TREE PROJECTS SITE INVESTIGATION NOTES

Re: 36 Glenilla Road NW3 4AN

To: London Basement Company, Camden Arboriculturist

Subject: Tree Root Investigation

Date: 9th October 2009

1.0 PURPOSE AND BACKGROUND INFORMATION:

1.1 A Planning Application has been made by London Basement Company on behalf of their client at 36 Glenilla Road for basement formation. This application has the London Borough of Camden planning reference 2009/4078/P.

1.2 Tree Projects provided a report in support of the application dated 26th August 2009. Within that report we concluded that construction of basement beneath the footprint of the property should not be limited by arboricultural constraints however caution was advised in respect of a front light well forward of the main front elevation in respect of a pavement Lime tree. Our advice was that the presence of tree roots from this tree be investigated and it was requested by the borough arboriculturist that the investigation was undertaken by excavation by air spade to minimise disruption to any roots that may be present.

1.3 Investigations were undertaken on 8th October 2009 and trench A was formed. Borough arboriculturist Alex Hutson attended site as works proceeded and concluded that formation of the larger front light well would result in an unacceptable loss of tree roots within tree Root Protection Area (RPA). I understand this element of the proposal has been withdrawn.

1.4 During the course of conversation the borough arboriculturist agreed that knowledge of the depth of footings of the main dwelling would provide information to enable objective analysis of basement formation beneath the building vis a vis RPA.

1.5 In line with discussion between London Basement and other council officers the scheme drawings have been amended (LBAD 1013-02D) that shows basement formation beneath the front porch/ elevation. The Borough arboriculturist sought additional investigations to determine the consequences of this and an additional excavation was undertaken, Trench B.

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2.0 METHOD

Tree Projects specialise in non percussive and investigative excavations using air spade and soil vacuum techniques to preserve significant tree roots. These techniques were deployed, photographs were taken and a sketch plan drawn up both of which are presented.

3.0 RESULTS

3.1 Trench A revealed multiple fine fibrous roots and several others ranging from 15 to 65mm diameter. Sketch Plan and Photographs 1, 2, 3 and 5. Note in Photograph 2 one root orientated parallel to the line of the larger part of the excavation: this root is completely rotten and partially broke up during the course of works. Fungal fruit bodies were observed emerging at the root collar of the tree at 2 loci: Photograph 4. A sample of the fruit body was taken and sent for identification to the Arboricultural Advisory and Information Service.

3.2 Where trench A returns to the main elevation (shorter part of excavation) we dug in an attempt to reveal the underside of the footings. Excavation proceeded vertically down the face of the front elevation to 1100mm depth below ground level to a concrete slab. We attempted to ascertain the thickness of this slab by finding the edge and dug away from the elevation (towards the tree) for 1000mm without finding this at which point the excavation was abandoned. Photographs 5, 6, 7 and 8.

3.3 Trench B is located approximately 6.5m from the centre of the Lime tree and revealed concrete associated with the drainage gulley and 3 roots of 15mm diameter plus fine roots. See photographs 9 and 10.

4.0 CONCLUSIONS

4.1 Formation of the larger basement light well as originally intended is not acceptable to the borough arboriculturist due to loss of tree roots. This element of the scheme has been removed.

4.2 Formation of basement beneath the footprint of the building will have no significant effect on the street lime tree, determined by depth of footings and the methodology deployed by London Basement as observed in our report of 26th August 2009 at 3.3.

4.3 Extending basement in line with the principle front elevation and beneath the recess by the entrance porch is largely beyond the 7.9m RPA of the tree. Loss of small roots revealed at the distance from the tree will not have a significant or deleterious effect on it and no harm would befall the appearance or character of the conservation area.

4.4 The indicative tree protection method statement at section 4 of our report of 26th August stands and we contend that the scheme as amended can reasonably be implemented without undue risk of harm to trees to be retained.

