arbtech

Arboricultural Method Statement

Mihaly Szalontay

9-11 Belsize Grove
London
NW3 4UU

01 March 2024

Fearghus Gage BSc (Hons) MArborA

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If this report has been released electronically the appendices referred to herein can be found in the annexed zip folder/s as .pdf files. If this report has been released in hard copy the appendices will be bound into the back of this report. Plans are annexed separately as A0, A1, A2 or A3 as appropriate.

Introduction

Arbtech Consulting Limited (Arbtech) received written instruction on 21 November 2023 from Mihaly Szalontay to attend 9-11 Belsize Grove, London, NW3 4UU to undertake an arboricultural survey to BS5837:2012 guidance to assess trees, hedges and major shrub groups growing on and within influencing distance of the site and to produce a Schedule of trees and Tree Constraints Plan.

Executive Summary

This report describes the extent and effect of the proposed development at Site on individual trees and groups of trees within and adjacent to the site.

Trees within the site were surveyed; using a methodology guided by British Standard 5837:2012 'Trees in relation to design, demolition and construction – Recommendations' ("BS5837").

Subsequently, this report has been produced, balancing the layout of the proposed development against the competing needs of trees. This report comprises all of the requisite elements of an arboricultural implications assessment, method statement and supporting plans.

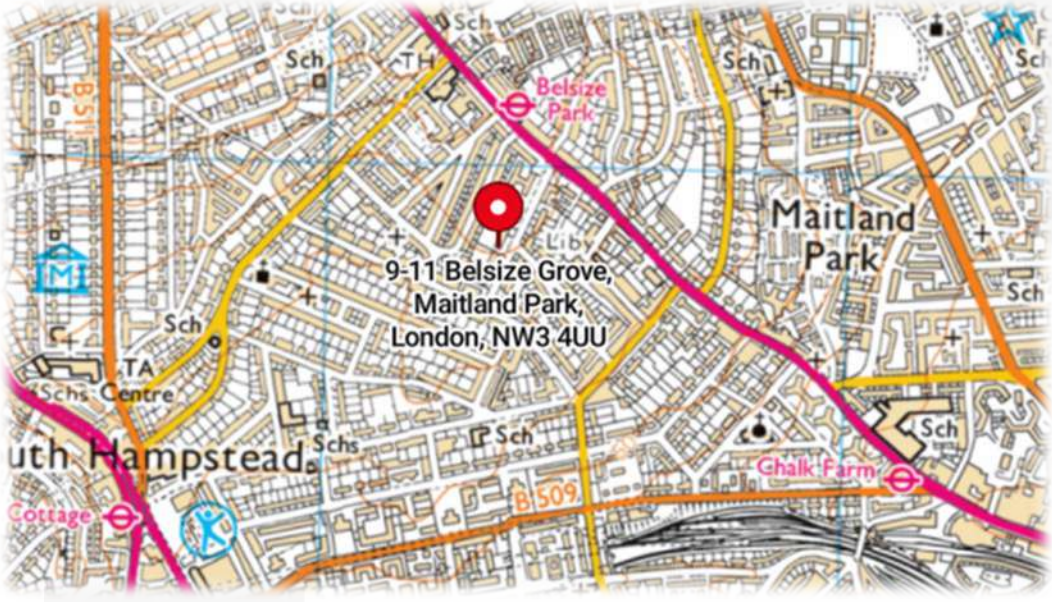


Figure 1: OS Map (Bing Maps)

Figure 2: Aerial Image of site with approximate red line boundary (Google Earth)

Proposed scheme

The proposal scheme comprised the construction of a garden pavilion, retaining wall and new stone pathways throughout the garden. All landscaping including the new lawn, new pathways, retaining wall and planting has been completed, as has the garden pavilion main structure. The remaining works comprise the completion of the garden pavilion construction. Works are currently paused until full planning permission has been granted from the local planning authority. All works took place prior to the arboricultural survey.

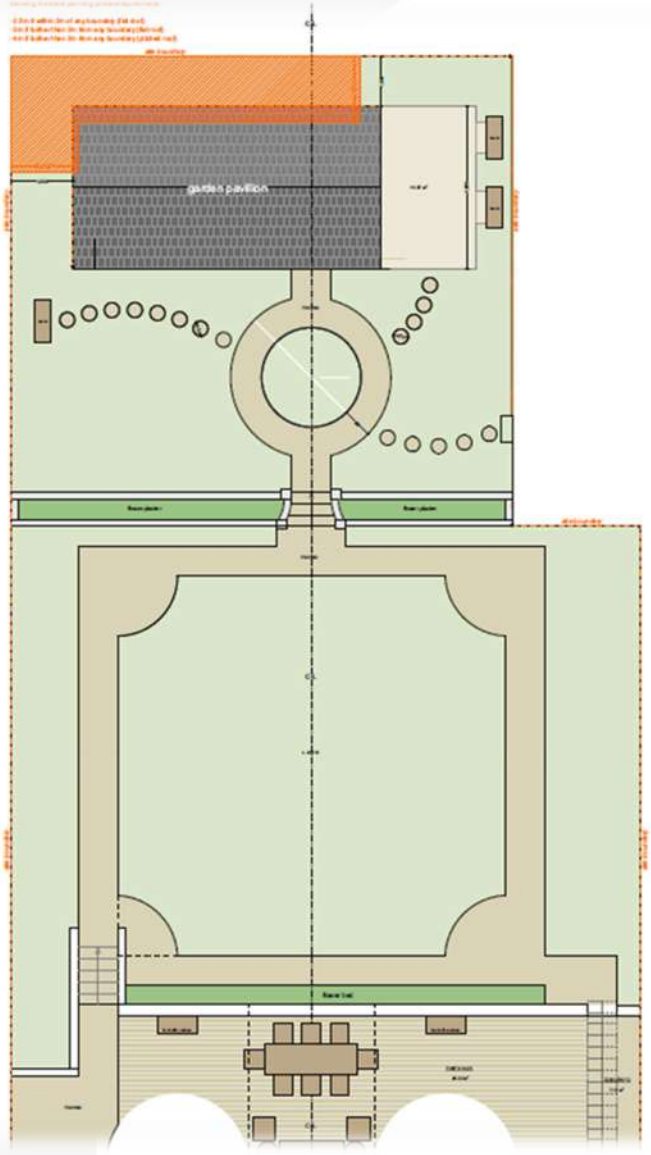


Figure 3: Proposed Garden Plan with Garden Pavilion, drawing number: 9-11BG SH01-1 (Dartel Design Ltd).

Checklist for Submission to Local Planning Authority

Tree survey	✓
Tree constraints plan	✓
Arboricultural impact assessment	✓
Arboricultural method statement	✓
Tree protection plan	✓

This report and its appendices precisely follow the strategy for arboricultural appraisal intended to provide local planning authorities with evidence that trees have been properly considered throughout the development process.

It is the conclusion of this report that the overall quality and longevity of the amenity contribution provided for by the trees and groups of trees within and adjacent to the site will not be adversely affected as a result of the local planning authority consenting to the proposed development. It is considered that any issues raised in this report, or beyond the scope of it can be dealt with by planning conditions.

General Information

Client: Mihaly Szalontay

Site: 9-11 Belsize Grove, London, NW3 4UU

Brief proposal description: The proposal scheme comprised the construction of a garden pavilion, retaining wall and new stone pathways throughout the garden. All landscaping including the new lawn, new pathways, retaining wall and planting has been completed, as has the garden pavilion main structure. The remaining works comprise the completion of the garden pavilion construction. Works are currently paused until full planning permission is granted from the local planning authority. All works took place prior to the arboricultural survey.

Planning application reference: N/A

Table 1: Documents referred to.

Document	Reference No.
Survey base drawing	9-11BG SH01-1
Proposed layout drawing	9-11BG SH01-1
Landscape master plan drawing	N/A
LPA pre-app comments	N/A
British Standard 5837:2012	"BS5837"
Arboricultural Impact Assessment	Arbtech AIA 01
Tree Protection Plan	Arbtech TPP 01

Tree Survey

Survey: An arboricultural survey to BS5837 of all trees within impacting distance of the site was undertaken by Anthony Jones on 27 November 2023.

A total of 16no. individual trees were surveyed. Details for each are provided in the Schedule of Trees (see Appendix 1)

Multiple other small trees and shrubs occupy the site, none of which meet the minimum diameter requirements to be considered for this survey.

Table 2: Documents upon which this tree survey has been based.

Document	Originator	Reference Number	Title
Survey base drawing	Dartlet Design Ltd	9-11BG SH01-1	Proposed Garden Plan with Garden Pavilion

Limitations: The survey was made at ground level using visual observation only. Detailed examinations, such as climbing inspections and decay detection equipment were not employed, though may form part of the survey's management recommendations. Measurements were taken using specialist tapes, laser, and GPS devices. Where this was not possible, measurements are estimated.

Scope: Pre-development tree surveys make arboricultural management recommendations based exclusively upon the individual tree or group of trees condition relative to their present context (*i.e. not in relation to the proposed development*).

