

From: Carle, Shona (Trees and Woodlands Officer) <Shona.Carle@newport.gov.uk>
Sent: 14 March 2025 10:15:39 UTC+00:00
To: "Cooke, Jacob (Senior Planning Officer)" <Jacob.Cooke@newport.gov.uk>
Cc: "NCC - Tree Team" <Tree.Team@newport.gov.uk>; "Williams, John (Team Manager - Countryside & Conservation)" <John.Williams@newport.gov.uk>
Subject: FW: 24/1032 The Hollies, Garden Cottage Pentre-Poeth Road Newport NP10 8RT
Attachments: Garden Cottage Tree Survey AMS 2025.pdf, 24/1032 | REPLACEMENT OF EXISTING SUBSTANDARD DWELLING WITH A NEW, HIGH-QUALITY FAMILY HOME DESIGNED TO MEET MODERN LIVING STANDARDS | The Hollies, Garden Cottage Pentre-Poeth Road

Hello Jacob,

Thank you for the info .

The RPAs as original comments below - needs to be revised and resubmitted .

Regards
shona

The RPAs of T1 (shown on the photo above) and potentially T2 will extend further into the red edged development site than is shown on the submitted Tree survey .

This is because the trees rooting area will be restricted due to the tarmaced access lane, access into the site and a wall by the site entrance - a revised plan showing the accurate RPAs extending into the development site is required .

No landscaping ,services or suds should take place within any of the RPAs – confirmation of this is required.

Regarding the revised and increased RPAs an Arboricultural Method Statement will also be required to evidence that the proposals can be implemented without detriment to the retained boundary hedge regarding T1 et al .

From: Cooke, Jacob (Senior Planning Officer) <Jacob.Cooke@newport.gov.uk>
Sent: 04 March 2025 14:44
To: Carle, Shona (Trees and Woodlands Officer) <Shona.Carle@newport.gov.uk>
Subject: FW: 24/1032 The Hollies, Garden Cottage Pentre-Poeth Road Newport NP10 8RT

Hi Shona,

The applicant has provide an Arb statement to address your comments.

Aside from that, I note you previously mentioned about aspects within the blue edge could not be considered. I have had confirmation that the applicant has control over that land. Furthermore, the

planting of trees to form an orchard on an agricultural field does not require planning permission anyway.

Therefore, the red edge has remained as per the original site location plan. Also, we have to be very careful that there are no question marks over where the curtilage begins and ends. Hence my further reason to keep the curtilage boundary tight.

Can you provide me with comments on the Arb statement as soon as possible please.

PS – I hope you have enjoyed your time off.

Kind regards,

Jacob Cooke
Senior Planning Officer / Uwch Swyddog Cynllunio
Adfywio a Datblygu Economaidd / Regeneration and Economic Development
Newport City Council / *Cyngor Dinas Casnewydd*
Civic Centre
Godfrey Road
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Please Note: I am currently working from home and may not always be reachable on this telephone number. Should you call and fail to get through, please contact me via email. I will aim to respond to all email enquiries by email unless alternative arrangements such as a call via Microsoft Teams are mutually agreed.

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Nid yw cynnwys yr ebost yma yn ymrwymio Cyngor Dinas Casnewydd tuag at unnrhyw benderfyniad yn y dyfodol ynglun a cheisiadau a materion cynllunio / This email cannot and does not make or imply any commitment on behalf of Newport City Council to a particular decision on any future application for planning permission or any other planning matter.