Tree	Data Sch	ed	ule										
Reference G = Group H = Hedge	Age & Species	Height (m)	Crown Ht (m)	Diameter (cm)	Crown Spread (m) N	Scaled Tree Diagram (m)	Notes			ndations nt of any proposals)	Vigour Physiological	Amenity Value Life	
Ref G = H =		Hei	Crow	Diam	W E S					Inspect	Condition Structural		
T1	Early-Mature <b>Bay Laurel</b> Laurus nobilis.	11	3	36	2 1.5 3.5 4	<sup>15</sup>	Position: Form: History: <b>Defects:</b>	Immediately adjacent neighbours extension. Multi-stemmed at 2.5m with an unbalanced crown. Occasional pruning wounds due to crown lifting (now healed). <b>No significant defects.</b>	No action r	Freq (vrs)	Good Good	Low 10-20	
T2	Young Holly Ilex aquifolium.	5.5	2	12	1.5 0.5 3 1	25 25 -	Position: Form: History: <b>Defects:</b>	Narrow brick planter. Leaning kinked stem. No evidence of significant pruning. <b>No significant defects</b> .	n/a 3 No action required.		Moderate Good Good	Low <10	
T3	Early-Mature <b>Magnolia</b> Magnolia sp.	8	2.5	30	5 4.5 5 5		Position: Form: History: <b>Defects:</b> Other:	Situated within the rear garden. Twin-stemmed at ground level with a well-formed crown. No evidence of significant pruning. <b>No significant defects.</b> Recorded stem diameter is equivalent for two stems (20cm, 22cm).	No action r		Moderate Good Good	Moderate 40+ B	
Т4	Semi-Mature Weeping Ash Fraxinus excelsior 'pendula'.	5	2	27	1.5 1.5 3.5 2.5	[25	Position: Form: History: <b>Defects:</b>	Situated within the rear garden. Multi-stemmed at 4m with a weeping habit. No evidence of significant pruning. <b>No significant defects</b> .	No action r	equired.	Moderate Fair Fair	Low <10 <b>C</b>	
T5	Mature <b>Lime</b> Tilia sp.	28	6	65	6 3 8 4		Position: Form: History: <b>Defects:</b> Other:	Situated within the rear garden. Twin-stemmed at 5m with a balanced crown. Occasional pruning wounds due to crown reduction. <b>Major cavity at ground level to 2m.</b> Stem bulges at 1.5m so diameter taken at 2m.	Remo		Moderate Good Very Poor	Moderate <10 U +	
Т6	Mature <b>Lime</b> Tilia sp.	28	8	90	10 12 7 10		Position: Form: Other:	Situated on third party land. Multi-stemmed at 3m with a slightly unbalanced crown. Limited inspection, dimensions estimated.	No action r	equired.	High Good Fair	Moderate 20-40 B	

#### **Statutory Protection**

We were informed by Rav Curry of London Borough of Camden via email on the 17<sup>th</sup> of February 2023 that:

- The site lies within the Hampstead Conservation Area.
- There are no tree preservation orders affecting trees within the site.
- There are tree preservation orders affecting trees at the immediately adjacent properties. No: 20 Well Walk has a TPO on 1 x Lawson Cypress at the front of the property. No: 16 Well Walk has a TPO on 1 x Lime tree at the front of the property.