Legal Status: No statutory protection check has been performed. BS5837 does not draw any distinction between trees subject to statutory protection, such as a Tree Preservation Order ("TPO"), and those trees without, stating at Annex B:

*The potential effect of development on trees, **whether statutorily protected** (e.g. by a tree preservation order or by their inclusion within a conservation area) **or not**, is a material consideration that is taken into account in dealing with planning applications.*

Consequently, we do not seek to offer any comparison between or infer any difference in the quality or importance of TPO trees and other trees.

For more information on the surveyed trees please see Arbtech Consulting Ltd, Tree Survey Schedule (**Appendix 1**), Tree Survey Report and Tree Constraints Plan.

Arboricultural Impact Assessment

Table 3: Documents upon which this assessment has been based.

Document	Originator	Reference Number	Title
Survey base drawing	Dartlet Design Ltd	9-11BG SH01-1	Proposed Garden Plan with Garden Pavilion
Proposed Site Plan	Dartlet Design Ltd	9-11BG SH01-1	Proposed Garden Plan with Garden Pavilion

Several issues may need to be addressed in an arboricultural impact assessment between the trees and the development, these are as follows:

- The effect and extent of the development within the root protection areas (RPAs) of retained trees;
- Conflicts of the proposed development with canopies of retained trees; and
- The likelihood of any future remedial works to retained trees beyond which would have been scheduled as a part of usual management.

Table 4: Impacts upon the RPAs of retained trees.

Tree Number	Species	Structure	RPA (m^2)	Incursion (m^2)	Incursion (%)
T02	Silver Birch	72.4	16.7	23.1	T02
T03	Myrobalan Plum 'Nigra'	108.6	15.8	14.6	T03
T04	Robinia	8.9	0.1	1.1	T04
T05	Holm Oak	16.0	4.6	28.8	T05
T06	Common Horse Chestnut	168.3	56.9	33.8	T06
T08	Common Horse Chestnut	191.1	52	27.2	T08

Tree Number	Species	Structure	RPA (m^2)	Incursion (m^2)	Incursion (%)
T09	Common Hawthorn	8.4	0.45	5.4	T09
T10	Common Horse Chestnut	209.2	29.5	14.1	T10
T11	Sycamore	91.6	5.3	5.8	T11
T12	Common Ash	557.4	88.9	15.9	T12
T16	Bay	18.4	9.7	52.8	T16

These impacts can be seen on the Arboricultural Impact Assessment drawing number Arbtech AIA 01.

Trees to be removed

The total number of trees to be removed for this scheme include 1No. individual tree.

Monitoring has been recommended to check for potential future decline of trees due to invasive works within the root protection areas. A breakdown of all tree removals and pruning works currently recommended can be seen in Table 8: Summary of Tree Works

Table 5: Number of individual trees to be removed.

U	A	B	C
1	0	0	0

Table 6: Number of groups to be removed.

U	A	B	C
0 (0)	0 (0)	0 (0)	0 (0)

() = partial removal of a group

Canopy cover is ecologically important and the loss of canopy cover by this tree will be mitigated with planting within the development.

Details of current site conditions and root damage uncovered during supervised excavation around garden pavilion posts holes can be seen in the Arboricultural Site Supervision Records (Arbtech ASSR 01, 02 & 03) in **Appendix 2**.

Arboricultural Method Statement

The purpose of this method statement is to demonstrate how any aspect of the development that has potential to result in loss or damage to a tree may be implemented and provide an adequate level of protection for those trees that are to be retained during the proposed works.

Details of key site personnel, including site/project manager will be submitted to the Council's Tree Officer before the commencement of site works.

This method statement is to be approved and agreed to in writing by all key personnel before the commencement of site works.

No site personnel are to be present and no demolition, site clearance, building work or delivery of materials is to occur until the protective measures are in accordance with this method statement and the Tree Protection Plan drawing number Arbtech TPP 01.

Protective measures will be in accordance with this method statement and the Tree Protection Plan; drawing number Arbtech TPP 01 will remain unaltered and in situ, unless otherwise specified, for the entire duration of the construction.

Table 7: Documents upon which this assessment has been based.

Document	Originator	Reference Number	Title
Survey base drawing	Dartlet Design Ltd	9-11BG SH01-1	Proposed Garden Plan with Garden Pavilion
Proposed Site Plan	Dartlet Design Ltd	9-11BG SH01-1	Proposed Garden Plan with Garden Pavilion

Tree Works

For reasons of public safety, all tree works referred to herein must be carried out before any site personnel commencing works or any building materials being delivered.

Table 8: Summary of Tree Works.

No.	Species	Works	Category
T08	Common Horse Chestnut	Fell to ground level.	U
All	Various	All trees are to be entered into annual re-inspection schedule including seasons when the trees are in leaf to check for physiological decline as a response to root damage. Further works may be recommended, depending on future tree condition.	Various
All	Various	Soil amelioration within RPAs to include decompaction works.	Various

Notes

All tree work is to be undertaken in accordance with British Standard BS 3998:2010, Recommendations for tree work. All arising's are to be removed and the site is to be left as found. Care is to be taken of the ground around retained trees to make sure that it does not become compacted as a result of tree surgery operations. No equipment or vehicles such as timber Lorries, tractors, excavators, or cranes shall be parked or driven beneath the crowns of any retained trees, to prevent subsequent compaction and root death.

Tree removal

A tree should be felled in one piece only when there is no significant risk of damage to people, property, or protected species (see Annex A).

Where restrictions (e.g. lack of space, buildings, other features, land ownership or use, or other trees which are to be retained) cannot be overcome, trees should be dismantled in sections.

This also applies where a tall stump is being retained but where branches are to be removed/pruned.

Extensively decayed trees can be unpredictable when they are being felled, and special precautions should, therefore, be taken, such as the use of a winch to guide the direction of fall.

Stump removal – stump grinding

Stump grinding will be to a minimum of 300mm deep or to extend through the base of the stump leaving the major roots disconnected if the intention is to reduce the potential for the spread of Honey fungus.

The grinding residue will be treated as arising's and removed from site.

NB: Mechanical destruction of a stump by stump grinding is less disruptive to the site than digging out.

The hole left by stump removal will be filled with soil or other material. The filling should be appropriate for future site usage, and for any surface treatment that is to be installed.

Where future plant growth is desired, the backfill material will be firmed in 150 mm layers by treading, avoiding excessive compaction and destruction of the soil structure.

Stump removal - digging

Stump removal by digging out will include disposal/utilisation of woody material (see Clause 13).

NB: Mechanical destruction of a stump by stump grinding is less disruptive to the site than digging out.

Where possible when winching out a stump, a ground, or other type of anchor, will be used rather than a tree to be retained. If there is no alternative to using such a tree as an anchor, appropriate protective measures will be adopted.

After stump removal

The hole left by stump removal, whether by digging out or grinding, will be filled with soil or other material. The filling will be appropriate for future site usage and for any surface treatment that is to be installed.

Where future plant growth is desired, the back-fill material will be firmed in 150mm layers by treading, avoiding excessive compaction and destruction of the soil structure.

Cut Ivy

Cutting of ivy is to be undertaken using hand tools such as hand saws or secateurs to prevent damage to the bark of the tree; the use of chain saws is prohibited. A 300mm high section of ivy is to be cut and removed from within 1m of ground level.

Soil amelioration

By way of mitigation for the damage to roots and soil compaction within the RPAs of retained tree numbers T02, T03, T04, T05, T06, T08, T09, T10, T11, T12 & T16 the soil conditions for root development within the on-site RPA will be improved.

Soil is a natural medium in which plant roots propagate. It is formed of a combination of mineral aggregates of varying sizes, organic matter, macropores and micropores. Macropores are larger spaces between aggregates allowing the soil to be aerated. Micropores are smaller, generally holding water that is available to plants via their roots. Roots use the air in the soil and grow through this medium when the bulk density of the soil is below a particular threshold.

The action of downwards loads to the surface of a soil from installation and use of a hard surfacing can cause the soil to be compressed, closing up first the macropores, and ultimately micropores. This increases the bulk density of the soil and is referred to as compaction. A compacted soil is less aerated and has a greater bulk density than a well-formed soil. This has two significant negative effects upon roots within that growing medium:

The cells in roots respire, they use oxygen from the soil for chemical processes and expel carbon dioxide into the soil. Gaseous exchange must be possible between the soil and the atmosphere to enable the ingress of oxygen and the egress of expelled carbon dioxide to the soil around a healthy root. Compaction of the soil closes the macropores between the soil aggregates and reduces/stops this gaseous exchange.

Root elongation is only possible within soil bulk densities below a particular threshold, soil compaction increases soil bulk density and can limit/stop new root development.

Installation of an impermeable surface over the rooting volume can also limit irrigation and ventilation of a soil.

To improve the soil structure in the rooting area of retained trees it will be decompacted and organic matter added.

Compressed air will be injected to a depth of 600mm at 1m spacings, by way of a perforated soil probe (e.g. Terravent; Vogt etc.) to create fissures within the soil profile. This forces compressed air through the soil to create fissures within the soil. A mixture of Terramol and enriched biochar will then be injected into the newly fissured soil, again using the same high-pressure system. The Terramol will have the effect of physically holding open the new gaseous exchange pathways.

