

Samuel Uff

From: Daniel Monk
Sent: 21 March 2023 09:42
To: Samuel Uff
Subject: RE: 2022/2731 - 44-46 Hampstead Lane - Trees / Landscaping EMAIL 3

Morning Samuel,

My apologies I have just returned from annual leave.

I concur with the statement below. The species can take disturbance, and encroachment is minimum.

There will be a need for replanting with an overall net gain of tree canopy. They have supplied a tree species list within the Arb report. This can be confirmed.

Regards,

Daniel Monk
Senior Arboricultural Officer (Planning)

Email: daniel.monk@haringey.gov.uk
Haringey Council, L4, Alexandra House, Station Road N22 7TY

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From: Samuel Uff <Samuel.Uff@haringey.gov.uk>
Sent: 21 March 2023 09:27
To: Daniel Monk <Daniel.Monk@haringey.gov.uk>
Subject: RE: 2022/2731 - 44-46 Hampstead Lane - Trees / Landscaping EMAIL 3

Morning Daniel,

Are we okay with this response?

Are there specific conditions you would like to see attached to permission with regard to this street tree and any other trees on site? Would you need any trees planted in the landscaping condition? If so, do you have any specification?

Thanks
Sam

From: Samuel Uff
Sent: 14 March 2023 12:13
To: Daniel Monk <Daniel.Monk@haringey.gov.uk>
Subject: RE: 2022/2731 - 44-46 Hampstead Lane - Trees / Landscaping EMAIL 3

Hi Daniel,

This is an email I was sent from the applicants at end of January, which they say covers this point but looks like you are saying it is not explicit. I have asked them to clarify where this is referenced and addressed and they have stated the following:

In terms of the tree matter and specifically encroachment, our Arboriculturalist had originally calculated a 5% impact to the RPA of a healthy specimen of a robust species although the latest calculation slightly exceeds this at 6.04%. The impact is on disturbed ground and the other side of boundary wall foundations and so the impact should be rated as very low: the tree will not be compromised. The submitted report sets this out on page 16 and at para 6.1.7 which I hope is sufficient for your purposes but any further queries in that regard please do let us know.

In addition to the above I should stress that the street trees will be box hoarded and we felt this could be controlled by condition if necessary.

Does this satisfactorily address the issue?

Thanks
Sam

From: Samuel Uff
Sent: 07 February 2023 09:53
To: Daniel Monk <Daniel.Monk@haringey.gov.uk>
Subject: RE: 2022/2731 - 44-46 Hampstead Lane - Trees / Landscaping EMAIL 3

Thanks Daniel, no problem and thanks for following up.

I have forwarded on, so will see how they address it.

From: Daniel Monk <Daniel.Monk@haringey.gov.uk>
Sent: 07 February 2023 09:06
To: Samuel Uff <Samuel.Uff@haringey.gov.uk>
Subject: RE: 2022/2731 - 44-46 Hampstead Lane - Trees / Landscaping EMAIL 3

Hi Samuel,

Thank you for the further details. My apologies for the delay.

Plans are still showing the basement within the RPA of the street London Plane T26.

We need them to confirm if this is the case and if so, what percentage encroachment is there within the RPA.

Regards,

Daniel Monk
Senior Arboricultural Officer (Planning)

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From: Samuel Uff <Samuel.Uff@haringey.gov.uk>
Sent: 30 January 2023 18:13
To: Daniel Monk <Daniel.Monk@haringey.gov.uk>
Subject: RE: 2022/2731 - 44-46 Hampstead Lane - Trees / Landscaping EMAIL 3

Hi Daniel,

Updated info for this site in response to your comments. Has this addressed the concern?

Thanks
Sam

From: Daniel Monk <Daniel.Monk@haringey.gov.uk>
Sent: 18 January 2023 08:12
To: Samuel Uff <Samuel.Uff@haringey.gov.uk>
Subject: RE: 2022/2731 - 44-46 Hampstead Lane - Trees / Landscaping EMAIL 3

Hi Samuel,

I see from the attached landscape reports the tree crowns and what looks like to be the root protection areas are not compromised.

However, can we have a written statement to my original comments below.

'I note several of the basement plans show encroachment into the RPA of the large mature London Plane street tree T26. This is not mentioned within the report.

Until we have confirmation whether the RPA of T26 is compromised I must object to the proposal. The London Plane trees T26 & T27 will also require tree protection as this will be the access and egress for any future development.'

Regards,

Daniel Monk
Senior Arboricultural Officer (Planning)

Email: daniel.monk@haringey.gov.uk
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From: Samuel Uff <Samuel.Uff@haringey.gov.uk>
Sent: 16 January 2023 18:37
To: Daniel Monk <Daniel.Monk@haringey.gov.uk>
Subject: RE: 2022/2731 - 44-46 Hampstead Lane - Trees / Landscaping EMAIL 3

Hi Daniel,

Did you get a chance to review these?

Thanks
Sam

From: Samuel Uff
Sent: 14 December 2022 15:29
To: Daniel Monk <Daniel.Monk@haringey.gov.uk>
Subject: FW: 2022/2731 - 44-46 Hampstead Lane - Trees / Landscaping EMAIL 3

From: Allen Sacbucker <Allen@smplanning.com>
Sent: 14 December 2022 11:52
To: Samuel Uff <Samuel.Uff@haringey.gov.uk>; Stuart Minty <Stuart@smplanning.com>
Cc: John McRory <John.McRory@haringey.gov.uk>
Subject: RE: 2022/2731 - 44-46 Hampstead Lane - Trees / Landscaping EMAIL 3

Email 3 of 3

Hi Sam,

News has reached me of your new arrival. Heartfelt congratulations from myself and all at SM Planning!

I suspect you may not be picking up emails in such circumstances but your thought that our application had been supported with arb and landscaping information is correct. I have attached the following docs but have had to split emails due to file size:

- Arboricultural Impact Assessment (HVL 44HSL AIA 01c)
- Ground Floor Plan (707_P_00_101_Ground Floor Plan)
- Lower Ground Floor Plan (707_P_LG_100_Lower Ground Floor Plan)
- Combined Masterplan (707_P_XX_105_Combined Masterplan)
- Landscaping Report PART 1 of 5 (707-RP-001-Planning Report Pt 1)

- Landscaping Report PART 2 of 5 (707-RP-001-Planning Report Pt 2)
- Landscaping Report PART 3 of 5 (707-RP-001-Planning Report Pt 3)

- **Landscaping Report PART 4 of 5 (707-RP-001-Planning Report Pt 4)**
- **Landscaping Report PART 5 of 5 (707-RP-001-Planning Report Pt 5)**

Many thanks
Allen

Allen Sacbucker

Associate

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From: Samuel Uff <Samuel.Uff@haringey.gov.uk>
Sent: 09 December 2022 10:50
To: Stuart Minty <Stuart@smplanning.com>
Cc: Allen Sacbucker <Allen@smplanning.com>; John McRory <John.McRory@haringey.gov.uk>
Subject: 2022/2731 - 44-46 Hampstead Lane - Trees / Landscaping

Hi Allen / Stuart,

Just had a query from tree officer as to why there is no Arb report / landscaping plan? I must admit I had thought there was, as we had one previously. Do you have these and can you send me a copy?

Kind Regards

Samuel Uff
Principal Planning Officer
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CLICK HERE to see our revised
Community Infrastructure Levy (CIL)