

APPLICATION NUMBER: 25/1002

PROPOSAL: EXTENSION TO PROVIDE ADDITIONAL STORAGE SPACE OF 25/0266

SITE: Unit 10 To 11 Port Road Maesglas Retail Park Newport NP20 2NS

APPLICATION TYPE: Conditions

CONDITION 6 (LANDSCAPING)

Tree planting is shown on AJS Structural Design Proposed Landscaping Plan rev PO.

The detail required to meet the condition and highlighted at pre-app and full planning has not been submitted.

- The proposal is for 2 field maple, 3 rowan, 2 hazel at 4m centres with no planting size indicated - 3L container grown tree stock is proposed if bare root is not available which would be an insufficient nursery stock size.
- It is not clear why tree planting stops short of the entire building elevation.
- It is not clear why a mix of native hedge and trees is not proposed – a hedge will soften views under standard trees which are clear stemmed to 2.1m.
- Hazards limiting tree planting are mentioned but not explained or shown on the plan.

As previously advised, planting locations and species should be led by a landscape architect or professional with planting knowledge, reviewing both residential impact mitigation and the requirement for green infrastructure **mitigation and enhancement**.

Visual mitigation should review impacts during both summer and winter months.

It would help if photos of the corridor could be submitted with the proposals.

An indication of the maintenance programme is required for five years to cover new planting until established and to include existing site vegetation to be retained.