Biochar is a very pure, high-carbon form of charcoal that improves the structure, aeration, water-holding capacity and nutrient retention of soils and substrates while providing permanent refuge for beneficial microbiology. Enriched biochar has beneficial elements added to it including mycorrhizal fungi, Trichoderma, trace nutrients and beneficial bacteria.

Application rates will be determined by the specific equipment used and will be specified by the specialist contractor.

Protected Species (general information for tree works)

Conservation Status of British Bats

The consensus in Britain and Europe is that virtually all bat species are declining and vulnerable. Our understanding of population status is poor as there is very little historical data for most bat species. Certain species, such as the horseshoe bats, are better understood and have well-documented contractions in range and population size.

Given this general picture of decline in UK Government within the UK Biodiversity Action Plan has designated five species of bats as priority species (greater and lesser horseshoe bats, barbastelle, Bechstein's and pipistrelle). These plans provide an action pathway whereby the maintenance and restoration of the former populations' levels are investigated.

Legal Status of British Bats

Given the above position, all British bats, as well as their breeding sites and resting places, enjoy national and international protection.

All bat species in the UK are fully protected under the Wildlife and Countryside Act 1981 (as amended) through inclusion in Schedule 5. All bats are also listed on Annex IV (and some on Annex II) of the EC Habitats Directive giving further, European protection. Taken together, the Act and Conservation of Habitats and Species Regulations 2012 (as amended)* make it an offence to; intentionally or deliberately kill, injure or capture (take) bats;

- Deliberately disturb bats (whether in a roost or not);
- Damage, destroy or obstruct access to bat roosts;
- Possess or transport a bat or any part of a bat, unless acquired legally;
- Sell, barter or exchange bats, or parts of bats

The legislation although not strictly affording protection to foraging grounds does protect roost sites. Bat roosts are protected at all times of the year whether or not bats are present. Any disturbance of a roost due to development must be licenced.

**the regulations that delivered by the UK's commitments to the Habitats Directive.*

Breeding birds

All nesting birds are protected under the Wildlife and Countryside Act (as amended) 1981, which makes it an offence to intentionally kill, injure or take any wild bird or take, damage or destroy its nest whilst in use or being built, or take or destroy its eggs. Furthermore, several birds enjoy further protection under that Act and are listed on Schedule 1 of the Act. These further protected birds are also protected from disturbance and it may be necessary to operate "no-go" buffer zones around such nests – typically out to 100m.

Planning policy guidance on the treatment of species identified as priorities under the biodiversity action programme suggests that local authorities should take measures to protect the habitats of these species from further decline through policies in local development documents and should ensure that they are protected from the adverse effects of development, where appropriate, by using planning conditions or obligations. The conservation of these species should be promoted through the incorporation of beneficial biodiversity designs within developments.

Sequencing of works

A logical sequence of events is to be observed and shall be phased as follows.

Table 9: Sequence of Events

Stage	Event
Stage 1	Carry out tree works as specified within the summary of tree works
Stage 2	Installation of protective measures in accordance with the approved tree protection plan/s
Stage 3	Pre-commencement site meeting
Stage 4	Undertake and complete construction works
Stage 5	Removal of all machinery and materials from site
Stage 6	Dismantle and removal of protective measures
Stage 7	Undertake soil amelioration and decompaction works throughout garden.
Stage 8	Sign off from Project Arboriculturist

Protective Measures

Protective measures are to be installed immediately following the completion of the tree works and are to be sited and aligned in accordance with the tree protection plan (Arbtech TPP 01) before the commencement of any works or the introduction of any machinery or material to Site.

Upon installation of the protective measures around the retained trees, the Project Arboriculturist will visit the site to inspect and document the position and specifications of the protective measures.

If the protective measures and their positions do not comply with this arboricultural method statement document number Arbtech AMS 01 (01 March 2024) and tree protection plan drawing number Arbtech TPP 01, the Project Arboriculturist shall inform the client and fencing contractor so adjustments can be made.

When the protective measures comply with document number Arbtech AMS 01 (01 March 2024) and tree protection plan drawing number Arbtech TPP 01, the Project Arboriculturist will sign off the protective measures in writing to the client and will send a copy to the fencing contractor, site agent and local authority tree officer.

If the protective measures become damaged or there is any accident or emergencies involving trees, these areas are to be cordoned off immediately with high visibility plastic mesh fencing. The site agent is to photograph and document the damage and inform the Project Arboriculturist immediately after the incident and all work within this area is to cease until the Project Arboriculturist has visited the site. Any damaged sections of protective measures shall be replaced within 48 hours of the initial incident.

The protected area is sacrosanct and will not be invaded by the storage of materials, mixing of concrete or other products, accessed by machinery, equipment, or pedestrians or in any other way disturbed by construction activity.

The protective measures will remain in place until the completion of stage 5 (see Sequencing of Works), thereafter they will be carefully dismantled only with the agreement of the Project Arboriculturist and or the local authority tree officer.

No equipment or plant shall operate beyond the tree protection fencing. Booms, hoists, and rigs should be kept as far away from the canopies of retained trees at all times. Where it is necessary to operate within 5m of a tree canopy, it will be done with the utmost caution and under the control of a banks man. Damage to trees will be

considered a breach of this tree protection plan, which in turn could be a breach of planning permission.

Construction Exclusion Zone

A construction exclusion zone (CEZ) as designated by the protective barrier fencing, is an area where there is to be no construction activity. Access to the area for construction personnel or machinery is strictly prohibited, unless detailed in the tree protection plan, and there is no scope for materials or waste storage; welfare facilities etc. There may be some construction activities planned for these areas (e.g. the installation of service trenches) these activities will be undertaken under direct, on-site arboricultural supervision.

Protective Barrier Fencing (Pedestrian)

To comprise of 1.1m to 1.2m tall, welded mesh or plastic interlocking panels on fixed legs or a flat base plate. Panels are to be joined together using integral couplers.

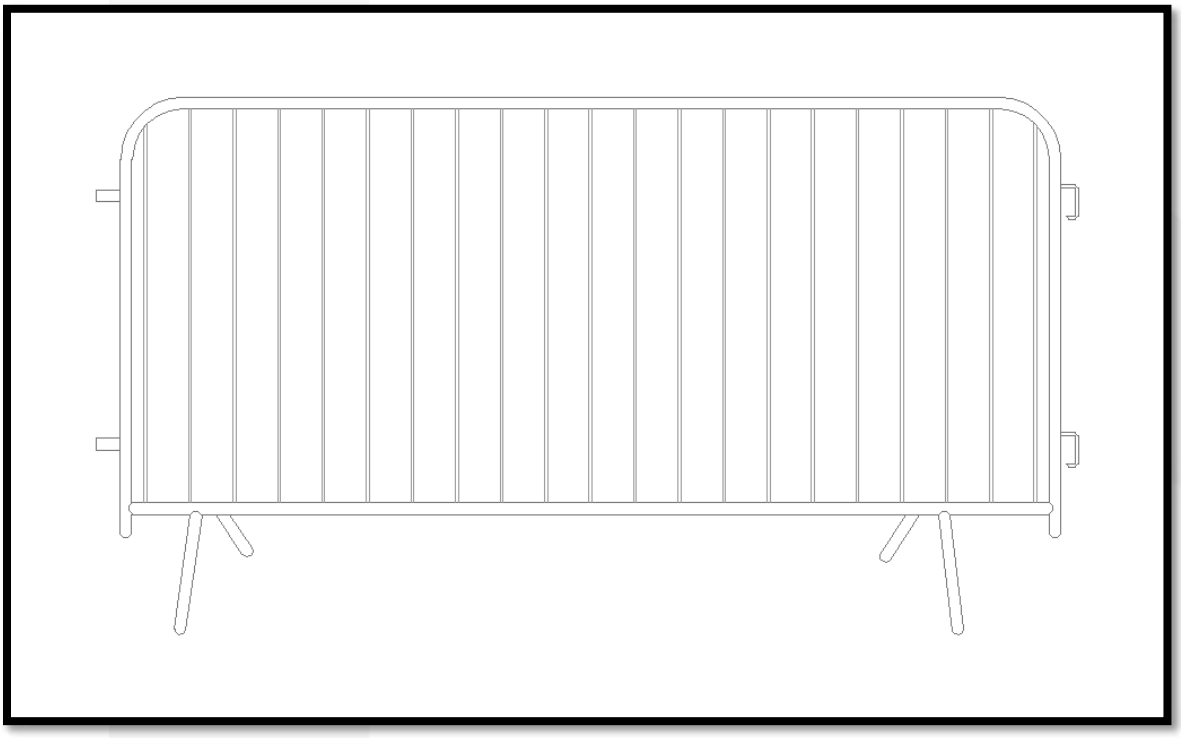


Figure 4: Heras pedestrian barriers

Signage denoting the words "*tree protection area*" at 5.0m intervals will be fixed to the protective barrier fencing (See Appendix 3).

Protective fencing is to be removed ONLY with the written permission of the Project Arboriculturist.

Ground protection

New temporary ground protection will be capable of supporting any personnel or machinery entering or using the site without being distorted or causing compaction of the underlying soil.

Where it is determined by the project engineer that any hard surfacing is not adequate protection from any expected loading, ground boarding is to be installed to the engineer's specification on top of the hard surfacing within the root protection areas of retained trees.

