

Arbortrack Systems Ltd
The Granary Studio
Crewe Lane
Kenilworth
Warwickshire
CV8 2LA

Mobile 07986 122074
E-mail james@arbortrackservices.com

Mid Sussex District Council (MSDC)
Oaklands Road
Haywards Heath
RH16 1SS

3rd March 2025

Application Reference DM/25/0310: 34 Hurst Road Hassocks West Sussex BN6 9NL

Dear Sir or Madam

The MSDC Flood Risk & Drainage Team consulting on this application have raised a query. Specifically, that there should be enough space on site to accommodate proposed surface water soakaway(s).

I am in receipt of updated plans (attached) from the project architect Mr James Minett which show the proposed location of a long-perforated drain, which is intended to serve the same purpose as a soakaway(s). The proposed long perforated drain marginally encroaches the notional circular root protection area (RPA) and a low quality offsite hazel (*Corylus avellana*) 'tree' 29 and a low quality offsite rhododendron (*Rhododendron spp*) 'tree' 29a. It should be noted that both these plants could equally be classed as shrubs, and it is reasonable to suggest that the bulk of their rooting volume is offsite to the north.

In arboricultural terms I am satisfied that the installation of this perforated drain is extremely unlikely to cause unacceptable damage to the rooting area of the small hazel or rhododendron and, on this basis, is acceptable in arboricultural terms.

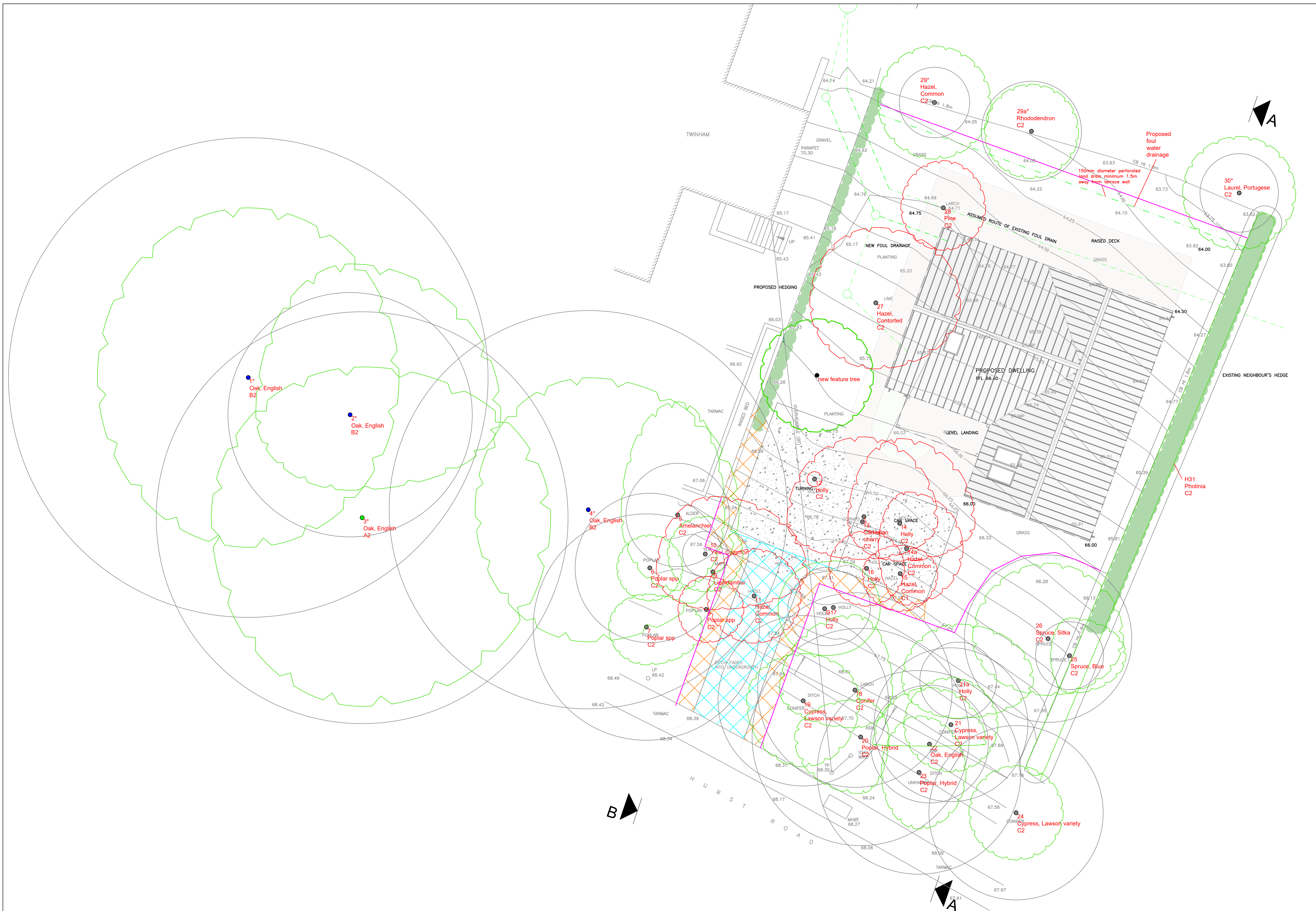
Yours faithfully

James W M Bell

Arbortrack Systems Ltd

Inc: Plan of site showing proposed location of long perforated drain





PROPOSED SITE LAYOUT PLAN

Section through
soakaway land drain

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Site: 34 Hurst Road

Drawing Title: Tree Protection Plan

Appendix: A

1:100@A1

Rev E,
January 2025

Key:

Category A

Category B

Category C

Category U

Tree Proposed for Removal

Tree Protection Fencing

No Dig Construction or Ground Protection and No Dig Thereafter (minimum area required)

Category

Root Protection Area

Crown Spread

Tree Number

Species

Category

Ground Protection

NOTE: Tree/group numbers marked with an * have approximate locations.

Do not scale from this drawing. Please check all dimensions on site and notify us of any discrepancies.

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