

From: Anna Tidey
Sent: 26 November 2024 09:27:31 UTC+00:00
To: "Emma Rivett" <Emma.Rivett@midsussex.gov.uk>
Subject: FW: Tree Officer comments/Officer concerns regarding DM/24/2330 1
Wintergreen Way, Sayers Common
Attachments: Planning drawings 270824.pdf, Site Plan - 041024.pdf

Hi Emma

Please can you review these amended plans and comment again on this application? I have not formally consulted you via Uniform as I have a Target Date of 09.12.2024 for the Decision.

The Agent has confirmed the following:

- none of the screw piles are within the RPA of the tree.
- The client would be happy to have a step up in levels so there would be no excavation at all in that area.
- The summerhouse will be removed.

Do these extra measures assure you that the impact of the proposal will be reduced for the benefit of the boundary trees?

Please call me if you want to talk about this.

Thank you

Anna

Submit your planning application online.
<http://www.planningportal.gov.uk>

Anna Tidey BA(Hons) MPhil MRTPI
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- SAVE A TREE Only print this email if absolutely necessary.

From: christopher jones <chris-impact@live.co.uk>

Sent: 26 November 2024 08:22

To: Anna Tidey <anna.tidey@midsussex.gov.uk>; scott percy <percy1867@hotmail.co.uk>

Subject: Re: Tree Officer comments/Officer concerns regarding DM/24/2330 1 Wintergreen Way, Sayers Common

Dear Anna ,

Please see attached as discussed ,

The client is happy to remove the garden room and have an internal door from the lobby of the annex into the main building as per the updated plan.

Let me know if you need anything else from me , im back tomorrow and update any further clarification .

Regards

Christopher Jones



The image shows a business card for Christopher Jones Projects. On the left is the logo, which features a green house icon above the text 'ARCHITECTURAL JONES • PROJECTS'. To the right of the logo, the name 'Christopher Jones' is written in green. Below the name are two phone numbers: '01444 635052' and '07736 589002', followed by the website 'www.Architecturaljones-projects.com/'. There are also icons for Facebook, Twitter, and Instagram. On the far right is a portrait photo of Christopher Jones. Below the main contact information is a row of awards: '2024 Best of Houzz Service', '2023 Best of Houzz Service', '2022 Best of Houzz Service', '2021 Best of Houzz Service', 'Best of houzz 2020 SERVICE', and 'Best of houzz 2019 SERVICE'. To the right of these awards is a small version of the logo and a box containing the text 'Christopher Jones Projects', '9.96 (226 reviews)', and 'Operates in RH15 8PG'.

From: Anna Tidey <anna.tidey@midsussex.gov.uk>

Sent: Friday, November 22, 2024 15:58

To: christopher jones <chris-impact@live.co.uk>

Subject: RE: Tree Officer comments/Officer concerns regarding DM/24/2330 1 Wintergreen Way, Sayers Common

Hi Chris

Thank you for your email and for the attached documents. I have sought additional comments from Emma Rivett, the Tree Officer.

I am interested to understand the proposed use and user of the extension. Is this for a dependant family member?

Please send me revised floor plans to show the position of the proposed interconnecting door/s.

Regards

Anna

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- SAVE A TREE Only print this email if absolutely necessary.

From: christopher jones <chris-impact@live.co.uk>

Sent: 22 November 2024 15:48

To: Anna Tidey <anna.tidey@midsussex.gov.uk>

Subject: Re: Tree Officer comments/Officer concerns regarding DM/24/2330 1 Wintergreen Way, Sayers Common

Dear Anna,

I have been made aware by our client that the tree officer has not actually visited the site. I just want to make sure that she has actually looked at the tree report we have provided? I have attached the tree report here.

I can see from the tree report that we provided that none of the screw piles are within the RPA of the tree. I have attached a screenshot of the actual screw piles which aren't in the RPA.

The client has also mentioned he would ne happy to have a step up in levels so there would be no excavation at all in that area. And would also said he would be willing to remove the summerhouse.

Our client is also happy to put in an interconnecting door.

Regards
Christopher Jones



The image shows a business card for Christopher Jones Projects. On the left is the company logo, which features a green house icon above the text 'ARCHITECTURAL JONES • PROJECTS'. To the right of the logo, the name 'Christopher Jones' is printed in green. Below the name are two phone numbers: '01444 635052' and '07736 589002', followed by the website 'www.Architecturaljones-projects.com/'. There are also icons for Facebook, Twitter, and Instagram. On the far right is a portrait photo of Christopher Jones, a man with dark curly hair and a beard, wearing a blue shirt. Below the main contact information is a row of awards: four 'Best of Houzz Service' awards for the years 2024, 2023, 2022, and 2021, and two 'Best of Houzz Service' awards for 2020 and 2019. To the right of these awards is a small version of the company logo and a box containing the text 'Christopher Jones Projects', '9.96 (226 reviews)', and 'Operates in RH15 8PG'.

From: Anna Tidey <anna.tidey@midsussex.gov.uk>
Sent: Thursday, November 21, 2024 17:25
To: christopher jones <chris-impact@live.co.uk>
Subject: FW: Tree Officer comments/Officer concerns regarding DM/24/2330 1 Wintergreen Way, Sayers Common

Dear Chris

Please see attached the comments that I have received from the MSDC Tree Officer for this application. There is a concern regarding the proposed proximity of the building works to trees growing along the site boundary. These trees were identified for protection in the recent development of the dwellings on this site.

I also have concerns regarding this application, which appears to be for an independent dwelling, rather than for an annexe connected with the existing house at No 1. I note that there is no interconnecting door

between the property and the proposed annex. The floor plans indicate a separate kitchen, dining/living, bathroom and bed space to allow for independent living.

I will call you to talk about this.

Regards

Anna

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<http://www.planningportal.gov.uk>

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 - **SAVE A TREE** Only print this email if absolutely necessary.

From: Emma Rivett <Emma.Rivett@midsussex.gov.uk>
Sent: 19 November 2024 15:47
To: Anna Tidey <anna.tidey@midsussex.gov.uk>
Subject: DM/24/2330 1 Wintergreen Way, Sayers Common

Dear Anna,

I have reviewed the AIA for this application and whilst there is little breach into the RPA's of the oak trees, I have concerns for the future pressure of these trees.

The survey shows all the trees to be juvenile and this proposal has not given adequate space to allow these trees to develop.

I also have concerns for the category B oak tree, which has an existing garden room constructed within the root protection area.

The land to the south of the property is allocated, under site allocation reference DPSC3 in the Mid Sussex Submission Draft District Plan 2021-2039.

Therefore, these trees would provide a natural boundary between this development and potential future developments.

Given the species and the ecological value of these trees, I feel that they are an important feature in the landscape.

Kind regards

Emma

Emma Rivett

Assistant Tree Officer-Development Management

www.midsussex.gov.uk

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