Where machinery will be stored or used from the ground boarding within the RPAs of the retained trees an impervious barrier and or bunding to prevent oils, fuel or chemicals is to be installed to prevent leaching into the soil within or adjacent to the RPAs.

NB: The ground protection might comprise one of the following:

a) for pedestrian movements only, a single thickness of scaffold boards placed either on top of a driven scaffold frame, as to form a suspended walkway, or on top of a compression-resistant layer (e.g. 100mm depth of woodchip), laid onto a geotextile membrane;
b) for pedestrian-operated plant up to a gross weight of 2t, proprietary inter-linked ground protection boards placed on top of a compression-resistant layer (e.g. 150mm depth of woodchip), laid onto a geotextile membrane;
c) for wheeled or tracked construction traffic exceeding 2t gross weight, an alternative system (e.g. proprietary system or pre-cast reinforced concrete slabs) to an engineering specification designed in conjunction with arboricultural advice, to accommodate the likely loading to which it will be subjected.

For any situations other than those described in a) or b) (as above), the ground boarding is to be designed by a suitably qualified person to an engineering specification in conjunction with arboricultural advice, to be suitable of supporting the expected loading to be placed upon it.

In all cases, the objective of the ground boarding is to avoid compaction of the soil beneath, so that tree root functions remain unimpaired.

Construction

Before the resumption of construction of the development, a copy of the construction method statement will have been submitted and approved by the Project Arboriculturist to ensure that there is no conflict with this method statement.

All excavations and construction work within or immediately adjacent to RPAs or canopies of retained trees is to be undertaken under the direct on-site supervision of an arboriculturist.

Prohibition

- Mechanical digging or scraping is not permitted within a defined root protection area or areas cordoned off by protective barrier fencing.
- No access will be permitted within the protected areas;
- No materials, equipment or debris will be stored within any of the fenced areas, or against the fencing;
- Fires are not permitted within 10m of any vegetation.
- Leaning objects against or attaching of objects to a tree is not permitted.
- Machinery, plant, and vehicles are not permitted to be washed down within 10m of vegetation.
- Chemicals and materials are not to be transported, stored, used, or mixed within a root protection area or areas cordoned off by protective barrier fencing.
- Cement silos, mixing site to be situated within a bunded area to prevent spillage/leaking of chemicals harmful to trees. These areas are to be sited well clear of protected trees.
- Refuelling of plant or machinery is prohibited within 10m of the construction exclusion zones.
- Allowance must be made for the slope of the ground so that damaging materials such as concrete washings, mortar or diesel oil cannot run towards trees.
- Where machinery is to be used within 5m of retained tree canopies a banks man will be required at all times whilst setting up, moving, or operating within this distance of retained trees canopies.
- Storage of all caustic material and chemicals are to be situated well clear of protected areas and preferably on lower ground if slopes are present, or to be situated within a bonded area to prevent any spills or leaks entering the ground.

Site Management

The site manager will be responsible for briefing and inducting all personnel who will be working on any stage of this development and especially those who will be working within or adjacent to the canopies or RPAs of retained trees, and will make them aware of, and provide a copy of this method statement and tree protection plan drawing number Arbtech TPP 01; this is to include but not exclusively the movement and or operation of plant, excavations, unloading deliveries, mixing and or pouring of cement and concrete.

The site manager will be responsible for the day to day running and protection of all retained trees and for liaising with the project arborist about any tree-related matters and before any works that may or will affect the RPAs or canopies of retained trees; this is to include but not exclusively the movement and or operation of plant, excavations, unloading deliveries, mixing, pouring and storage of all caustic materials that may cause harm to retained trees.

Any incidents of damage to retained trees or tree protection measures will be documented by the site manager who will then report these incidents to the Project Arboriculturist immediately and make sure that works within this area cease until the project arborist has had an opportunity to inspect the damage and where appropriate, agree on a mitigation plan with the local planning authority tree officer.

The site manager may designate another person to take charge of briefing and inducting process of new site personnel or visitors in his absence.

If the site manager is replaced or is absent from the site for more than three consecutive working days, the project arborist will be informed, and a prestart meeting will be held with the new or acting site manager.

It is the responsibility of the site manager to ensure that the planning conditions attached to the planning consent are adhered to at all times and that a monitoring regime and supervision of any works within or adjacent to the RPAs are adopted.

If at any time pruning works are required other than those previously approved, permission must be sought from the LPA tree officer and once permission is granted, they are to be carried out by a suitably qualified person in accordance with BS3998:2010 Tree work – Recommendations.

Services

Detailed drawings of proposed underground services are not available at this time; hence it is not possible to identify any specific potential impacts associated with the scheme at this stage.

Existing services within the site will be retained wherever possible. Where existing services within RPAs require upgrading, the utmost care must be taken to minimise disturbance, and where feasible trenchless techniques are to be employed, and only where necessary should open excavations be considered.

Where new services are to be introduced into the site they will be located outside of RPAs, where they will not interfere with tree roots. If any excavations are required within the RPAs all trenches are to be excavated by hand and radially to the tree trunks under direct on-site arboricultural supervision and are to be carried out under NJUG guidelines.

Final positions of any proposed services will be verified and approved by the Project Arboriculturist and local authority tree officer before implementation.

New Underground services

Trenching for installation of underground services and drainage routes could sever any roots that may be present and as such adversely affects the health of the tree. For this reason, particular care will be taken in routing and methods of installation of all underground services. All underground services and drainage routes will be located so that no excavations are required within RPAs.

Where it has been impossible to keep underground services from passing through RPAs or within proximity to trees, these sections are to be installed in one of three ways in accordance with the guidance set out in National Joint Utilities Group guidelines (NJUG 4), under on-site arboricultural supervision.

Trenchless Techniques

There are three main types of trenchless techniques, these include, guided and unguided boring and pipe replacement by lining or bursting. These allow for the installation, maintenance, or renewal of underground services, without the disturbance of soil in which roots are likely to be growing. Starting and receiving pits for the boring machinery are to be located outside of the RPAs of any retained trees, with the bore depth being maintained at a minimum depth of 600mm below the existing ground level.

Techniques involving external lubrication of the equipment shall use no material other than water as other lubricants could contaminate the soil (e.g. oil, bentonite, etc.).

Manual Excavation

Excavation within RPAs will be undertaken by hand under direct on-site arboricultural supervision of the required depth of the foundation; Or to a minimum of 600mm deep of any excavation, whether for proposed foundations, hard surfacing, or underground services. The total depth of the manual excavation will be determined by the arboriculturist whilst on site.

The soil is to be loosened with the aid of a fork or pickaxe and then cleared with the aid of an Air-spade, Air-vac and or shovel. Any roots found will be cleanly severed by the Project Arboriculturist with either a hand saw or secateurs.

Any roots found with a diameter of less than 25mm shall be cleanly severed by the Project Arboriculturist. Any roots of 25mm and above shall be excavated around without damaging them; the Project Arboriculturist shall decide if it is feasible or necessary to retain the root, if not it shall be severed.

The edge of the excavation closest to the trees will be covered with damp hessian to prevent soil collapse or contamination by concrete.

The soil beneath the depth may be sheet piled, regular piled or excavated deeper. Machinery may be used for this providing that it is situated outside of the RPA or has appropriate ground protection in place to move around on and work upon.

Broken Trench – Hand Dug

This technique combines both trenchless techniques and manual excavation where excavation is unavoidable. Excavations will be limited to where there is clear access around and below the roots. All trenches shall be excavated by hand with the same precautions taken as for manual excavation. The open section of the trench will only be large enough to allow access for linking to the next section.

Monitoring and Supervision

Where trees have been identified within this method statement and tree protection plan drawing number Arbtech TPP 01 for retention, there will be an auditable system of arboricultural monitoring. This is to extend to arboricultural supervision whenever demolition or construction activity is to take place within or adjacent to any canopy or RPA.

The development's tree protection measures are to be monitored and all demolition and construction works that are to be undertaken within or adjacent to the RPAs of retained trees are to be supervised by Project Arboriculturist, who will be retained to record and report observations to the council at appropriate intervals.

Pre-commencement site meeting

Before the commencement of any works or machinery and materials arriving on site a pre-commencement site meeting involving the project arborist, landowner or agent, site manager, contractors and engineer (as appropriate) and the relevant LPA officers will be held to ensure that all aspects of the arboricultural method statement and tree protection are understood and for all parties to swap contact details (see Appendix 4).

Monitoring and supervision schedule

The initial monitoring visit will be to check that the tree protection measures are in the correct location and as specified within the approved method statement, if so to sign off their installation.

Thereafter, monitoring visits are to take place at regular intervals, to ensure that tree protection measures are in place and are functioning as designed or whenever necessary to undertake works to be carried out under arboricultural supervision. The frequency of the monitoring visits is to be agreed with the LPA tree officer at the pre-commencement site meeting.

A record of all arboricultural monitoring and supervision visits will be kept, and any faults will be logged, this will then be copied to the site agent, developer, and local planning authority in a digital format.

If during the development areas must be re-designed so that they would require changes to the approved arboricultural method statement or tree protection plan and so affecting retained trees the project arborist and LPA tree officer will be invited to

attend a site meeting with all relevant parties. Before any changes being implemented these must have been approved in writing by the LPA tree officer.

