# BS 5837 Arboricultural Report
## & Impact Assessment


at

**40 Ornan Road**
**London**
**NW3 4QB**

**Dated**
**6th December 2019**

CROWN
Tree Consultancy
Branching out through England and Wales

# Contents

# 1. Introduction

## 1.1. Instruction

1.1.1. We are instructed by Sara Dei of J & L Gibbons LLP to:

- Undertake an Arboricultural Survey at 40 Ornan Road and assess all trees potentially within influencing distance of proposed development within the site.
- Plot the trees on a Tree Constraints Plan and record the data in a Tree Data Schedule.
- Provide an overview of the site and any management recommendations.
- Determine if any of the trees are growing within a conservation area or are protected by a tree preservation order.
- Provide guidance for architects or developers to enable them to understand and design within the existing tree constraints.
- Assess the potential impact of the development proposals and provide guidance as to appropriate mitigation measures.
- Produce an Arboricultural Impact Assessment for submission to the local authority once the design has been finalised.

## 1.2. Scope and Purpose of the Report

1.2.1. This report is designed to accompany a planning application for development proposals at the above site. Its purpose is to assist and inform the planning process. It is produced according to the guidance and recommendations within *BS 5837: 2012 - Trees in Relation to Design, Demolition and Construction.*

## 1.3. References

1.3.1. We have liaised with the project architect and studied topographical surveys and projected ground levels to attain an adequate understanding of the project to enable us to carry out an accurate assessment of the proposals.

## 1.4. Survey Details and Findings

1.4.1. A visual ground level inspection of all trees was undertaken on the 22nd August 2019 by Joe Taylor. No climbed inspections or specialist decay detection were undertaken. Details of how the survey was undertaken can be found in Appendix 1.

1.4.2. The findings of the survey are presented in The Tree Data Schedule which is provided as a separate document as well as being appended to the end of this document within Appendix 6. The vegetation is further discussed in Section 3.

1.4.3. The Schedule includes scaled tree images based on measurements recorded for stem diameter, crown spread, crown height and overall height. Their purpose is to indicate, at a glance, the relative dimensions of each tree.

1.4.4. A definition of the Retention Categories can be found in Appendix 1. All other terms used within the Tree Data Schedule are defined and explained in Appendix 2. A more detailed description of the survey method is detailed in Appendix 3.

## 1.5. Drawings

1.5.1. The tree locations shown on the accompanying plans which are reproduced in Appendix 6 are based on a measured plan of the site supplied to Crown Tree Consultancy. This plan had the tree positions already plotted. Where applicable, additional trees have been plotted by us according to measurements taken on site.

1.5.2. The *Tree Constraints Plan* shows the existing layout. For each tree the stem location is indicated and scaled according to its diameter, the canopy is indicated according to measurements taken along the four cardinal points of the compass. Root protection areas (RPAs) are indicated which are calculated according to the guidelines within BS 5837 (2012).

1.5.3. Where appropriate, the shapes of the RPAs have been amended to reflect actual site conditions or where trees have been heavily pruned. The 'original' RPAs are indicated as a dashed line whereas the amended RPAs are indicated as a solid line.

1.5.4. The *Impact Assessment Plan* indicates the tree constraints with the proposals overlaid. Where applicable, this plan shows where works are proposed in Root Protection Areas and which trees are to be pruned or removed. This plan accompanies the Impact Assessment which is to be found in Section 4.

## 1.6. Author

1.6.1. This report was compiled by Emma Hoyle FDSc (Arboriculture), ED (Forestry & Arboriculture), M. Arbor. A. Details of the author's experience that qualify her to produce such a report are detailed in Appendix 4.

# 2. Site Overview

## 2.1. Brief Description

2.1.1. 40 Ornan Road is a residential property with front and rear gardens. Vehicular access exists from Ornan Road in the south-eastern corner of the site at the front of the property. Access also exists from Belsize Lane which runs adjacent to the north-western boundary of the site.

2.1.2. The front garden is occupied by an asphalt parking area and pedestrian paving. One Retention Category C Cockspur Thorn (T1) grows at the front of the property.

2.1.3. The rear garden which slopes downhill from the rear boundary towards the property, is occupied by pedestrian paving, soft planted areas with a detached garage at the rear. Three Retention Category C trees grow within the rear garden (T4, T6 and T7) along with other small mixed shrubs.

2.1.4. Adjacent to the site and overhanging the boundaries of the rear garden are three Retention Category B trees (T3, T5 and T8).

