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## **Tree Survey Schedule**

**2 Fitzroy Close, Highgate**

**December 2015**

# Tree Survey Schedule: Explanatory Notes

## 2 Fitzroy Close, Highgate

This schedule is based on a tree inspection undertaken by Nigel Kirby of Simon Jones Associates Ltd., on Wednesday the 23rd December 2015. Weather conditions at the time were clear, dry and bright. Deciduous trees were not in leaf.

The information contained in this schedule covers only those trees that were examined, and reflects the condition of these specimens at the time of inspection. We did not have access to the trees from any adjacent properties; observations are thus confined to what was visible from within the site and from surrounding public areas.

The trees were inspected from the ground only and were not climbed, and no samples of wood, roots or fungi were taken. A full hazard or risk assessment of the trees was not undertaken, and therefore no guarantee, either expressed or implied, of their safety or stability can be given.

Trees are dynamic organisms and are subject to continual growth and change; therefore the dimensions and assessments presented in this schedule should not be relied upon in relation to any development of the site for more than twelve months from the survey date.

### **1. Tree no.**

Given in sequential order, commencing at "2".

### **2. Species.**

'Common names' are given, taken from MITCHELL, A. (1978) A Field Guide to the Trees of Britain and Northern Europe.

### **3. Height.**

Estimated with the aid of a hypsometer, given in metres.

### **4. Trunk diameter.**

Trunk diameter measured at approx. 1.5m above ground level; or where the trunk forks into separate stems between ground level and 1.5m, measured at the narrowest point beneath the fork. Given in millimetres.

### **5. Radial crown spread.**

The linear extent of branches from the base of the trunk to the main cardinal points, rounded up to the closest half metre, unless shown otherwise. For small trees with reasonably symmetrical crowns, a single averaged figure is quoted.

### **6. Crown break.**

Height above ground and direction of growth of first significant live branch.

### **7. Crown clearance.**

Distance from adjacent ground level to lowest part of lowest branch, in metres.

### **8. Age class.**

Young: Age less than 1/3 life expectancy

Semi-mature: 1/3 to 2/3 life expectancy

Mature: Over 2/3 life expectancy

Over-mature: Mature, and in a state of decline

Veteran: Mature, with a large trunk diameter for the species; but showing signs of ancientness, irrespective of actual age, with decay or hollowing, and a crown that has undergone some retrenchment and has a structure characteristic of the latter stages of life.

Ancient: Beyond the typical age range and with a very large trunk diameter for species; with extensive decay or hollowing; and a crown that has undergone retrenchment and has a structure characteristic of the latter stages of life.

### **9. Physiology.**

Health, condition and function of the tree, in comparison to a normal specimen of its species and age.

### **10. Structure.**

Structural condition of the tree – based on both the structure of its roots, trunk and major stems and branches, and on the presence of any structural defects or decay.

Very good: No significant physiological or structural defects, an upright and reasonably symmetrical structure; a particularly good example of its species.

Good: No significant physiological or structural defects, and an upright and reasonably symmetrical structure.

Moderate: No significant pathological defects, but a slightly impaired physiological structure; however, not to the extent that the tree is at immediate or early risk of collapse.

Indifferent: Significant physiological or pathological defects; but these are either remediable or do not put the tree at immediate or early risk of collapse.

Poor: Significant and irreparable physiological or pathological defects, such that there may be a risk of early or premature collapse.

Hazardous: Significant and irreparable physiological or pathological defects, with a risk of imminent collapse.

### **11. Comments.**

Where appropriate comments have been made relating to:

- Health and condition
- Safety, particularly close to areas of public access
- Structure and form
- Estimated life expectancy or potential

### **12. Category.**

Based on the British Standard "Trees in relation to design, demolition and construction - Recommendations", BS 5837: 2012, Table 1, adjusted to give a greater weighting to trees that contribute to the character and appearance of the local landscape, to amenity, or to biodiversity.

**Category U:** Trees in such a condition that they cannot realistically be retained as living trees in the context of the current land use for longer than 10 years.

- Trees that have a serious, irreparable, structural defect, such that their early loss is expected due to collapse, including those that will become unviable after removal of other category 'U' trees (e.g. where, for whatever reason, the loss of companion shelter cannot be mitigated by pruning).
- Trees that are dead or are showing signs of significant, immediate, and irreversible overall decline.
- Trees infected with pathogens of significance to the health and/or safety of other trees nearby, or very low quality trees suppressing adjacent trees of better quality.