## Photographs



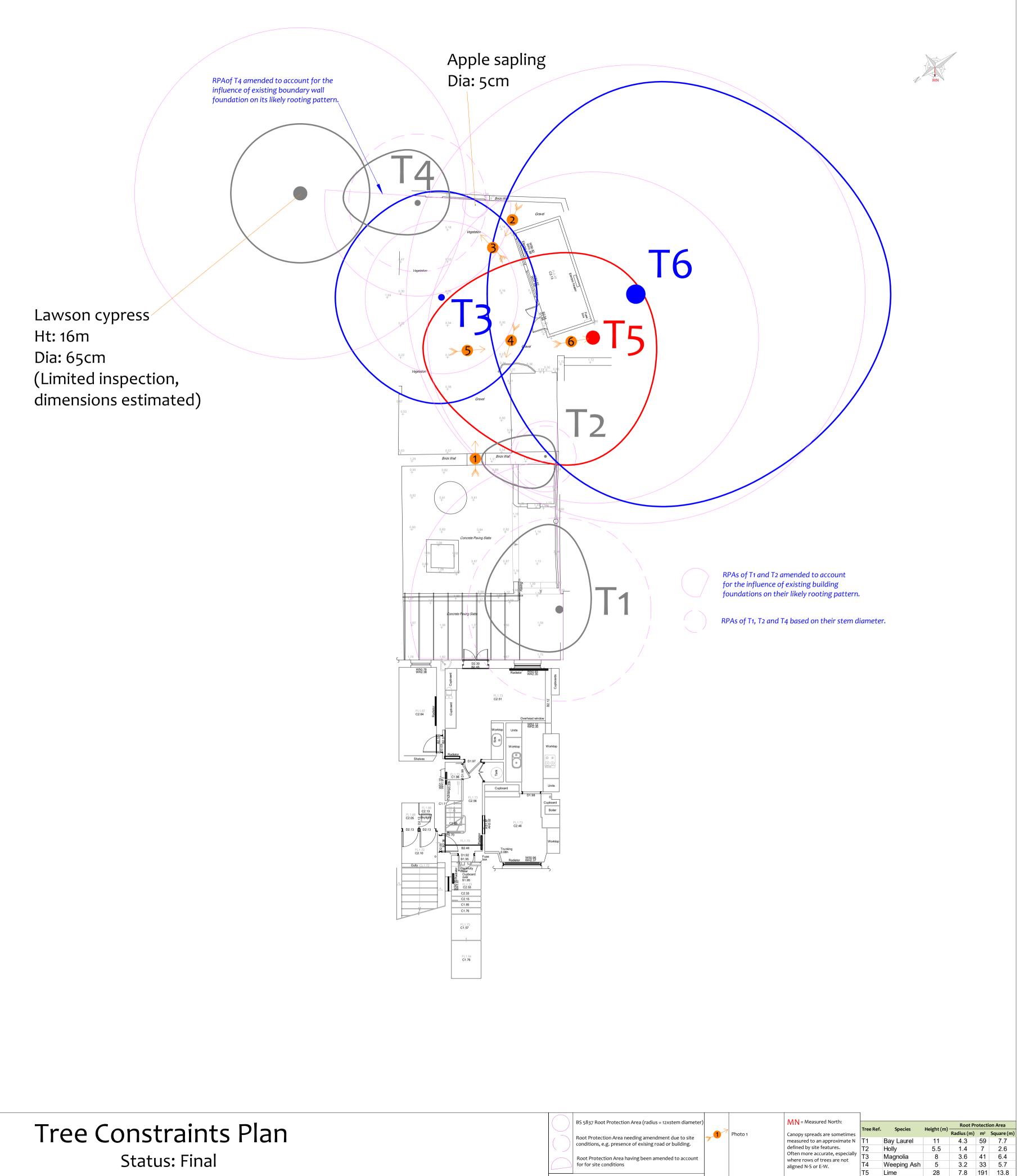
Photo 4.

