



Photo 1



Photo 2



Photo 3



Photo 4



Photo 5

Drawing No:

CCL 09274 / TCP Rev: 1

Title:

Tree Constraints Plan
(Existing Layout)


Site:

14 Eldon Grove
NW3 5PT

0 5

Scale: 1:100

Paper Size: A2




CROWN

Arboricultural Consultants


01422 316660

Tree Retention Categories


Stems & canopies shown




Category A tree




Category B tree




Category C tree




Category U tree




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.



Trees of moderate quality with a life expectancy of 20+ years. Usually maturing trees, or younger trees with good form. Retention of these trees is desirable though less than Category A trees




Unremarkable trees of low quality and merit. Individual specimens are not considered to be a material planning consideration.




Trees unsuitable for retention due to their very poor condition.


Tree Constraints Plan



BS 5837 Root Protection Area (radius = 12xstem diameter)



Root Protection Area needing amendment due to site conditions, e.g. presence of existing road or building.



Root Protection Area having been amended to account for for site conditions

T1 = Tree No 1

G2 = Group No 2

H3 = Hedge No 3


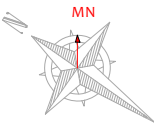
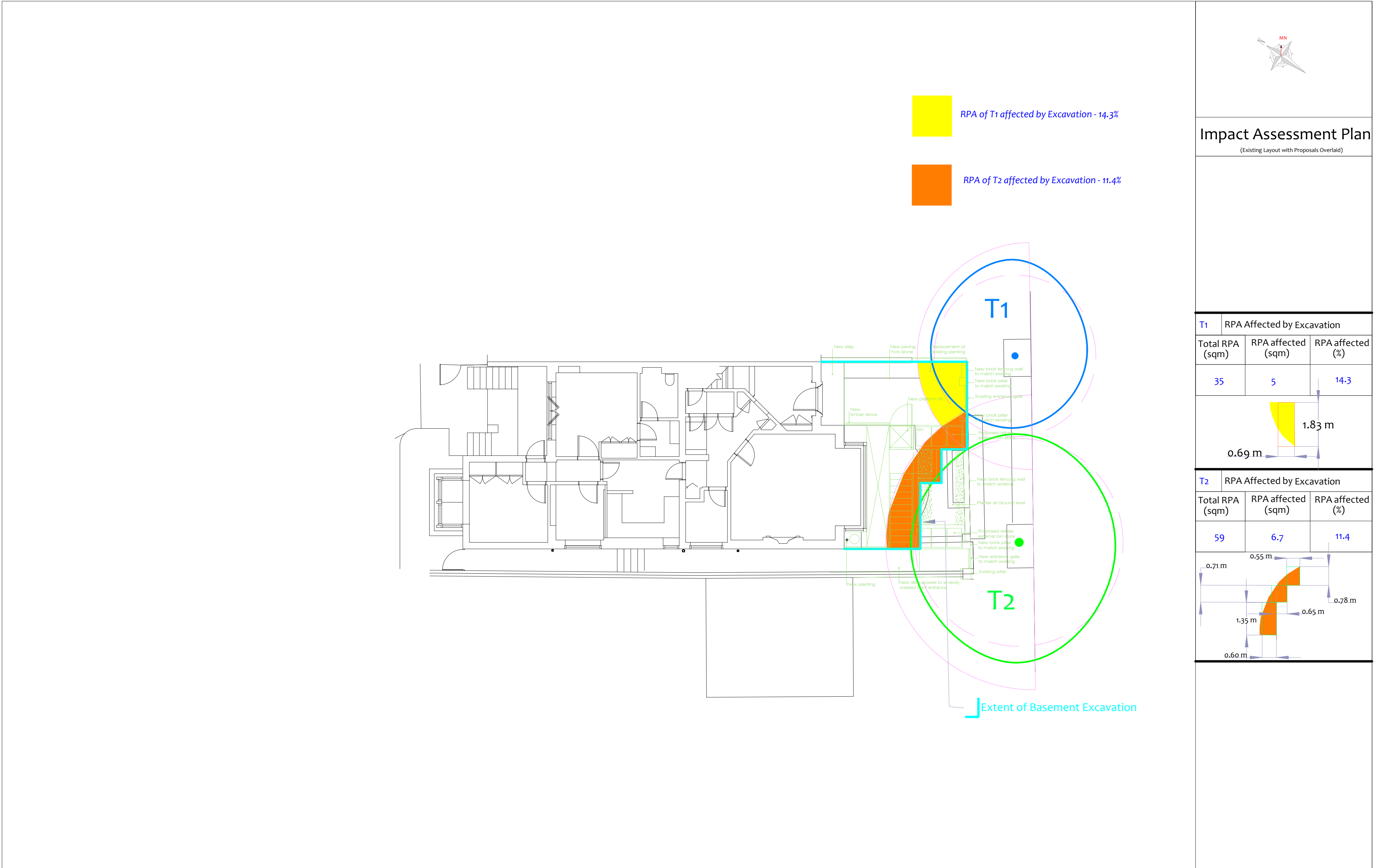