Supervision

The Project Arboriculturist will be required to attend site to directly supervise all demolition and construction works that are to be undertaken within or adjacent to the RPAs of all retained trees and will be advised a minimum of 72 hours before the commencement of any works that require his attendance, these will include:

1. Pre-commencement site meeting;
2. Location of protective measures;
3. Supervised soil amelioration and decompaction works throughout the garden;
4. Re-location of protective measures;
5. Arboricultural sign off and removal of protective measures.

Completion meeting

Once all construction works have been completed all materials and machinery has been removed from site the project arborist shall be informed and will invite the LPA tree officer to meet on site to discuss the process and discuss any final remedial works that may be required and to sign the development off so that the protective measures may be removed.

Arboricultural Monitoring and Supervision Sign Off Checklist 9-11 Belsize Grove, London, NW3 4UU

Tree Number	Task	Date Completed	Signed (Project Arboriculturist)	Signed (Site Manager)
All	Pre-commencement site meeting			
All	Sign off of the location and specification of the protective measures			
All	Completion of construction to the garden pavilion.			
All	Removal of machinery and materials from Site			
All	Dismantle & removal of protective measures			
All	Completion of soil amelioration works			
All	Sign off from Project Arboriculturist			

Appendix 1: Tree Survey Schedule

BS5837:2012 Tree Survey

Client: Mihaly Szalontay
Project: 9-11 Belsize Grove, London, NW3 4UU
Survey Date: 27/11/2023
Surveyor: Anthony Jones

Arbtech Consulting Ltd
3 Well House Barns
Chester Road
Bretton
Cheshire
CH4 0DH
Phone: 01244661170

Tree and Tag No / Species	Hght (m)	Stems No	Stems Ø (mm)	Crown	Spread (m)	Clear (m)	Age	RP A (m²) R (m)	Phys Condition	Structural Condition	Preliminary Recommendations / Survey Comment	Cat ERC
T01												
Common Hawthorn *Crataegus monogyna*	6	1	190	N E S W	2.5 2 2.5 2	2 1 1 2	SM	A: 16.3 R: 2.27	Fair	C: Fair S: Good B: Not visible	Tree located on SW boundary within property line. Historic pruning consistent with height reduction 4m from ground level with 2m regrowth. Ivy covered basal area.	C.1 10+ yrs
T02												
Silver Birch *Betula pendula*	9	1	400	N E S W	2 3.5 4 3	3 2.5 1.5 1.5	M	A: 72.4 R: 4.8	Fair	C: Fair S: Good B: Fair	Tree located on SW boundary within property line. Historic pruning consistent with heavy height reduction/ topping at 8m from ground level, leaving multiple decaying pruning wounds 30- 250mm diameter and 1m regrowth. Substantial burl growth on main stem at 1.5m from ground level.	C.1 10+ yrs
T03												
Myrobalan Plum 'Nigra' *Prunus cerasifera 'Nigra'*	8	6	490 (Eq)	N E S W	3.5 4.5 5 5	2.5 1.5 1 1.5	M	A: 108.6 R: 5.87	Fair	C: Fair S: Fair B: Fair	Tree located on SW boundary within property line next to retaining wall and hard surface area. Historic pruning consistent with stem removal at base of tree leaving an asymmetrical crown. A number of dead hangers are present in canopy.	B.1 20+ yrs
T04												
Robinia *Robinia pseudoacacia*	4.5	1	140	N E S W	0.5 0.5 2.5 3.5	2 2 3 3	SM	A: 8.9 R: 1.68	Fair	C: Good S: Fair B: Fair	Tree located on SW boundary within property line. Asymmetrical crown with naturally occurring lean into neighbouring property.	C.1 10+ yrs

Age Classifications: N Newly planted; Y Young; SM Semi-mature; EM Early Mature; M Mature; OM Over Mature

Condition: C Crown; S Stem; B Basal area

Stems: Ø Diameter; (Eq) Equivalent stem diameter using BS5837:2012 definition

ERC: Estimated Remaining Contributio

Tree and Tag No Species	Hght (m)	Stems No	Stems Ø (mm)	Crown Spread (m)	Crown Clear (m)	Age	RP A (m²) R (m)	Phys Condition	Structural Condition	Preliminary Recommendations Survey Comment	Cat ERC
T05											
Holm Oak *Quercus ilex*	9.5	2	188 (Eq)	N 3.5 E 3 S 3 W 3.5	2 1.5 1 3	SM	A: 16 R: 2.25	Good	C: Good S: Good B: Good	Tree located next to recently installed garden pavillion. Historic pruning consistent with crown lifting on west side of canopy up to 3m from ground level.	C.1 10+ yrs
T06											
Common Horse Chestnut *Aesculus hippocastanum*	11	1	610	N 3.5 E 5 S 5 W 4	4 4 4 4.5	M	A: 168.4 R: 7.32	Fair	C: Fair S: Good B: Good	Tree located on NW boundary within property line next to recently installed garden pavilion. Historic pruning consistent with pollarding/ height reduction at 7m from ground level with 3m regrowth and removal of epicormic growth.	B.1 20+ yrs
T07										Estimated Measurements	
Mimosa or Silver Wattle *Acacia Spp.*	6	1	150	N 4 E 1 S 3 W 4.5	2 2 2 2	SM	A: 10.2 R: 1.8	Good	C: Good S: Not visible B: Not visible	Tree located in neighbouring property. No access, measurements estimated. No significant features observed.	C.1 10+ yrs
T08											
Common Horse Chestnut *Aesculus hippocastanum*	10.5	1	650	N 3 E 4 S 4 W 2.5	5 4 4 4	M	A: 191.2 R: 7.8	Poor	C: Fair S: Poor B: Fair	Tree located on NW boundary within property line next to recently installed garden pavilion. Large lateral 2m heartwood decay wound on NE side of stem, sounding hammer- indicates hollowing up to 3m from ground level. Ivy covered stem and canopy, growing up to 8m from ground level. Historic pruning consistent with pollarding at 7m from ground level with 3.5m regrowth.	U <10 yrs
T09											
Common Hawthorn *Crataegus monogyna*	5	2	136 (Eq)	N 1 E 1 S 2 W 1.5	2 2 2 3	SM	A: 8.4 R: 1.63	Good	C: Good S: Good B: Good	Tree located on NE boundary within property line. Ivy covered stem.	C.1 10+ yrs

Age Classifications: N Newly planted; Y Young; SM Semi-mature; EM Early Mature; M Mature; OM Over Mature

Condition: C Crown; S Stem; B Basal area

Stems: Ø Diameter; (Eq) Equivalent stem diameter using BS5837:2012 definition

ERC: Estimated Remaining Contributio

Tree and Tag No Species	Hght (m)	Stems No	Stems Ø (mm)	Crown Spread (m)	Crown Clear (m)	Age	RP A (m²) R (m)	Phys Condition	Structural Condition	Preliminary Recommendations Survey Comment	Cat ERC
T10											
Common Horse Chestnut *Aesculus hippocastanum*	8	1	680	N 3 E 2 S 3 W 2.5	4 2 3 3	M	A: 209.2 R: 8.16	Poor	C: Fair S: Poor B: Fair	Tree located on NW boundary in neighbouring property. Complete heartwood decay up to 4m from ground level/ at crown break. Historic pruning consistent with pollarding/ topping at 7m from ground level with 1m regrowth.	U <10 yrs
T11											
Sycamore *Acer pseudoplatanus*	15	1	450	N 5 E 4 S 4 W 4	3 4 4 5	M	A: 91.6 R: 5.39	Good	C: Good S: Fair B: Good	Tree located in neighbouring property. Damage to bark/ cambium layer on south side of stem. 200mm decay wound on SW side of stem at 4m from ground level. Historic pruning consistent with crown lifting up to 4m from ground level.	B.1 20+ yrs
T12											
Common Ash *Fraxinus excelsior*	19	1	1110	N 9 E 10 S 14 W 10	4 3 5 10	M	A: 557.5 R: 13.32	Fair	C: Good S: Fair B: Fair	Tree located in neighbouring property. Large canopy that spans across 3 property boundaries. 600mm decay wound at base of tree with degraded saprophytic fungal fruiting bodies present. Sounding hammer- indicates hollowing on SE side of stem up to 3m from ground level. 50-200 mm deadwood throughout crown. Historic pruning consistent with crown lifting up to 6m from ground level, and selective pruning throughout canopy, leaving pruning wounds 50-400mm diameter, most of which have almost completely occluded.	B.1 20+ yrs
T13											
Common or Black Elder *Sambucas nigra*	4	1	120	N 0.5 E 0.5 S 0.5 W 0.5	2 2 2 2	EM	A: 6.5 R: 1.43	Fair	C: Fair S: Not visible B: Not visible	Tree located in neighbouring property. Ivy covered stem.	C.2 10+ yrs
T14											
Common or Black Elder *Sambucas nigra*	5	1	140	N 4 E 2 S 1 W 2	2 1 2 1	EM	A: 8.9 R: 1.68	Fair	C: Fair S: Not visible B: Not visible	Tree located in neighbouring property. Ivy covered stem.	C.2 10+ yrs