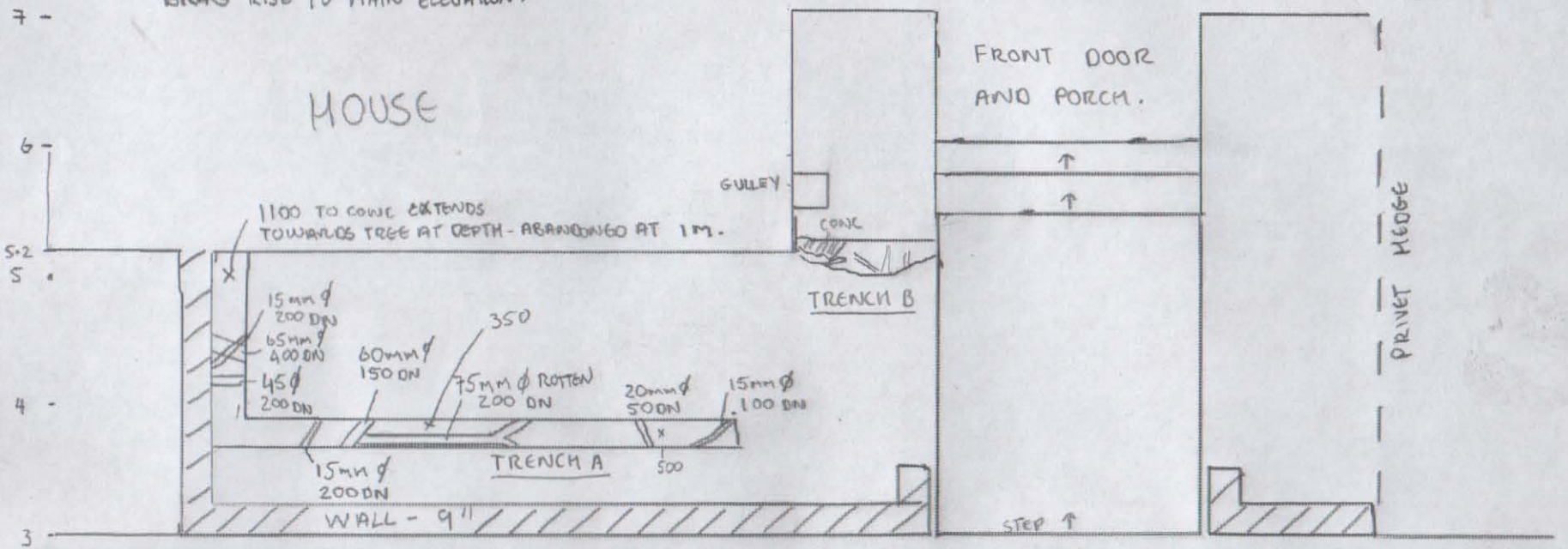
Nick Bentley

9th October 2009

Enc/ sketch plan and photos 1 to 10.

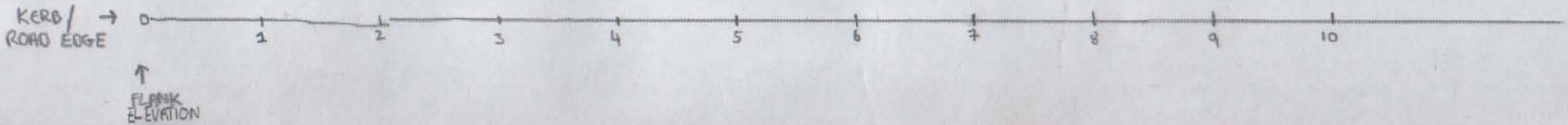
36 GLENICLA ROAD - 8TH OCTOBER 2009

- MULTIPLE FINE ROOTS TOP 500mm TRENCH A
- MADE UP GROUND (SOIL / BRICK / RUBBLE / BALLAST ETC)
- HOUSE FOOTINGS CONC SLAB AT 1100 OF UNKNOWN THICKNESS EXTENDS FROM HOUSE TO TREE - INVESTIGATION FOR EDGE ABANDONED AT 1000m FORWARD OF FRONT ELEVATION. THEN 600 BRICKWORK, 500 CONCRETE THEN BRICKS RISE TO MAIN ELEVATION.



PUBLIC FOOTPATH

+ TREE CENTR



36 Glenilla Road Tree Root Investigation Photographs 08-10-2009

	**Photo 1** Trench A
	**Photo 2** Trench A
	**Photo 3** Trench A

Photo 4

Fungal Fruit Body on Street Lime

Photo 5

Trench A short section

Photo 6

Trench A, house footings

Photo 7

Trench A house footings

Photo 8

Trench A house footings 1100mm to top of supporting concrete slab.

Photo 9

Trench B

Photo 10

Trench B