Photo 1

MN = Measured North:

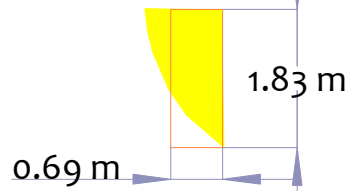
Canopy spreads are sometimes measured to an approximate N defined by site features. Often more accurate, especially where rows of trees are not aligned N-S or E-W.

Tree Ref.	Species	Height (m)	Root Protection Area		
			Radius (m)	m ²	Square (m)
T1	Turkey Hazel	9	3.4	35	6.0
T2	Hornbeam	10	4.3	59	7.7

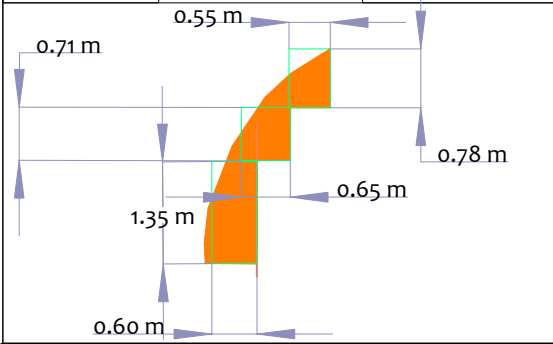


Impact Assessment Plan
(Existing Layout with Proposals Overlaid)

T1	RPA Affected by Excavation		
Total RPA (sqm)	RPA affected (sqm)	RPA affected (%)	
35	5	14.3	



T2	RPA Affected by Excavation		
Total RPA (sqm)	RPA affected (sqm)	RPA affected (%)	
59	6.7	11.4	



Drawing No: CCL 09274 / IAP Rev: 1

Title: Impact Assessment Plan (Existing Layout with Proposals Overlaid)

Site: 14 Eldon Grove NW3 5PT



Tree Retention Categories

Stems & canopies shown

 Category A tree

 Category B tree

 Category C tree

 Category U tree

 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.

 Trees of moderate quality with a life expectancy of 20+ years. Usually maturing trees, or younger trees with good form. Retention of these trees is desirable though less than Category A trees

 Unremarkable trees of low quality and merit. Individual specimens are not considered to be a material planning consideration.

 Trees unsuitable for retention due to their very poor condition.

Impact Assessment Plan

 BS 5837 Root Protection Area (radius = 12xstem diameter)

 Root Protection Area needing amendment due to site conditions, e.g. presence of existing road or building.

 Root Protection Area having been amended to account for site conditions

T1 = Tree No 1

G2 = Group No 2

H3 = Hedge No 3

 Tree to be removed to facilitate the proposal

 Tree to be removed due to its low quality

 Proposed pruning

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	Height (m)	Root Protection Area		
			Radius (m)	m ²	Square (m)
T1	Turkey Hazel	9	3.4	35	6.0
T2	Hornbeam	10	4.3	59	7.7

6.6. **Restricted Activity Zone A**

6.6.1. Within these zones this zone (indicated on the Tree Protection Plan) access will be required to facilitate construction. The following restrictions shall apply:

- No permanent or temporary structures shall be erected without written approval from the local authority.
- Removal of existing structures such as, walls, steps and hard surfaces shall be undertaken using hand tools or a mechanical excavator operating from outside the Restricted Activity Zone and carefully marshalled by an appointed arborist.
- Ground protection measures shall be installed as specified in Section 10 –Ground Protection Measures. These shall remain in place throughout the entire construction phase. Note 1: where existing paving is retained and only pedestrian activity is proposed, no additional ground protection measures will be required
- Vehicles or plant machinery in excess of 2 tonnes shall not be permitted in this area.
- Existing ground levels shall be retained undisturbed.
- The bin store shall be founded on a permeable hard surface with no excavation occurring beneath 150mm. Paving slabs shall be an acceptable base.
- The planted area shall be installed at the same level as the existing ground and without excavation below 150mm.
- No further excavation shall occur in this zone without consulting the appointed arborist and obtaining approval from the local authority.
- If roots are encountered in excess of 25mm diameter, they shall be retained wherever possible and protected with damp sacking during times that they are unearthed. Any roots in excess of 10mm that need to be severed shall be pruned with secateurs.
- Storage of materials shall be limited to that which is required for the task in hand. Heavy materials that require storage for more than two days shall be stored outside the Restricted Zone.
- No spoil shall be stored.
- No fires shall be permitted.
- All hazardous materials (including non-essential cement products) shall be forbidden.
- No machinery in excess of 3m tall shall pass through or operate in this zone.