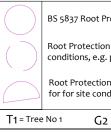






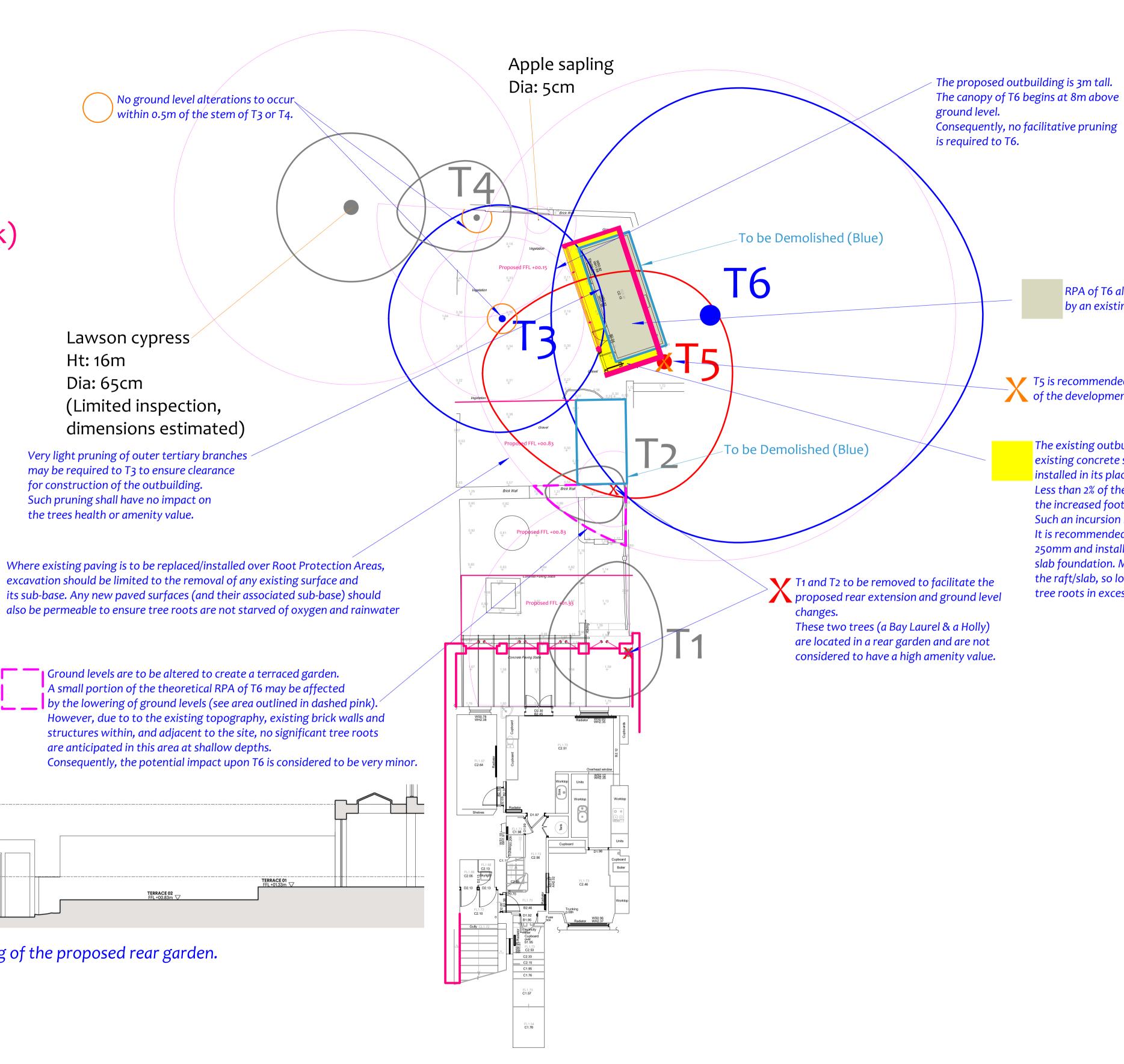
Drawing No:	CCL 11403A / TCP Rev: 2	Stome & cononios cho		Retention Categories	$\odot$	Trees of high quality with an estimated life expectancy of 40+ years. Usually large trees with significant presence or smaller trees with excellent form. Retention of these trees is highly desirable.	
Title:	Tree Constraints Plan (Existing Layout)		$\odot$	Category A tree	C	Trees of moderate quality with a life expectancy of 20+ years. Usually maturing trees, or younger trees with good form. Retention	
Site:	18 Well Walk NW3 1LD		$\odot$	Category B tree		of these trees is desirable though less than Category A trees	
0	5	CROWN	$\odot$	Category C tree	$\odot$	Unremarkable trees of low quality and merit. Individual specimens are not considered to be a material planning consideration.	
Scale: 1:100	Paper Size: A1	Arboricultural Consultants 01422 316660	$\odot$	Category U tree	$\odot$	Trees unsuitable for retention due to their very poor condition.	