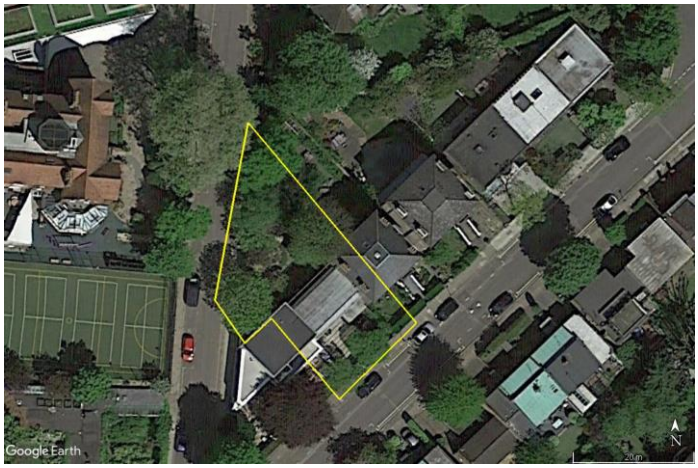
2.1.5. The Tree Constraints Plan and Tree Data Schedule (see Appendix 6) should be referred to for descriptions and locations of all trees.

## 2.2. Coordinates

2.2.1. The site coordinates are 0°10'9.53"W 51°33'3.18"N and the altitude is approximately 75m above sea level[1].

## 2.3. Survey Extent

2.3.1. We surveyed the front and rear gardens along with all trees beyond the curtilage of the property which could potentially be affected by any development within it. The area indicated below[2] shows the extent of the survey.




[1] To access satellite imagery and street views of the site these co-ordinates may be entered into: http://maps.google.co.uk/

[2] Image taken from Google Earth and may not be current

# 3. Vegetation Overview (independent of proposals)

This section summarises all the recommendations within the Tree Data Schedule regardless of whether trees are to be retained, felled or pruned to facilitate the proposed development. It does not specify works that may be required to facilitate the development proposals. The protection status of the trees is also reported in this section.

## 3.1. Preliminary Management Recommendations

3.1.1. The trees were all deemed to be in an acceptable condition and no significant defects were observed. Consequently, no remedial works have been recommended.

## 3.2. Future Inspections

3.2.1. The table below suggests a schedule of future inspections based on the condition and location of each tree:

| Inspection Frequency (years) | Tree Number |
|---|---|
| 0.5 | None |
| 1 | None |
| 1.5 | None |
| 3 | T1, T2, T3, T4, T5, T6, T7, T8 |

3.2.2. The trees should be inspected sooner if there is a noticeable decline in their condition or following extreme weather events.

## 3.3. Tree Protection Status – Site Specific

3.3.1. On 22nd August 2019, we were informed by Rav Curry from London Borough of Camden that:

- The site is within the Fitzjohn's Netherall Conservation Area.
- There is one TPO affecting a tree within the site (Ref: 1 x Voss Laburnum C49-T4, confirmed 08/12/72). However, no Laburnum was identified within our survey.
- There is a TPO affecting a mature Ash tree at the very rear boundary of the adjacent property, number 38 (Ref: C61-T25 confirmed 21/12/73) and 1 x Lime at the rear of 36 – 38 (Ref: 23H-G2 confirmed 18/11/57).

## 3.4. Tree Protection – General Notes

3.4.1. Before undertaking works to trees protected by a tree preservation order, consent needs to be obtained from the local authority which will provide application forms and advice to potential applicants. The removal of dead wood is exempt.

3.4.2. Where trees are located in a conservation area (but not protected by a TPO), works are not permitted without first giving the local authority 6 weeks' notice of intention. During this time the local authority may elect to create a tree preservation order or to inform the applicant that they have no objection to the proposed works. If the local authority does not respond within 6 weeks, then the intended work may be undertaken. Note: the local authority cannot refuse consent for works to trees within a conservation area; they

may only create a tree preservation order if they wish to have further control over what works are undertaken.

3.4.3. Where planning permission is granted and tree works have been approved as part of the planning consent, no further application is required in respect of protected trees and no further notice is required in respect of trees within a conservation area.

