client therefore wishes to object to the proposed TPO on the grounds that:

- 1) South Cambridgeshire District Council have already stated that they have no objection to the trees being removed as they are of no particular merit; and
- 2) Both trees are potential health and safety hazards due to the elevated nature of the site and their locations – the Cedar adjoining the road and the Pine adjoining the new house that is currently under construction as well as the road.

I look forward to hearing from you when a decision has been made taking into account the above objection.

Yours sincerely

Louise Smith

Enc.

These two buildings should have strong frontages to serve as terminating vistas for the development

Shared space (minimising demarcations between vehicle traffic and pedestrians) to reduce the dominance of vehicles and vehicle speeds.

Pocket parks to provide greenery, outdoor seating areas and an informal play area for children.

Driveways should be long enough to enable a car to be parked without projecting beyond the curtilage and overhanging the footway.

All garages should be set back from main building line in order that they are subservient to the main building. This will also help reduce the visual impact of parked car on the streetscene. Internal dimensions of garages to be 3.3m x 6.0m with an additional allowance of either 1.0m at the end or 650mm - 750mm along one side to allow for adequate circulation and storage as well as vehicle parking.

Incorporate high quality landscape features along the boundaries to serve as visual buffers.

All dwellings to be designed to meet Lifetime Homes standards (16 design criteria) to meet the changing needs of individuals and families at different stages of life.

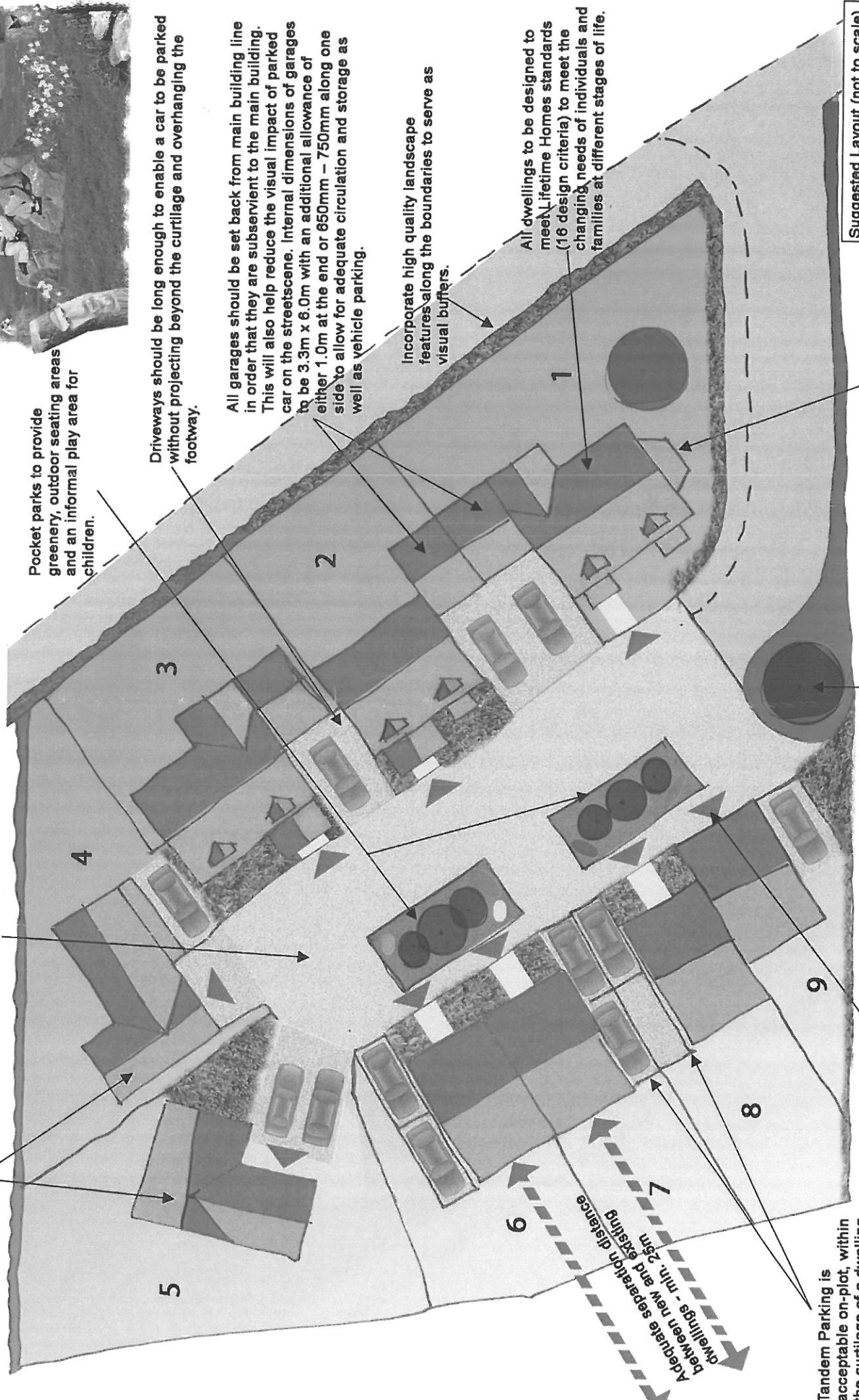
Tandem Parking is acceptable on-plot, within the curtilage of a dwelling. It reduces the uptake of spaces.

All principal entrances front onto the main street to create active frontages to animate the public realm

A large oak tree to be included in this location to serve as a focal point for the development

Key architectural features to be incorporated into this facade to address the public realm

Suggested Layout (not to scale)
Borley House site PRE/0358/12
1, Horseheath Road, Linton
December 2012



[REDACTED]
.uk>> wrote:

Morning John

I will be out making site visit I hope this week and will put this site on the list

Regards

Roz Richardson
BSc Hon Env Mgt, Tech. Arbor. A.

Trees & Landscape Officer
South Cambridgeshire District Council
South Cambridgeshire Hall
Cambourne
CB23 6EA

[REDACTED]

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Smith Price LLP

5-7 John Princes Street, London, W1G 0JN

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