**Category A:** Trees of high quality with an estimated remaining life expectancy of at least 40 years.

- (1) Trees that are particularly good examples of their species, especially if rare or unusual.
- (2) Trees, groups or woodlands of particular visual importance as arboricultural and/or landscape features.
- (3) Trees, groups or woodlands of significant conservation, historical, commemorative or other value.

**Category B:** Trees of moderate quality with an estimated remaining life expectancy of at least 20 years.

- (1) Trees that might be included in category 'A', but are downgraded because of impaired condition (e.g. presence of significant though remediable defects including unsympathetic past management and minor storm damage) such that they are unlikely to be suitable for retention for beyond 40 years; or trees lacking the special quality necessary to merit the category 'A' designation.
- (2) Trees present in numbers, usually growing as groups or woodlands, such that they form distinct landscape features, thereby attracting a higher collective rating than they might as individuals; or trees present in numbers but situated so as to make little visual contribution to the wider locality.
- (3) Trees with material conservation or other cultural value.

**Category C:** Trees of low quality with an estimated remaining life expectancy of at least 10 years, or young trees with a stem diameter below 150mm.

- (1) Unremarkable trees of very limited merit or of such impaired condition that they do not qualify in higher categories.
- (2) Trees present in groups or woodlands, but without this conferring on them significantly greater collective landscape value, and/or trees offering low or only temporary landscape benefits.
- (3) Trees with no material limited conservation or other cultural value.

## TREE SURVEY SCHEDULE

### 2 Fitzroy Close, Highgate

No.	Species	Height	Trunk diameter	Radial crown spread	Crown break	Crown clearance	Age class	Physio -logy	Structure	Comments	Category
2	Ash	10m	est. 130mm	4m N 2m E 2m S 3.5m W	1m	2m N	Young	Average	Indifferent	Off site tree; small self-seeded specimen; crown is asymmetric towards NE; tight compression forks at crown break; split into 2 co-dominant stems; roots seen on N side of fence in earth bank in planting area; of moderate quality and of medium-term potential; but of low landscape value.	C (1)
3	Beech	15.5m	est. 280mm	3m N 0m E 3m S 6m W	4m	3m	Semi-mature	Average	Poor	Off site tree in the adjacent property to E; slightly leaning trunk to W; tall, drawn up specimen; at risk of failure if companion shelter removed; asymmetrical canopy as suppressed by adjacent specimens; inessential component of the group in which it stands; of low quality; of moderate landscape value; of medium-term potential.	C (2)
4	Beech	14.5m	est. 270mm	3m N 3m E 3m S 3.5m W	4m	3m	Semi-mature	Average	Poor	Off site tree in the rear garden of the adjacent property to E; tall, drawn up specimen; suppressed by adjacent specimens; asymmetric crown; at risk of failure if companion shelter removed; of low quality; of moderate landscape value; of medium-term potential.	C (12)
5	London plane	17.5m	est. 980mm	7m N 9m E 9m S 8.5m SW 10.5m W	3m	5m	Mature	Average	Moderate	Off site tree; high fence has impeded good visual inspection of base; significant component in group in which it stands; stout trunk; crown breaking at approximately 2m into 4 co-dominant stems; historically lapsed pollard; stems mutually drawn up and suppressed by adjacent trees; suspected cavity on N side; area lighting lamp located on N side at approximately 6m; of moderate quality and landscape value; of long-term potential.	B (12)
6	Beech	14m	est. 360mm	4m N 4m E 4m S 3.5m W	2.5m	3m	Semi-mature	Average	Indifferent	Off site tree along E boundary of site; base inspection obstructed by high fence; surface roots with upper mechanical damage can be seen emanating most likely from the beech on W side of fence; fence appears relatively new; with concrete footings in the area; single upright stout trunk with many historic pruning wounds on W side from 3m up into the entirety of the crown; indicative of crown lifting; many wounds appear fully occluded; vitality of the tree appears good; overtopped and suppressed by adjacent trees, particularly tree no. 5, London Plane; part of a boundary hedging which has now lapsed; of moderate quality and of long-term potential; but of low landscape value.	C (1)
7	Beech	9m	est. 210mm	2.5m N 5m E 4m S 4m W	3m	2.5m	Semi-mature	Average	Indifferent	Off site beech tree running along E boundary; designed to form a screen or hedge which has now lapsed; small specimen overtopped and suppressed by adjacent trees; asymmetric crown growth on W side; lower limbs from ground level up to approximately 5m show pruning wounds indicative of historic cut backs; inspection of base impeded by high fence; inessential component of group in which it stands; of moderate quality and of medium-term potential; but of low landscape value.	C (1)