## 3.5. Species Present – Additional Information

3.5.1. The table below contains general information about the tree *species* (rather than the actual tree *specimens*) included in the survey. Its purpose is to assist readers who are unfamiliar with the characteristics of the various species.

| Species | Typical Height at Maturity (m) | Typical Canopy Spread at Maturity (m) | General Notes |
|---|---|---|---|
| Apple | 6 | 8 | Deciduous tree native across Europe and W. Asia. Hundreds of cultivars available due to its popular fruit. Flowers white, pink or red in spring. Some species will self-pollinate. Most species have a relatively untidy habit. Older specimens are susceptible to a variety of rusts, moulds and cankers. Excellent habitat tree. Visit http://www.pfaf.org/user/Plant.aspx?LatinName=Malus+domestica for more info. |
| Ash | 25 | 18 | Large deciduous tree with a straight bole and a high open domed crown. Native to Britain and commonly found in woodlands and adjacent roadsides. Not suitable for small gardens. Easily identified by its oppositely arranged pinnate leaves and black buds. Branches are relatively brittle resulting in a fairly high incidence of small branch failure in windy conditions. Visit http://www.pfaf.org/user/Plant.aspx?LatinName=Fraxinus+excelsior for more info. |
| Bay Laurel | - | - | Deciduous tree native across Europe and W. Asia. Hundreds of cultivars available due to its popular fruit. Flowers white, pink or red in spring. Some species will self-pollinate. Most species have a relatively untidy habit. Older specimens are susceptible to a variety of rusts, moulds and cankers. Excellent habitat tree. Visit http://www.pfaf.org/user/Plant.aspx?LatinName=Malus+domestica for more info. |
| Crab Apple | 10 | 10 | Deciduous tree native across Europe and W. Asia. Many cultivars available bred for their attractive fruit or flowers. Flowers white, pink or red in spring. Some species will self-pollinate. Excellent habitat tree. Visit http://www.pfaf.org/user/Plant.aspx?LatinName=Malus+sylvestris for more info. |
| Himalayan Birch | 16 | 10 | Deciduous tree native to Himalayas. Many cultivars available. Prized for its bark and often planted in urban settings especially the 'Jaquemontii' cultivar which has very bright white bark. See http://www.pfaf.org/user/Plant.aspx?LatinName=Betula+utilis for more info. |
| Lime | 25 | 12 | Very common street tree. Several species exist; the one most often found in woods is 'common lime' which produces a mass of suckers at the stem base, making it very cheap to propagate. Limes have non-symmetrical heart shaped leaves which are much loved by aphids (hence the sticky honeydew on cars parked beneath). Limes are tolerant of heavy pruning and are often managed as pollards. Old limes tend to support a lot of small dead branches. Visit http://www.pfaf.org/user/Plant.aspx?LatinName=Tilia+x+europaea for more info. |

3.5.2. The figures quoted regarding typical height and canopy spread should be treated as approximate. Actual heights and spreads vary according to several environmental factors such as soil conditions, climate and presence of competing vegetation. The figures quoted are not the maximum dimensions that the species may attain.

# 4. Arboricultural Impact Assessment

## 4.1. Overview

4.1.1. It is proposed to construct a single storey extension, install a basement, erect a garden studio and redesign the front and rear gardens, as indicated on the plans in Appendix 6. The existing layout is indicated in black, the demolition layout is indicated in blue, the basement layout is indicated in turquoise and the footprint of the proposed layout is indicated in pale green. Existing vehicular access from Ornan shall be maintained and resurfaced.

4.1.1. The table below summarises the potential impact on trees due to various activities.

| Activity | Trees Potentially Affected |
|---|---|
| Tree Removal: Retention Category A | None |
| Tree Removal: Retention Category B | None |
| Tree Removal: Retention Category C | T4 |
| Tree Removal: Retention Category U | None |
| Tree Pruning | T6, T7 |
| RPA: Extension Foundations | T5 |
| RPA: Basement Foundations | T3 |
| RPA: Garden Studio Foundations | T3, T6 |
| RPA: New Permeable Surfaces | T3, T6, T7, T8 |
| RPA: Replace Existing Hard Surface | T1 |
| RPA: Underground Services | None Anticipated |
| RPA: Change of Ground Levels | T5 |
| RPA: Soil Compaction | Trees adjacent the construction area (preventable by installing tree protection measures) |

4.1.2. Other potentially damaging activities often associated with construction sites include demolition or the careless use of plant machinery, hazardous materials, or fires. All of the above potential impacts are considered in detail throughout this section.

## 4.2. Tree Removal

4.2.1. All trees to be removed are indicated on the Impact Assessment Plan and listed below:

- **Retention Category A:** Our survey did not identify any Retention Category A trees.
- **Retention Category B:** It is proposed to retain all Retention Category B trees.
- **Retention Category C:** It is proposed to remove the following young, Retention Category C Bay tree, T4.

  This small tree (height 3m, diameter 8cm) is located within a rear garden and is not visible from public vantage points. It is considered to have a low amenity value and its removal shall not have an impact on the visual amenity of the locality.
- **Retention Category U:** Our survey did not identify any Retention Category U trees.

