

Online Comment

Application H16-0767-23
Location Former Bull And Monkie Church Gate Spalding PE11 2RA
Proposal Demolition of vacant former public house and erection of 88 bed care home including onsite parking amenity space and associated works.

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Date Submitted 18-02-25
For/Against Comments

Brief comments:

Hope consideration has been given how protective fencing is going to be erected around the Root Protection Areas of trees adjacent to the site to British Standard BS 5837: 2012 and still allow space for the scaffolding required during construction.

The development is exceptionally close to trees which are of high visual amenity value in the middle of Spalding Conservation Area. Trees grow in size, and there is little space between the proposed building and the adjacent trees which are off site. They are likely to shade some of the rooms in the proposed property and obstruct views from windows. Gutters are likely to be filled with detritus from them. More space between the proposal and the existing trees would be beneficial for a long term harmonious existence.

All patios, paths, car parking spaces and other hard standing areas such as around the water pumping station, within the Root Protection areas of adjacent trees, must be constructed using permeable materials using a 'No-dig' construction.

Needs conditioning, with usual tree protection conditions during construction to prevent soil compaction which will cause root damage, and protect from branch damage.

Need for protective ground cover to be installed if any encroachment in Root Protection Areas.

Need to see proposals for construction of hard surfaces which are of 'No dig' construction, permeable to water, and to enable gaseous exchange to the roots and also suitable for those using the facility to traverse.

Consultant arboriculturist should be on hand during the construction process to advise and ensure best practice throughout construction.