No.	Species	Height	Trunk diameter	Radial crown spread	Crown break	Crown clearance	Age class	Physio -logy	Structure	Comments	Category
8	Ash	17.5m	est. 550mm	5.5m N 6m E 3.5m S 3.5m W	3m	6m	Semi-mature	Average	Indifferent	Off site tree; splits into 3 co-dominant stems at 3.5m; historically topped at 8m; lapsed re-growth; tall and drawn up; dominant off site tree behind the row of beech trees lining the E boundary; historic pruning wounds on N stem at around 6m indicative of crown lifting; some inner stems from topping points have died; of moderate quality and of medium-term potential; but of low landscape value.	C (12)
9	Beech	15m	est. 260mm	3m N 2.5m E 3m S 3.5m SW 4m W	3m	2m	Semi-mature	Average	Indifferent	Off site tree running along E boundary of the site; tall, drawn up, mutually suppressed; asymmetric crown towards W; forms part of the boundary screen along E side; tall fence has impeded base inspection; lower limbs extending into W show signs of historic pruning indicative of crown cut back; at risk of failure if companion shelter removed; of moderate quality and of medium-term potential; but of low landscape value.	C (1)
10	Beech	10m	est. 145mm	2.5m N 0m E 1m S 3m W 2.7m NW	4m	2m	Young	Average	Poor	Off site tree along E boundary; part of the historic boundary screen; inessential component of group in which it stands; tall, drawn up, mutually suppressed; at risk of failure if companion shelter removed; asymmetric crown towards NW; of low quality, of low landscape value, but of medium-term potential.	C (123)
11	Beech	15m	est. 215mm	3m N 3.5m E 2.5m S 2m W	3m	3m	Semi-mature	Average	Poor	Off site tree; along E boundary of the property; tall, drawn up, mutually suppressed by adjacent specimens; at risk of failure if companion shelter removed; of low quality, of low landscape value, but of medium-term potential.	C (123)
12	Beech	13.5m	est. 215mm	3m N 4.5m E 1.5m S 2.5m W	4m	3m	Semi-mature	Average	Poor	Off site tree; part of the tree screen along the E boundary of the site; tall, drawn up, mutually suppressed; asymmetric crown towards NE; historic pruning wound at 8m on SW side; fully occluded; at risk of failure if companion shelter removed; of low quality, of low landscape value, but of medium-term potential.	C (123)
13	Beech	16m	est. 275mm	2.5m N 7m E 3.5m S 3.2m W	4m	3m	Semi-mature	Average	Indifferent	Off site tree; located along E boundary; part of the lapsed E boundary tree screen; tall, drawn up mutually suppressed specimen by adjacent specimens; high fence has impeded inspection of base as well as laurel growth around its base; historically severed ivy from 4m up into crown; lower limbs growing towards W have historic pruning wounds indicative of cut backs; asymmetric crown as suppressed by adjacent specimens; of moderate quality and of medium-term potential; but of low landscape value.	C (1)
14	Beech	16m	est. 355mm	5m N 5.5m E 2.5m S 3.9m W	4m	6m	Semi-mature	Average	Indifferent	Off site tree; located on E boundary forming part of a lapsed tree screen; historic severed ivy from 4m up into crown; asymmetric crown towards NE; tall, drawn up, mutually suppressed by adjacent specimens; at risk of failure if companion shelter removed; small non-fully occluded pruning wound on W side at approximately 3.5m showing cavity hole; penetration unknown; significant reaction wood around this point; of moderate quality and of medium-term potential; but of low landscape value.	C (1)