4.2.2. Details specific to each tree can also be found in the Tree Data Schedule.

## 4.3. Mitigation Planting

4.3.1. The trees/shrubs to be removed are of such low amenity value that no mitigation planting is considered necessary. However, I understand that it is proposed to plant new trees as part of a landscaping scheme.

## 4.4. Impact on Tree Canopies

4.4.1. It is proposed to prune back the branches of the Apple tree (T6) that are growing towards the proposed garden studio in order to create clearance from the proposal and to facilitate construction access. This shall require the removal of relatively small secondary branches which should be pruned back to a secondary growth point. Additional pruning may be required to balance the tree.

4.4.2. It is also proposed to remove the lower branches of T7 to a height of 3m where they overhang the proposed new garden studio. This shall ensure adequate clearance height to prevent accidental breakage, without spoiling the appearance of the tree.

4.4.3. Such a small amount of pruning shall have no impact on local visual amenity and all tree pruning works should be undertaken working to BS 3998: 2010 guidelines.

## 4.5. Impact on Tree Roots

4.5.1. **Rooting Habits & Investigations:**

4.5.2. Boundary walls separate T3 and T5 from the site. The foundations of these walls shall influence the pattern of root proliferation such that roots are likely to be less prolific in the site.

4.5.3. On the 19th September 2019, a trial trench excavation was undertaken along the boundary wall adjacent to T3 to assess the rooting activity within the site. The results from the trail excavation found no roots of the Ash tree present at a distance of 1m from the stem to the north-west, extending to the rear boundary of the garden. Consequently, the boundary wall has influenced the roots of the Ash tree, T3. Please see the Trial Trench Excavation Plan in Appendix 6.

4.5.4. **Extension Foundations:**

4.5.5. A single storey extension is proposed within the theoretical RPA of T5. It is likely that the boundary wall separating T5 from the site has influenced the rooting activity of T5, such that no significant rooting activity is likely to be present here. However, in order to ensure the potential impact upon roots is kept to the minimum amount possible, the following mitigation is proposed:

- Excavation shall be overseen by the project arborist.
- Excavation shall not exceed more than 200mm beyond the build-line.
- Hand tools shall be used during the excavation. If the appointed arborist deems it acceptable, a mechanical excavator may be used for deeper excavation so long as it operates from a suitable load spreading surface, or from outside Root Protection Areas.
- If roots are encountered in excess of 50mm diameter, the foundations shall be specifically designed to accommodate them after consultation with the project arborist and approval from the local authority. Where appropriate, shallow beams (or a reinforced raft) shall be cantilevered or supported on narrow diameter piles to enable any such roots to be retained. If no such roots are unearthed, then deep strip foundations may be utilised.
- If roots in excess of 25mm diameter are encountered close to the edge of the excavation, they shall be retained wherever possible and protected with damp sacking

during times that they are unearthed. Any roots that need to be severed shall be pruned with secateurs.

4.5.6. **Basement Foundations:**

4.5.7. It is proposed to install a basement within the footprint of the existing building and within the theoretical RPA of T3. However, very little, or no rooting activity is likely to be present here due to the influence of the boundary wall and the existing building foundations. This is supported by the findings of Trench 1 during the trial investigation. Consequently, so long as excavation does not go beyond the footprint of the basement in the direction of the rear garden, there shall be no impact upon T3.

4.5.8. **Garden Studio Foundations:**

4.5.9. A single storey garden studio is proposed in the rear garden within the theoretical RPA of T3 and T6. Based upon the results from the trial excavation revealing no rooting activity present in this area, there shall be no impact upon the RPA of T3 due to the proposed garden studio. Because such a tiny portion of the RPA of T6 shall be affected, the impact is considered to be negligible and no restrictions of design or implementation are deemed necessary.

4.5.10. **New Surfaces:**

4.5.11. **New Driveway**

4.5.12. It is proposed to remove the existing asphalt surface over a portion of the RPA of T1 and replace it with a new surface (grit-jointed paving). Soils in this area are likely to be compacted already and because no net increase in traffic is anticipated, no significant detrimental impact shall occur as a result of resurfacing, so long as excavation does not exceed the depth of the existing surface and its subbase and the surface is removed carefully. There shall also be an improvement in rooting conditions due to the replacement of a non-permeable surface with a permeable surface.

4.5.13. **New Pedestrian Surfaces**

4.5.14. It is proposed to install new permeable, pedestrian paving within the RPAs of T3, T5, T6, T7 and T8. So long as all excavation is undertaken using hand tools and the excavation does not exceed the depth of any existing paving, there shall be no detrimental impact upon these trees.