 $T_1 = Tree No_1$   $G_2 = Group No_2$   $H_3 = Hedge No_3$ 

Lime Lime



# Proposed Layout (Pink)

Lawson cypress Ht: 16m Dia: 65cm (Limited inspection,

Very light pruning of outer tertiary branches may be required to T<sub>3</sub> to ensure clearance for construction of the outbuilding. Such pruning shall have no impact on the trees health or amenity value.

GROUND FLOOR FFL +04.54m	∠			
		]		
LOWER GROUND FLOOR	z			
			<b>TERRACE 02</b> FFL+00.83m √	7
	TERRACE 03		FFL +00.83m \	/*

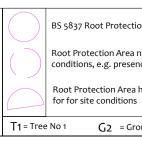
## Cross sectional drawing of the proposed rear garden.

FFL +00,15m

Drawing No:	CCL 11403 / IAP Rev: 1			Retention Categories Stems & canopies shown	$\odot$	Trees of high quality with an estimated life expectancy of 40+ years. Usually large trees with significant presence or smaller trees with
Title:	Impact Assessment Plan	N.	$\odot$	Category A tree	0	excellent form. Retention of these trees is highly desirable. Trees of moderate quality with a life expectancy of 20+ years. Usually maturing trees, or younger trees with good form. Retention
Site:	18 Well Walk NW3 1LD		$\odot$	Category B tree		of these trees is desirable though less than Category A trees Unremarkable trees of low quality and merit. Individual specimens
0	5	CROWN	$\odot$	Category C tree	$\odot$	are not considered to be a material planning consideration.
Scale: 1:100	Paper Size: A1	Arboricultural Consultants 01422 316660	$\odot$	Category U tree	$\odot$	Trees unsuitable for retention due to their very poor condition.

## Impact Assessment Plan

Status: Final - for submission



RPA of T6 already occupied by an existing outbuilding.

T5 is recommended for removal regardless of the development proposals (due to its poor condition).

The existing outbuilding is to be demolished, the existing concrete slab removed and a new outbuilding installed in its place on a slightly larger footprint. Less than 2% of the RPA of T6 shall be affected by the increased footprint of the outbuilding. Such an incursion is considered to be very minor. It is recommended to limit the depth of excavation to 250mm and install the structure on a shallow, raft or slab foundation. Micro-piles may be installed to support the raft/slab, so long as they are positioned to avoid any tree roots in excess of 50mm.

ion Area (radius = 12xstem diameter)		Tree to be removed to facilitate the proposal Tree to be removed	MN = Measured North: Canopy spreads are sometimes measured to an approximate N defined by site features. Often more accurate, especially where rows of trees are not aligned N-S or E-W.	Tree Ref.	. Species	Unight (m)	Root Protection Area		
				free ker.		Height (m)	Radius (m)	m²	Square (m)
needing amendment due to site nce of exising road or building.				T1	Bay Laurel	11	4.3	59	7.7
	X			T2	Holly	5.5	1.4	7	2.6
having been amended to account	X			Т3	Magnolia	8	3.6	41	6.4
5		due to its low quality		T4	Weeping Ash	5	3.2	33	5.7
		Proposed pruning		T5	Lime	28	7.8	191	13.8
oup No 2 H3 = Hedge No 3	$\square$			T6	Lime	28	10.8	366	19.1