No.	Species	Height	Trunk diameter	Radial crown spread	Crown break	Crown clearance	Age class	Physio -logy	Structure	Comments	Category
15	Leyland cypress	8.5m	est. 100mm	3m N 3m E 2.8m S 2.4m W	1m	1m	Young	Average	Moderate	Off site tree located along E boundary; planted as part of a screen; E boundary fence has impeded inspection of base; of moderate quality and of medium-term potential; but of low landscape value.	C (1)
16-20	Leyland cypress	12m	est. 75mm to est. 260mm	2.7m	1m	1m	Semi-mature	Average	Indifferent	Off site trees in the adjacent property to NE of 2 Fitzroy Close; tall, drawn up mutually suppressed; tight compression forks at crown break and adjacent stems; meshing crowns forming an aerodynamic group; building materials piled around base of tree; many compression forks showing bark to bark contact and early onset of elephant ear reaction wood; meshing canopies with tree no. 21 Leyland cypress; of moderate quality and of medium-term potential; but of low landscape value.	C (1)
21	Leyland cypress	12.5m	est. 400mm @1m	2.8m	1m	3.5m	Semi-mature	Average	Indifferent	Off site tree; located on a raised bedded planting area with a drop of approximately 2m directly to its W; asymmetric crown as suppressed by adjacent specimens; meshing crown with trees nos. 16-20 forming an aerodynamic group; of moderate quality and of medium-term potential; but of low landscape value.	C (1)
22	Flowering cherry	7m	317mm	4.4m N 3.51m E 2.25m S 5.2m W	1.4m E	2.5m	Semi-mature	Average	Indifferent	Located on N flank of 2 Fitzroy Close; ornamental street tree; restricted rooting environment planted with laurel & box; sounding with acoustic hammer dull resonance from 500mm to ground level; adaptive swelling on E side of trunk; rib of adaptive growth on S side of the tree at 430mm from ground; 180mm in length; numerous pruning wounds along the entirety of the trunk indicative of historic lifting and cut backs; crown break shows a tight compression fork with bark to bark contact; E main lateral limb historic tear out wound with exposed heartwood 200mm in length; slightly sparsely foliated; asymmetrical crown; of moderate quality but of low landscape value, and of short-term potential only.	U
G1	Leyland cypress	5m to 7m	est. 60mm to est. 85mm	3.5m from #G1	1m	3m N	Young	Average	Indifferent	Off site group of Leyland cypress; off the S boundary of no.2 Fitzroy close; planted to form a low screen; mutually suppressing each other; of moderate quality and of medium-term potential; but of low landscape value.	C (1)

## **Root Protection Areas (RPAs)**

Root Protection Areas have been calculated in accordance with paragraph 4.6.1 of the British Standard 'Trees in relation to design, demolition and construction – Recommendations', BS 5837: 2012. This is the minimum area which should be left undisturbed around each retained tree. RPAs are portrayed initially as a circle of a fixed radius from the centre of the trunk; but where there appear to be restrictions to root growth the circle is modified to reflect more accurately the likely distribution of roots.

<b><i>Tree No.</i></b>	<b><i>Species</i></b>	<b><i>RPA</i></b>	<b><i>RPA Radius</i></b>
2	Ash	7.6m <sup>2</sup>	1.56m
3	Beech	35.5m <sup>2</sup>	3.36m
4	Beech	33.0m <sup>2</sup>	3.24m
5	London plane	434.5m <sup>2</sup>	11.76m
6	Beech	58.6m <sup>2</sup>	4.32m
7	Beech	20.0m <sup>2</sup>	2.52m
8	Ash	136.m <sup>2</sup>	6.6m
9	Beech	30.6m <sup>2</sup>	3.12m
10	Beech	9.5m <sup>2</sup>	1.74m
11	Beech	20.9m <sup>2</sup>	2.58m
12	Beech	20.9m <sup>2</sup>	2.58m
13	Beech	34.2m <sup>2</sup>	3.3m
14	Beech	57.0m <sup>2</sup>	4.26m
15	Leyland cypress	7.1m <sup>2</sup>	1.5m
16-20	Leyland cypress	30.6m <sup>2</sup>	3.12m
21	Leyland cypress	72.4m <sup>2</sup>	4.8m
22	Flowering cherry	46.33m <sup>2</sup>	3.84m
G1	Leyland cypress	7.1m <sup>2</sup>	1.5m