4.5.15. **New Soft Landscaping:**

4.5.16. The replacement of existing hard surfacing with soft landscaping shall improve rooting conditions for T1, T2 and T3 (areas shaded green on the Impact Assessment Plan). So long as the existing surfaces are removed carefully using hand tools there shall be no detrimental impact. All new surfaces shall be located in excess of 0.5m from any buttress roots as recommended in BS 5837 (7.4.2.7).

4.5.17. **Underground Services:**

4.5.18. No underground services should be installed through any Root Protection Area without consulting the project arborist and if necessary, gaining approval from the local authority.

4.5.19. There is opportunity for service and drainage provision without the need to pass through the theoretical Root Protection Areas of any retained trees. The exact position of services should be agreed and installation engineers should be made aware of the need to keep trenches outside of RPAs.

4.5.20. **Changes in Ground Levels:**

4.5.21. Within a portion of the theoretical RPA of T5, it is proposed to raise ground levels to create a raised planting bed. The minimum raise in ground levels shall be 0.3m and the maximum, 1.1m. Little rooting activity is anticipated in this area due to the likely influence of the boundary wall foundations on the roots of T5 (as was found with the opposite boundary wall adjacent to T3), and the distance in which T5 grows from the wall. Based on the likelihood that very few roots shall present here, there shall be little impact upon the root system of T5 due to raising ground levels.

4.5.22. **Soil Compaction:**

4.5.23. The majority of tree roots lie within the upper soil horizons. This is because the availability of oxygen decreases with depth and roots need to breathe to stay alive. In addition, nutrients are more readily available in the form of organic matter close to the soil surface.

4.5.24. Healthy soils contain about 25% air space between solid particles. Increased loading of the soils caused by construction activity causes air to be squeezed out as the soil becomes compacted preventing roots from breathing. Even an increase in pedestrian activity may cause some soil compaction.

4.5.25. It is important therefore that ground compaction and soil disturbance over Root Protection Areas should be avoided during the construction phase. This may be done by installing protective fencing and ground protection measures which should be approved and conditioned by the local authority.

## 4.6. Demolition Activities

4.6.1. Tree protection measures should be installed prior to the commencement of all demolition activities (including soil stripping) to prevent any detrimental impact on tree health.

4.6.2. In order to avoid inadvertent damage to roots, branches or stems, care shall need to be taken when demolishing and removing the garage at the rear of the site. The demolition of this structure should be done by hand; walls should be demolished inwards onto the footprint of the building and any surfaces/foundations should be pulled in a direction away from nearby trees. Areas should also be designated for the storage of debris.

## 4.7. Hazardous Materials

4.7.1. All hazardous materials (including cement and petrochemical products) will need to be controlled according to COSHH regulations in order to ensure there is no detrimental impact on tree health. Provision shall need to be made to ensure that cement and cement run-off are contained outside of all Root Protection Areas.

## 4.8. Cabins and Site Facilities

4.8.1. Consideration should be given to the location of any site welfare facilities in terms of potential impact on trees. Where it is proposed to install cabins or site facilities in Root Protection Areas, the project arborist should be consulted, and approval obtained from the local authority.

4.8.2. There is limited room for the siting of cabins and storage of materials / spoil during the construction phase so the logistics of the development shall need to be well organised

to ensure that there is adequate space outside of the Tree Protection Zones for construction activity.

## 4.9. Boundary Treatments

4.9.1. We are not aware of any changes are proposed to the existing boundary features that might impact on trees.

## 4.10. Impact of Retained Trees on the Development

4.10.1. It is considered that adequate space has been allowed between the trees to be retained and the proposed buildings. Consequently, the proposal shall not result in an increased pressure to remove or prune any of the retained trees.

4.10.2. The foundations and any new surfaces should be designed to accommodate all potential impacts due to future tree rooting activity. These include potential vegetation related subsidence, vegetation related heave, and lifting of surfaces / light structures due to direct root pressure.

4.10.3. The closest trees to the proposal shall be located to the north so shall not cast any shade in its direction.

4.10.4. The garden studio is not considered to be a living space, so the shade cast by the trees is not considered to be relevant from a planning perspective.

4.10.5. The gutters of the garden studio will need occasional maintenance to avoid blockage from leaves. However, this will be relatively easy to manage as the proposal is a single storey building.

## 4.11. Summary

4.11.1. In order to facilitate the development, it is proposed to remove one 3m tall, Retention Category C Bay tree and small shrubs from within the rear garden. Consequently, the impact of tree removal on local amenity shall be minimal.

4.11.2. Minor pruning works are proposed to two trees (T6 and T7) to ensure a sustainable juxtaposition between trees and buildings and to avoid any accidental damage to branches during construction.