6.6.1. It is also proposed to relocate one brick pillar within the RPA of T2. Because the foundations shall be within a Root Protection Area, the following restrictions shall apply.

- Excavation shall be undertaken using hand tools only.
- Excavation shall be kept to a minimum surface area to minimise root disturbance. No restrictions are placed on the depth of the excavation.
- Roots close to the edge of the excavation shall be retained wherever possible, otherwise pruned with sharp secateurs.
- If any roots in excess of 50mm are encountered, the post hole shall be relocated to avoid such roots.

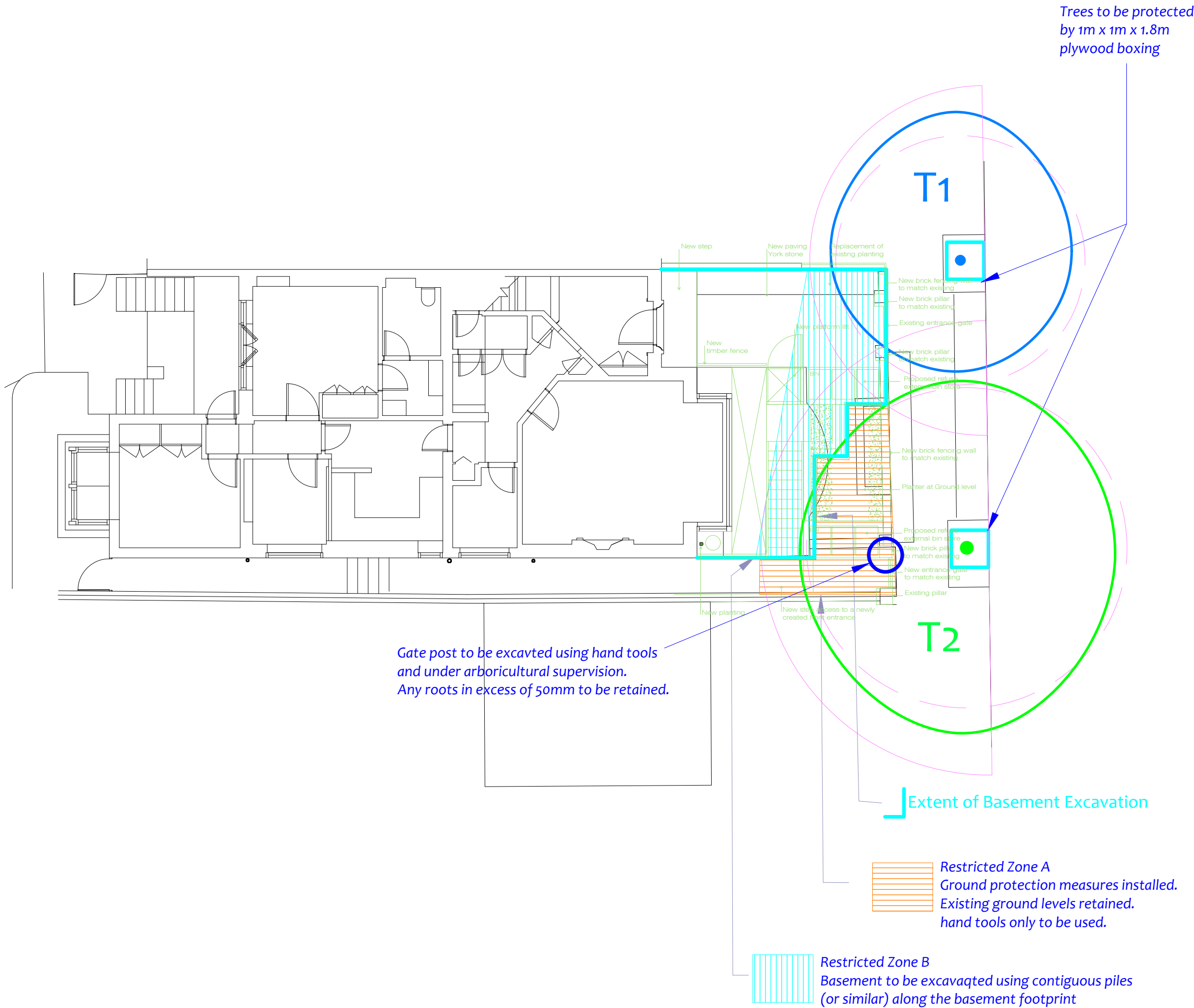
6.7. **Restricted Activity Zone B**

6.7.1. Within this zone (indicated on the Tree Protection Plan) it is proposed to excavate for the basement.

6.7.2. Either contiguous piling shall be installed along the edge of the basement, QB pinning shall be undertaken in much the same way as when underpinning basement foundations. A typical method of pinning would be to excavate to a specified depth (e.g. 1m), install shuttering and then cast the concrete basement walls. Then to excavate short sections beneath this wall and cast deeper concrete. Then to excavate in between these deeper sections and infill with concrete. In this manner excavation may continue to any specified depth without disturbing soils beyond the footprint of the build.

6.7.3. The specific method adopted will vary between contractors. However, the following restrictions will apply and must be adhered to:

- No excavation or ground disturbance shall occur beyond the footprint of the basement.
- No large plant machinery shall operate beneath the canopy of T1 or T2.
- Where a small excavator is used, it shall operate from within the footprint of the basement,
- The excavator shall be marshalled to ensure no contact is made with the canopy of T1 or T2.

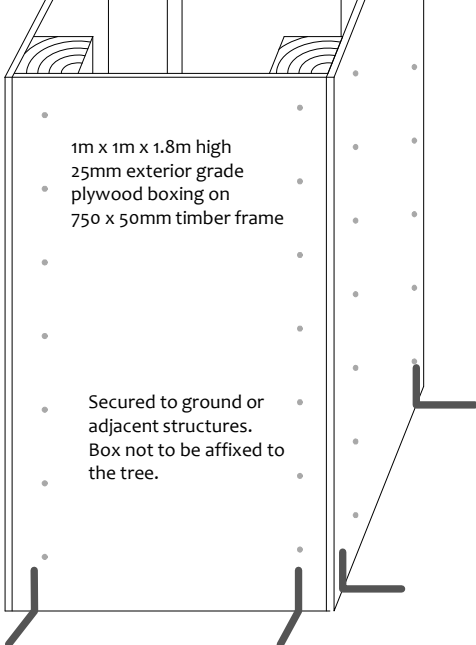


Tree Protection Plan

Tree Protection Barriers:

	Fixed protective barrier: The 'In-Ground System' or the 'Backstay System'. To remain in place for all construction activity		Construction Exclusion Zone Stem protected to a height of 2.5m with thick cloth & wire
	Moveable protective barrier: The 'Backstay System'. To remain in place except when approved works are being undertaken in the Restricted Zone		Tree Protection Boxing 1.2 x 1.2 x 2.4m high 25mm plywood
	Orange Barrier Mesh Fencing. Ht 1m, on steel fencing pins and wooden posts To remain in place throughout all construction activity		

Tree Protection Plywood Boxes (indicated by a 1mm turquoise line)

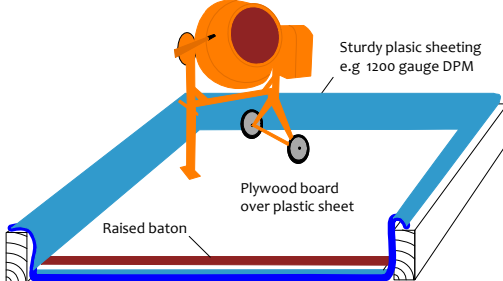


Restricted Activity Zones

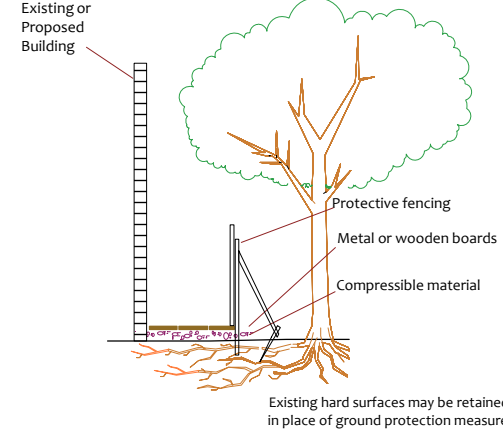
Restrictions are detailed within the accompanying Method Statement

	Restricted Zone A		Restricted Zone B
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Dedicated Mixing and Cleaning Area



Ground Protection where specified in Restricted Zones



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Tree Protection Plan

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