



1 Example Street London SW1A 1AA

HEDGEROW REMOVAL

On behalf of Example Developments Ltd

Wren

Wren is a trading name of Shonaike Finance Ltd (Company No. 16406111). Registered office: 3rd Floor, 86-90 Paul Street, London, EC2A 4NE.

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Introduction

1.1 Purpose of this Statement

- 1.1.1 This Statement has been prepared by Wren on behalf of Example Developments Ltd in support of a hedgerow removal notice under the Hedgerows Regulations 1997 in respect of land at 1 Example Street, London SW1A 1AA. It describes the hedgerow proposed to be removed and assesses whether that hedgerow is "important" for the purposes of the Regulations, by reference to the criteria set out in Schedule 1.

1.2 The regulatory test

- 1.2.1 Under the Hedgerows Regulations 1997, a person wishing to remove a countryside hedgerow must give notice to the local planning authority, which may issue a hedgerow retention notice if the hedgerow is "important". A hedgerow is "important" if it has existed for 30 years or more and meets at least one of the archaeological, historical, wildlife or landscape criteria in Schedule 1. This Statement addresses each limb of that test.
- 1.2.2 This is a specimen document; all names, figures and details are illustrative and do not relate to any real site, hedgerow or notice.

FIGURE PLACEHOLDER

Figure 1.1 Site Location Plan

Imagery is generated from your site data in the final document.

Figure 1.1 Site Location Plan

Source: Contains OS data © Crown copyright and database rights 2026

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The Site and the Hedgerow

2.1 The Site and the hedgerow

- 2.1.1 The Site comprises a parcel of land bounded in part by a hedgerow, a length of which is proposed to be removed to facilitate the formation of a new access. The hedgerow, the length proposed to be removed, and the retained lengths are shown on the submitted plan. The hedgerow is a field boundary hedgerow of the kind to which the Regulations apply, and for the purposes of this specimen it is assumed to have existed for 30 years or more, such that the "importance" criteria fall to be assessed.

2.2 Survey and assessment method

- 2.2.1 A survey of the relevant length of hedgerow has been undertaken to record its composition, associated features and setting, so that it can be assessed against each of the Schedule 1 criteria. The survey recorded the woody species present, the presence or absence of associated features such as banks, ditches and walls, and the relationship of the hedgerow to the historic field pattern and to any features of archaeological or historical interest.

FIGURE PLACEHOLDER

Figure 1.2 Aerial Context

Imagery is generated from your site data in the final document.

Figure 1.2 Aerial Context

Source: Mapbox / Maxar

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Importance Assessment

3.1 Application of the Schedule 1 criteria

- 3.1.1 The relevant length of hedgerow is assessed below against each of the archaeological and historical, wildlife and landscape criteria in Schedule 1 to the Hedgerows Regulations 1997. The findings of the survey are summarised in the table that follows.

Table 3.1: Summary of the importance assessment

Criterion	Finding
Archaeology and history — boundary/parish	Does not mark a relevant historic boundary; criterion not met
Archaeology and history — associated features	No qualifying archaeological features associated; criterion not met
Wildlife and landscape — protected/notable species	No qualifying species recorded; criterion not met
Number of woody species (per 30 m)	Below the qualifying threshold
Associated features (bank, wall, ditch, trees)	Insufficient to meet the landscape criterion

3.2 Discussion of the findings

- 3.2.1 The survey found that the relevant length of hedgerow does not mark the boundary of a historic parish or township, is not associated with any archaeological feature, and does not form part of a qualifying historic field system. No protected or otherwise notable species associated with the hedgerow were recorded, and the number of woody species per unit length falls below the threshold at which the wildlife criterion is met. The associated landscape features are insufficient to bring the hedgerow within the landscape criterion.

3.3 Conclusion

- 3.3.1 On the basis of the survey and the assessment against each of the Schedule 1 criteria, the relevant length of hedgerow is not "important" within the meaning of the Hedgerows Regulations 1997. There is accordingly no basis on which the Council could properly issue a hedgerow retention notice, and the proposed removal may proceed following the expiry of the notice period.

Prepared by

A. Specimen

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Signed

Date



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This Hedgerow Removal has been prepared by Shonaika Finance Ltd for the use of Example Developments Ltd in connection with the applications described at Section 1. It may not be relied upon by any other party or used for any other purpose without the prior written agreement of Shonaika Finance Ltd. The opinions expressed are given in good faith on the basis of the information available at the date of preparation.