4.11.3. The existing asphalt driveway is to be removed and replaced with a permeable surface and all pedestrian surfaces proposed within the site shall be permeable and installed with minimal excavation. Consequently, there shall be no detrimental impact upon trees due to new surfaces.

4.11.4. Replacement of the existing hard surface and replacement with a soft surface is proposed within the Root Protection Areas of T1, T2 and T3 which shall improve rooting conditions for these trees.

4.11.5. There shall be such little impact upon T3 and T6 due to the proposed garden studio that no restrictions are deemed necessary.

4.11.6. The proposed basement is to be installed within the footprint of the existing dwelling. So long as excavation does not extend beyond the footprint, there shall be no impact upon trees.

4.11.7. The single storey extension is proposed within the theoretical RPA of T5. However, little rooting activity is likely to be present here due to the likely influence of the boundary wall foundations. Nonetheless, a hand excavation is proposed and any roots in excess of 50mm shall be retained and foundations designed accordingly, should any roots of T5 be encountered.

4.11.8. It is proposed to raise ground levels over the theoretical RPA of T5, however due to the influence of the boundary wall foundations and the distance from the trees stem, very little rooting activity is likely to be present here. Consequently, there shall be little impact upon T5 due to the raise in ground levels.

4.11.9. A suitable load spreading surface shall need to be maintained throughout the site during all construction activities.

## 4.12. Arboricultural Method Statement

4.12.1. BS 5837 recommends that a detailed methodology is agreed in the form of an Arboricultural Method Statement which shall ensure that trees are well protected during the construction phase. This should detail all tree protection measures and limitations on construction activity. All of the issues raised within this Impact Assessment should be covered by the Method Statement.

4.12.2. So long as the protection measures are well specified and carefully implemented, there shall be no long-term detrimental impact on the health of the adjacent trees.

# 5. Photographs

Refer to the Tree Constraints Plan for photo locations

Photo 1.


Photo 2.


Photo 3.


Photo 4.

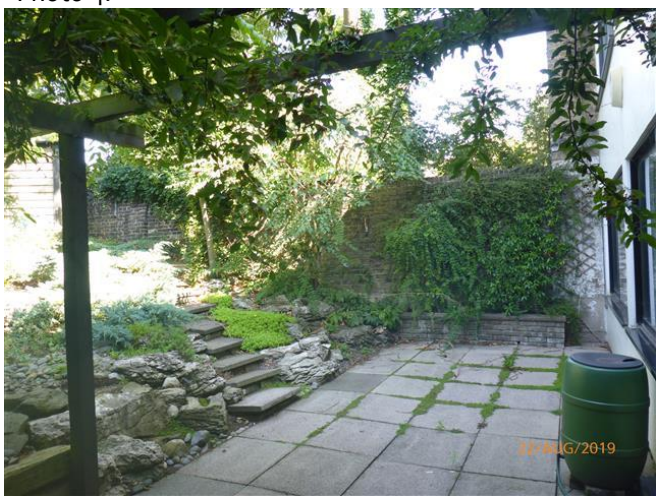



Photo 5.


Photo 6.

Photo 7.

Photo 8.

Photo 9.

Photo 10.


Photo 11.

# Appendix 1: BS 5837: 2012 – Guidance Notes

This Standard prescribes the principles to be applied to achieve a satisfactory juxtaposition of trees and structures. It sets out to assist those concerned with trees in relation to design, demolition and construction to form balanced judgements.

It acknowledges the positive contribution trees may offer to a site, as well as the negative aspects of retaining inappropriate trees. It addresses the negative impacts that construction activity may have upon trees and offers mitigation strategies to minimise these impacts.

The Standard suggests a three stage approach to ensure best practice is followed when developing close to trees:

## A1.1 Stage 1: Survey Details and Notes

A ground level visual survey was undertaken. No climbed inspections or specialist decay detection were undertaken. Only trees with a stem diameter over 75mm, which lie within the site boundary or relatively close to it, were included.

Where applicable, trees with significant defects have been highlighted and appropriate remedial works have been recommended. However, this report should not be seen as a substitute for a full *Safety Survey* or *Management Plan* which are specifically designed to minimise risk and liability associated with responsibility for trees.

Wherever practicable dimensions were obtained using diameter tapes, logger's tapes, distometers and clinometers. Where obstacles prevent accurate measurement, dimensions are estimated. Trees on privately owned third party are surveyed from the best available vantage point and observations relating to the condition of these trees should be treated accordingly. All height measurements should be regarded as approximate.