Age Classifications: N Newly planted; EM Early Mature; Y Young; M Mature; SM Semi-mature; OM Over Mature

Condition: C Crown; S Stem; B Basal area

Stems: Ø Diameter; (Eq) Equivalent stem diameter using BS5837:2012 definition

ERC: Estimated Remaining Contributio

Tree and Tag No Species	Hght (m)	Stems No	Stems Ø (mm)	Crown Spread (m)	Crown Clear (m)	Age	RP A (m²) R (m)	Phys Condition	Structural Condition	Preliminary Recommendations Survey Comment	Cat ERC
T15											
Common or Black Elder *Sambucas nigra*	4	1	100	N 0.5 E 3 S 1 W 1	2 2 1 2	EM	A: 4.5 R: 1.19	Fair	C: Good S: Good B: Good	Tree located in neighbouring property. No notable features observed.	**C.2** 10+ yrs
T16											
Bay *Laurus nobilis*	8.5	3	201 (Eq)	N 2.5 E 4.5 S 3 W 3	1.5 1 1 1.5	SM	A: 18.4 R: 2.42	Fair	C: Good S: Fair B: Fair	Tree located next to recently install retaining wall. A recent level change of approx. 300mm around base of tree evident. Historic pruning consistent with crown lifting up to 2m leaving multiple pruning stub wounds.	**C.1** 10+ yrs

Age Classifications: N Newly planted; Y Young; SM Semi-mature; EM Early Mature; M Mature; OM Over Mature

Condition: C Crown; S Stem; B Basal area

Stems: Ø Diameter; (Eq) Equivalent stem diameter using BS5837:2012 definition

ERC: Estimated Remaining Contributio

Appendix 2: Arboricultural Site Supervision Records

Arboricultural Site Supervision Record

9-11 Belsize Grove, London, NW3 4UU

Client / Site Agent:	Mihaly Szalontay
Date of Visit:	12 February 2024
Consultant:	Fearghus Gage
Visit Type:	Site supervision

Comments / Notes

Arbtech was commissioned to supervise excavation around post holes that had been dug within the root protections areas of on-site and off-site trees at 9-11 Belsize Grove, London, NW3 4UU. The purpose of the visit was to check for root damage that had been caused during works and to advise on tree protection and construction methodology moving forward.

Site condition

A total of 12No. post holes had been excavated to support a summer house structure. Each of the holes had been filled with concrete and a wooden beam that was supporting the partially constructed summer house structure.

A new retaining wall had recently been constructed separating the upper and lower garden. Soil within immediately below the retaining wall appeared to have been lowered by approximately 250/300mm. The soil level above the retaining wall had been raised by an unknown amount with topsoil brought in to site. Common ash T12 had a 40mm diameter root exposed on ground level on its southeast side. Tree T12 had also had a heavy crown reduction following the initial tree survey of the site on 27 November 2024. Bay T16 had a 60mm root severed immediately adjacent to the retaining wall.

Supervised works

Each of the posts have been numbered P1 – P12 (Fig. 1). During this visit, the areas surrounding two of the posts (P1 and P7) were excavated by hand under supervision to check for root damage. Due to a lack of access to the areas surrounding the remaining posts, it was agreed that the concrete and timber would be removed from these areas prior to the next visit taking place.

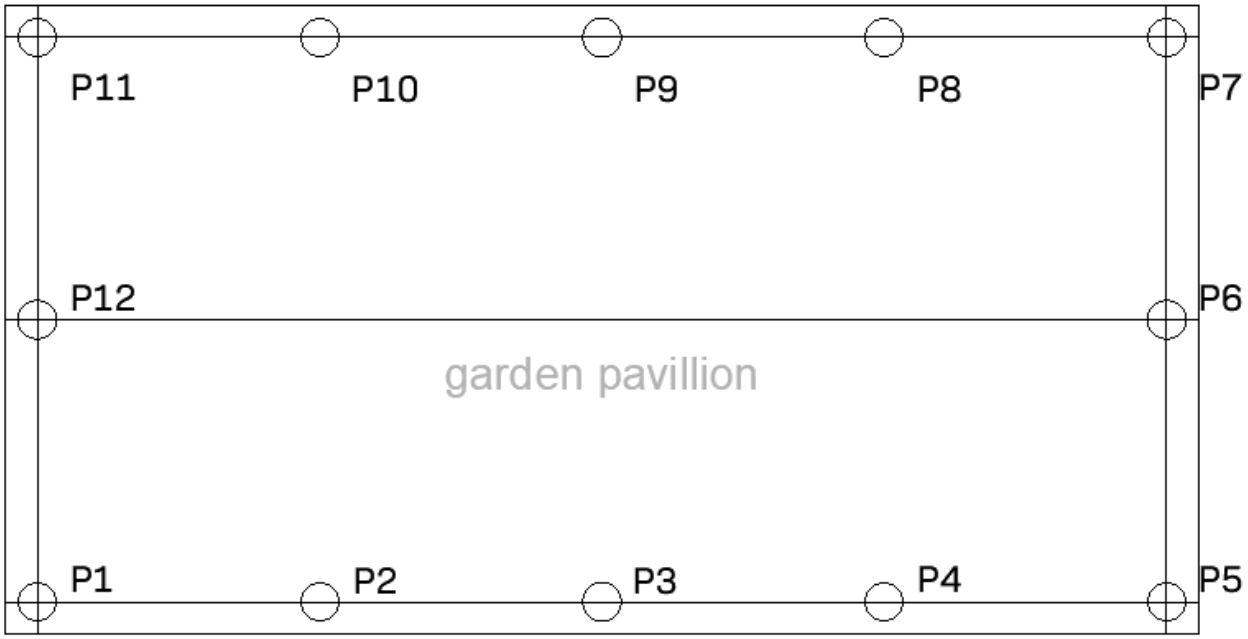
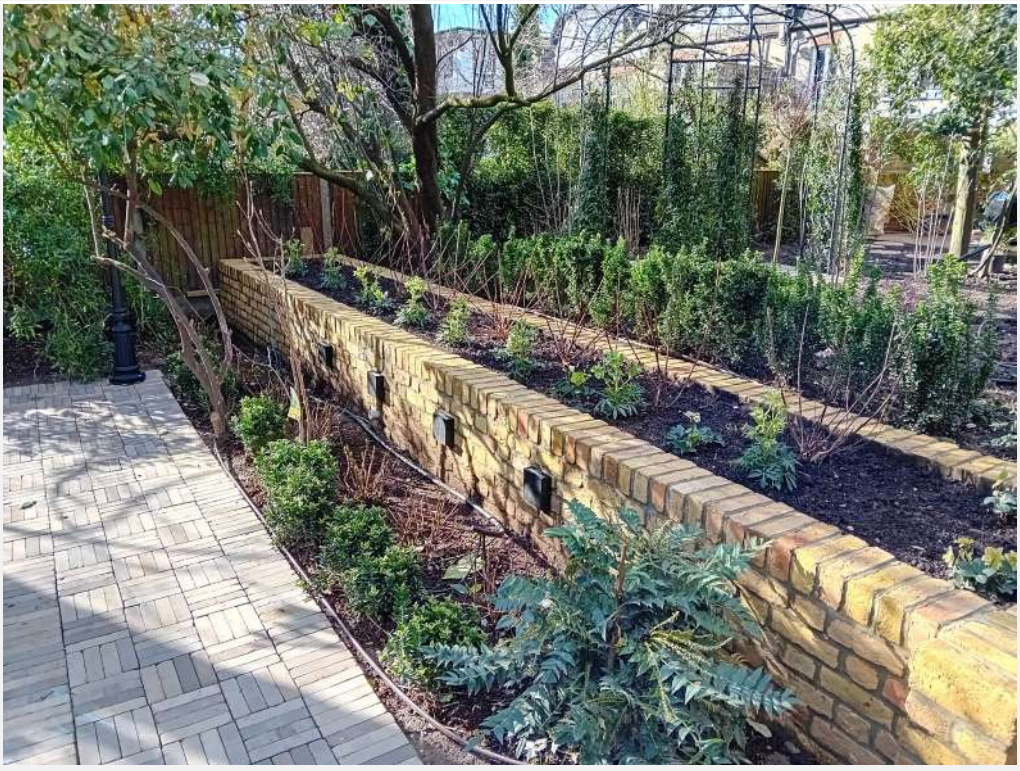
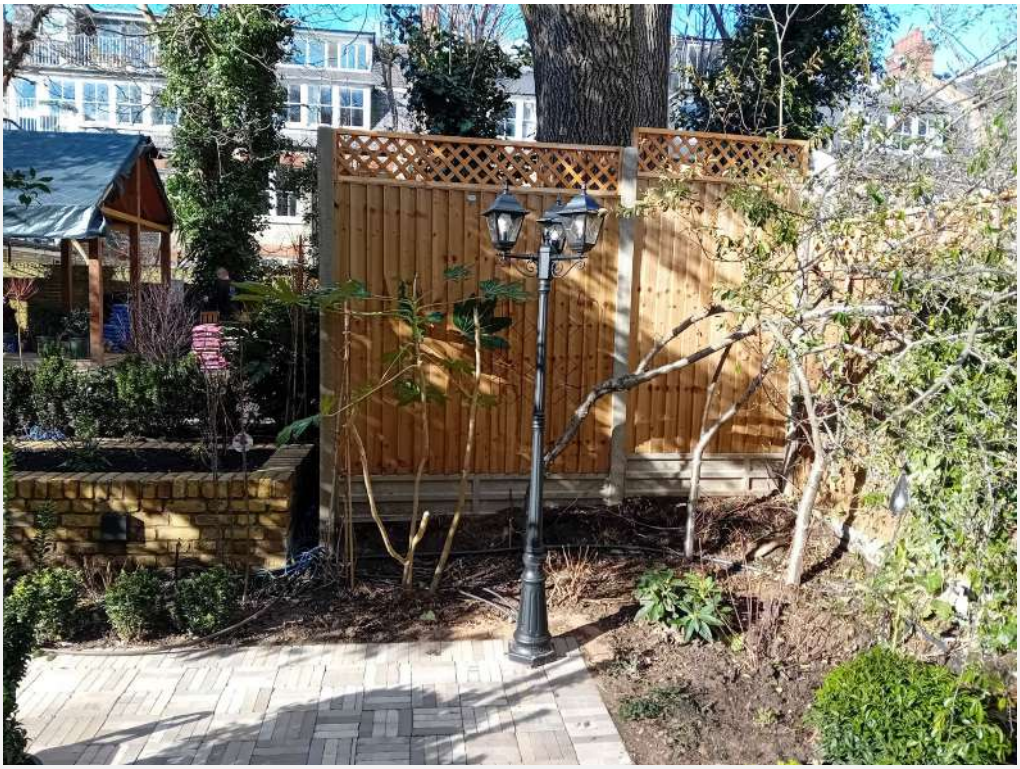
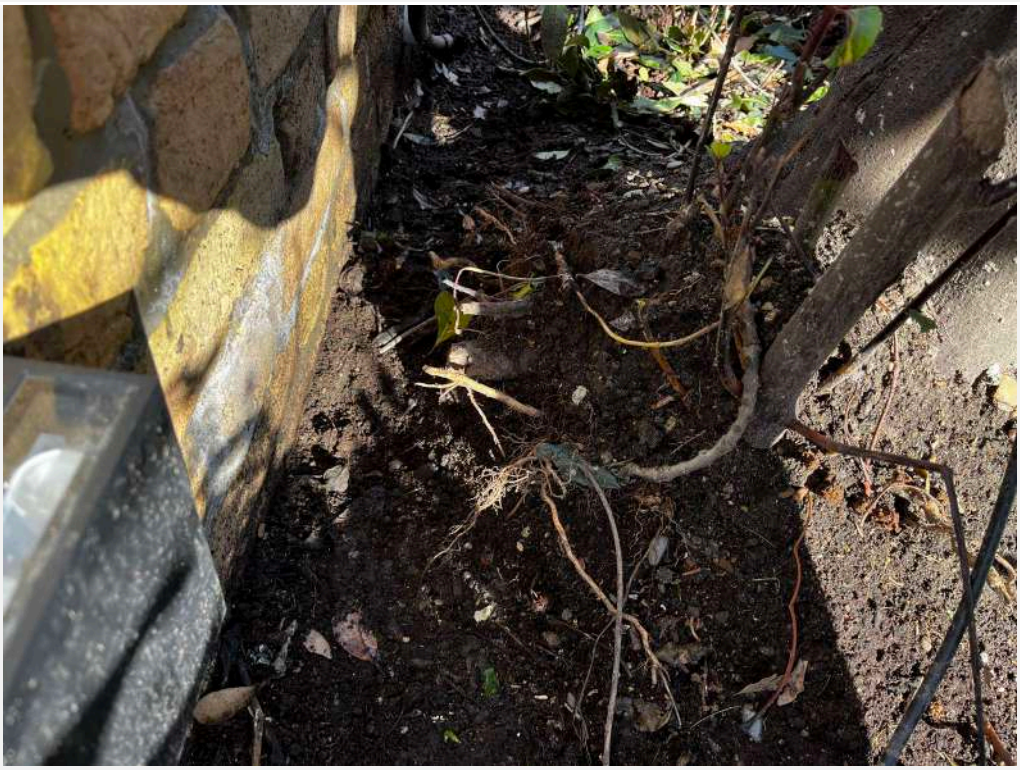