Data is recorded for each tree and is presented in a Tree Data Schedule. Each tree is allocated a ***Retention Category*** according to its size, amenity value, condition and safe useful life expectancy. The categories are allocated independently of development proposals. Our interpretation of the Retention Categories is explained below:

### A1.1.1 Retention Categories

**A Category:** Trees of high quality and amenity value. Usually, mature trees with a significant life expectancy which would enhance any development. Retention of these trees is strongly encouraged.

**B Category:** Trees of moderate quality and amenity value. Usually these are maturing trees or younger trees with exceptional form. Retention of these trees is desirable though the removal of occasional specimens may be acceptable.

**C Category:** Trees of low quality or small specimens with a relatively low amenity value. These trees are not considered to be a material planning constraint and their removal will generally be seen as acceptable in order to facilitate development.

**U Category:** Trees of such low quality that their removal is recommended regardless of development proposals.

Occasionally trees are borderline and do not fall neatly into one of the categories A, B or C. In such cases we apply a superscript (**+/-**) such that:

**C**$^{+}$ Indicates borderline C/B, though Category C is deemed to be most appropriate.

**B**$^{-}$ Indicates borderline C/B, though Category B is deemed to be most appropriate.

The British Standard suggests that each of the A, B and C categories may be further subdivided (A1, A2, A3, B1, B2, B3 etc) such that subcategory 1 denotes mainly arboricultural values, subcategory 2 denotes mainly landscape values and subcategory 3 denotes mainly cultural values (including conservation). Multiple subcategories may be used.

Our experience suggests that these subdivisions lack clarity and can be confusing. Within this report subcategories are **not** denoted. Where appropriate, the use of phrases such as '*Part of a formal group*', or '*Has a high ecological value*', or '*Offers good screening to the site*' are incorporated into the observation section of the Tree Data Schedule. We believe this conveys all relevant landscape and cultural information without any confusion.

**Tree Constraints Plan (TCP).** This indicates the position, crown spread, Retention Category and Root Protection Area of each tree. It is used to inform where development may proceed without causing damage to trees.

**Root Protection Area (RPA).** This is the area around each tree likely to contain the majority of roots. It should ideally remain undisturbed to avoid a detrimental impact on tree health. For single stemmed trees It is calculated according to the formula "radius of RPA" = "12 x stem diameter". Where a tree has more than one stem, the equivalent-single-stem diameter is usually recorded. This is calculated by adding the squares of the stems and then finding the square root of this total. The radius of the Root Protection Area is then calculated by multiplying the equivalent-stem-diameter by 12.

**Shade Constraints.** The previous Standard (BS 5837 2005) suggested that shade constraints should be indicated on the TCP. This are denoted as a circle-segment drawn northwest to due east with a radius equal to the height of the tree. These do not represent the actual shade pattern which varies through the seasons. Rather, they indicate the area most shaded by the tree throughout the course of the year. Ideally habitable room windows should be located outside of these shade constraints. Where we consider it appropriate, we will include shade constraints information on our Impact Assessment Plan or Proposed Layout Plan.

## A1.2 Stage 2: Arboricultural Impact Assessment

After the initial survey and the production of the Tree Constraints Plan, arborists and designers are encouraged to work together to establish a design proposal with minimal impact on the high quality trees. An assessment should be made of all possible impacts including the impact that the trees may have upon the proposal. The arborist may recommend mitigation strategies to minimise these impacts and help achieve a more harmonious juxtaposition between buildings and trees.

## A1.3 Stage 3: Arboricultural Method Statement

This type of report specifies the measures necessary to protect trees against damage from construction activity. The Method Statement should be written in a manner that it may be conditioned and enforced by the local authority upon granting of planning permission. The site manager should be familiar with all aspects of the Method Statement and should ensure that all persons working on the site are aware of those aspects which appertain to their work. This includes service installation engineers and operators of plant machinery.

# Appendix 2: Explanation of Tree Data & Glossary

This section explains the terms used in the **Tree Data Schedule** (see Section 3 and Appendix 6).

## A2.1 General Observations

**Numbering System:** Each item of vegetation has its own unique number prefixed by a letter such that T1=Tree 1, G2=Group 2, H3=Hedge 3 and W4=Woodland 4, S5=Shrub 5.

**Age Categories:**

| | |
|---|---|
| **Young** | Usually less than 10 years old. |
| **Semi-Mature** | Significant future growth to be expected, both in height and crown spread (typically below 30% of life expectancy). |
| **Early-Mature** | Full height almost attained. Significant growth may be expected in terms of crown spread (typically 30-60% of life expectancy). |
| **Mature** | Full height attained. Crown spread will increase but growth increments will be slight (typically 60% or more of life expectancy). |
| **Veteran** | A level of maturity whereby significant management may be required in order to keep the tree in a safe condition. |
| **Over Mature** | As for veteran except management is not considered worthwhile. |

**Species:** Common names and Latin names are given.

**Height:** Measured from ground level to the top of the crown.

**Stem Diameter:** Taken at 1.5m above ground level where possible. On multi-stemmed trees this measurement may be taken at ground level, though usually an indication of the number of stems and average diameter is given, e.g. 3 x 30cm.