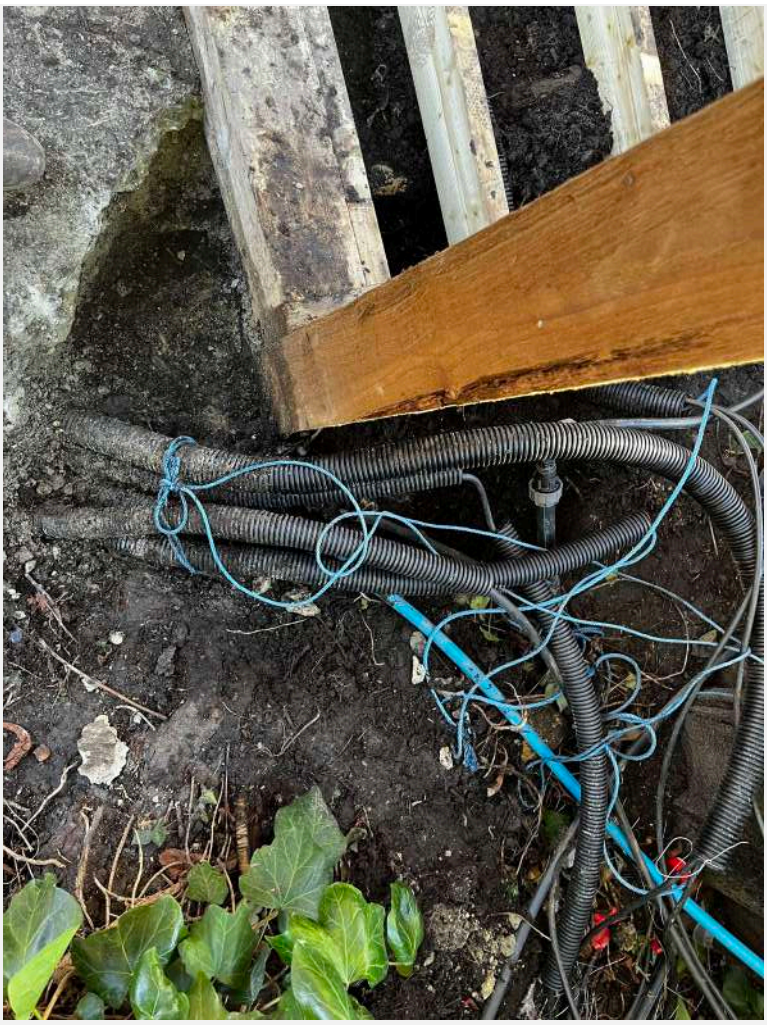
Figure 1: Post hole locations

Photo number and description	Photos
1 – New paving and lawn in the lower garden.	
2 – Retaining wall constructed separating the upper and lower garden.	

3 – Ground level lowered adjacent to the base of off-site tree T12.	
4 – 60mm root severed at the base of tree T16.	

5 – Beginning of hand excavation around post P1.	
6 – Numerous roots surrounding concrete within post hole P1. Concrete is 600mm/ 700mm in diameter. 1x30mm, 1x50mm & 1x60mm roots severed. Roots likely to be from adjacent holm oak T05.	

7 – Severed root removed from P1 310mm x 60mm.	

8 – Services within post hole P7.	

9 – 220mm diameter root from horse chestnut T08 severed within post hole P7. Structural integrity of tree T08 may be compromised.	

Document Production Record

Document number	Author	Signature	Position	Issue number	Date
Arbtech ASSR 01	Fearghus Gage		Senior Arboricultural Consultant	1	01/03/2024

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Arboricultural Site Supervision Record

9-11 Belsize Grove, London, NW3 4UU

Client / Site Agent:	Mihaly Szalontay
Date of Visit:	23 February 2024
Consultant:	Fearghus Gage
Visit Type:	Site supervision

Comments / Notes

Arbtech was commissioned to supervise excavation around post holes that had been dug within the root protections areas of on-site and off-site trees at 9-11 Belsize Grove, London, NW3 4UU. The purpose of the visit was to check for root damage that had been caused during works and to advise on tree protection and construction methodology moving forward.

Site condition

Since the site visit on 12 February, the areas surrounding the majority of the remaining post holes had been excavated unsupervised. Several roots had been uncovered during this process. Site operatives were asked to refrain from any further excavation unless supervised by the project arboriculturalist.

Supervised works – site visit 2

Each of the posts have been numbered P1 – P12 (Fig. 1).

During this visit, the area around post hole P9 was excavated as far as was possible. Excavation was limited due to the proximity of the summer house structure. Several severed and/or damaged roots were discovered as detailed below. It is recommended that the full area be cleared of the summer house structure to allow proper inspection.

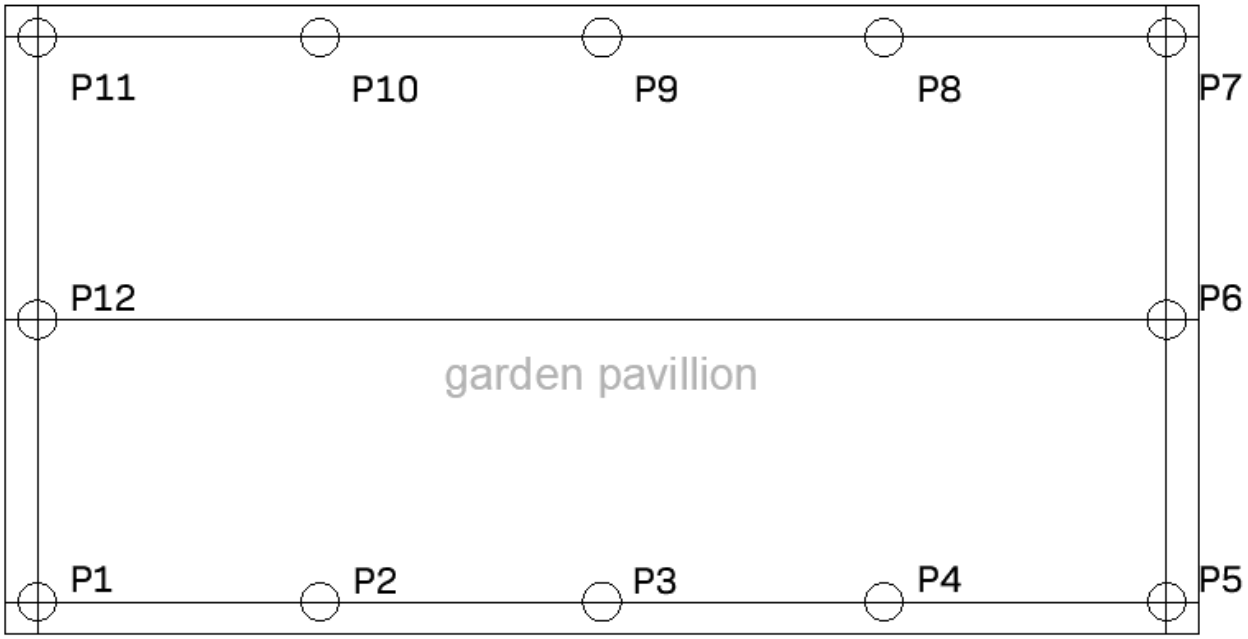

Figure 1: Post hole locations

Photo number and description	Photos
1 – Post hole P2.	

2 – 20mm horse chestnut root severed within P2.	
3 – Post hole P3.	

4 – 2x20mm horse chestnut roots severed within post hole P3.	
5 – Post hole P4.	

6 – 1x40mm ash root severed within post hole P4.	
7 – Post hole P5.	

8 – 1x60mm and 1x25mm ash roots damaged within post hole P5.	

9 – Post hole P6. 1x35mm horse chestnut root damaged and 1x20mm horse chestnut root severed.	
10 – Post hole P7 with 220mm horse chestnut root severed directly at the base of tree T08.	

11 – Post hole P8.	
12 – 1x60mm and 2x20mm horse chestnut roots severed within post hole P8.	

13 – Post hole P9. Full excavation was not possible due to proximity of summer house structure. Further investigation is considered essential to assess further root damage and structural integrity of the tree.	
14 – 1x90mm, 1x70mm and 1x 45mm horse chestnut root severed within post hole P9 directly at the base of tree T06.	

15 – Post hole P10.	
16 – Numerous 10mm horse chestnut roots severed within post hole P10.	

17 – Post hole P11.	

18 – 2 x 20mm horse chestnut roots severed within post hole P11.	

19 – Post hole P12 not fully excavated.	

Document Production Record

Document number	Author	Signature	Position	Issue number	Date
Arbtech ASSR 01	Fearghus Gage		Senior Arboricultural Consultant	1	01/03/2024

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Arboricultural Site Supervision Record

9-11 Belsize Grove, London, NW3 4UU

Client / Site Agent:	Mihaly Szalontay
Date of Visit:	01 March 2024
Consultant:	Chris Poplett
Visit Type:	Site supervision

Comments / Notes

Arbtech was commissioned to supervise excavation around post holes that had been dug within the root protections areas of on-site and off-site trees at 9-11 Belsize Grove, London, NW3 4UU. The purpose of the visit was to check for root damage that had been caused during works and to advise on tree protection and construction methodology moving forward.

Site condition

Since the site visit on 23 February, the concrete at the base of P9 had been removed as well as some of the wooden joists to allow further inspection of the base of tree T06.

Supervised works – site visit 3

Each of the posts have been numbered P1 – P12 (Fig. 1).

During this visit, the area around post hole P9 was excavated to the full depth of the concrete surrounding the post. Several severed and/or damaged roots were discovered as documented below.

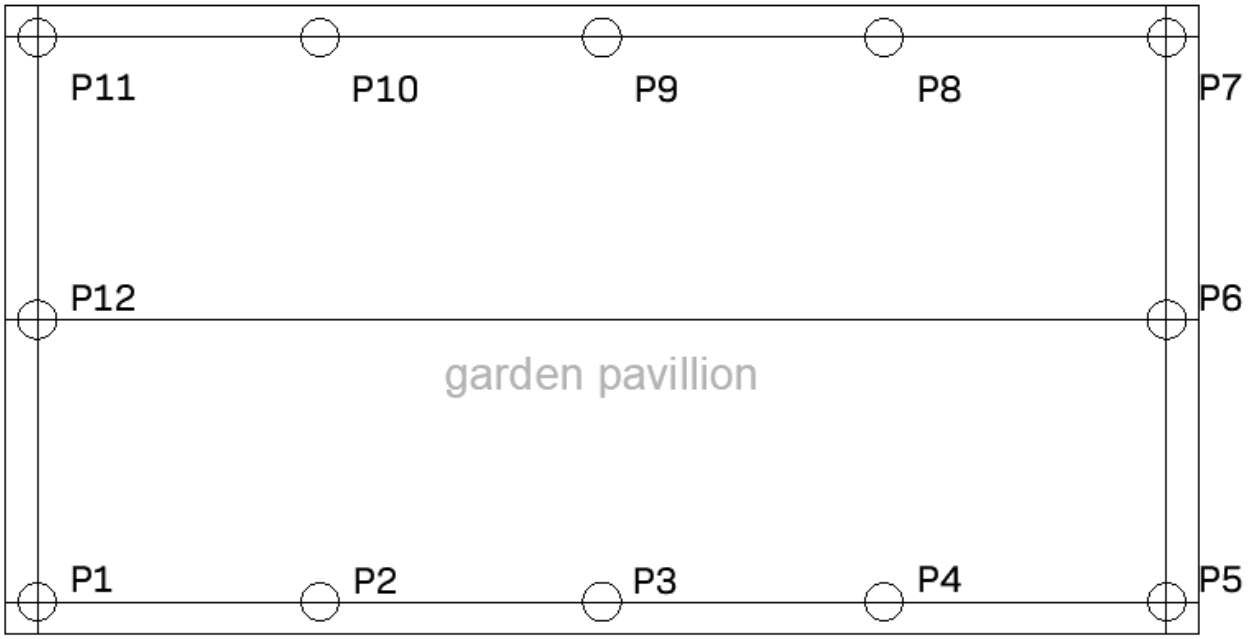

Figure 1: Post hole locations

Photo number and description	Photos
1 – 150mm x 50mm wound.	

2 – 200mm x 90mm clean cut.	

3 – 200mm x 40mm wound.	

4 – Minor scuffs and severance of roots up to 20mm diameter.

5 – 40mm x 40mm clean cut wound.	

6 – 150mm x 50mm wound.	

7 – 200mm x 90mm clean cut.	

Document Production Record

Document number	Author	Signature	Position	Issue number	Date
Arbtech ASSR 01	Fearghus Gage		Senior Arboricultural Consultant	1	01/03/2024

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Appendix 3: Tree Protection Notice

(To be printed at A3 or larger)

Tree Protection Area

KEEP OUT

Do **not** move this fence

(TOWN & COUNTRY PLANNING ACT 1990)
TREES ENCLOSED BY THIS FENCE ARE PROTECTED BY PLANNING CONDITIONS AND/OR ARE THE SUBJECT OF A TREE PRESERVATION ORDER.
CONTRAVENTION OF A TREE PRESERVATION ORDER MAY LEAD TO CRIMINAL PROSECUTION

ANY INCURSION INTO THE PROTECTED AREA MUST BE WITH THE WRITTEN PERMISSION OF THE LOCAL PLANNING AUTHORITY

Arbtech Consulting Limited.
Unit 3, Well House Barn, Chester Road, Chester, CH4 0DH
https://arbtech.co.uk - 01244 661170

Appendix 4: Contact Details

Name	Position	Company	Contact
	Client		
	Agent / Project Manager		
	Tree Officer		
	Project Arboriculturist	Arbtech Consulting Ltd.	01244 661170 https://arbtech.co.uk
	Site Manager		
	Main contractor		

Document Production Record

Document number	Editor	Signature	Position	Issue number	Date
Arbtech AMS 01	Fearghus Gage		Senior Consultant	01	01/03/24

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