**Crown Height:** Measured from ground level to the height at which the main crown begins. Where the crown is unbalanced it is measured on the side deemed to be most relevant. This is usually the side facing the area of anticipated development.

**Tree Diagram:** This scaled drawing is computer generated based on measurements taken for stem diameter, crown height and spread, and overall height. It is designed to help the reader rapidly assess the data. It is not an accurate representation of the form of the tree.

**Crown Spread:** Measured N, E, S & W, taken from the centre of the stem and usually rounded up to the nearest metre.

**Observations:** If a tree's position is considered to be relevant it will be commented upon (e.g. overhanging a children's play area). Tree form and pruning history are also recorded along with an account of any significant defects. Defects and descriptive terms are dealt with in more detail at the end of this section.

**Recommendations:** Usually based on any defects observed and intended to ensure that the tree is in an acceptable condition.

**Priority Scale:** Depending upon the threat posed by the tree, and the likelihood of failure, recommendations should be carried out according to the following priority scale:

| | |
|---|---|
| **Urgent** | To be carried out as soon as possible. |
| **Very High** | To be carried out within 1 month. |
| **High** | To be carried out within 3 months. |
| **Moderate** | To be carried out within 1 year. |
| **Low** | To be carried out within 3 years. |

**Inspection Frequency:** An interval of 6 months, 1 year, 1.5 years or 3 years is allocated before the next inspection is due. Wherever practical, consideration should be given to seasonal changes so that deciduous trees are not always surveyed in winter when they have no leaves, or in summer when leaves may obscure branches within the upper crown.

**Vigour:** An indication of growth rate and the tree's ability to cope with stresses:

| | |
|---|---|
| **High** | Having above average vigour. |
| **Moderate** | Having average vigour. |
| **Low** | Having below average vigour. |
| **Very Low** | Tree is struggling to survive and may be dying. |

**Physiological Condition:**

| | |
|---|---|
| **Good** | Healthy and with no symptoms of significant disease. |
| **Fair** | Disease present or vigour is impaired. |
| **Poor** | Significant disease present or vigour is extremely low. |
| **Very Poor** | Tree is dying. |

**Structural Condition:**

| | |
|---|---|
| **Good** | Having no significant structural defects. |
| **Fair** | Some defects observed though no high priority works are required. |
| **Poor** | Significant defects found. Tree requires monitoring or remedial works. |
| **Very Poor** | Major defects which will usually require significant remedial works or tree removal. |

**Amenity Value:**

| | |
|---|---|
| **Very High** | Exceptional specimen, observable by a large number of people. |
| **High** | Attractive specimen, observable by a significant number of people. |
| **Moderate** | One of the above factors is not applicable. |
| **Low** | Unattractive specimen or largely hidden from view. |

**Life Expectancy:** The estimated number of years before the tree may require removal. Classified as (<10), (10 – 20), (20 – 40), or (40+).

**Retention Category:** These are explained in detail in Appendix 1.

## A2.2 Evaluation of Defects

Cavities, wounds, deadwood etc are all evaluated as follows:

| | |
|---|---|
| **Major** | Such that structural integrity is, or will become, compromised and the tree is, or will inevitably become, hazardous. |
| **Significant** | A defect that may over time become a major defect, though not necessarily so. This will depend on the vigour of the tree and its ability to deal with decay etc. |
| **Minor** | A defect that is not likely to compromise the tree's structural integrity. |

# General Glossary

| | |
|---|---|
| **Adaptive growth** | **In tree biomechanics, the process whereby wood formation is influenced both in quantity and quality by the action of gravitational forces and mechanical stresses on the cambial zone.** |
| **Aerobic** | **Conditions in which oxygen is freely available, or to biomechanical processes that depend on the presence of oxygen.** |
| **Anaerobic** | **A condition marked by the absence of oxygen; Generally such areas are unsuitable for normal life and growth of plant tissues. These sites tend to be populated by bacteria capable of surviving low oxygen conditions often associated with Slime Flux.** |
| **Arboriculture** | **The culture and management of trees as groups and individuals primarily for amenity and other non-forestry purposes.** |
| **Arborist** | **A person possessing the technical competence through experience and related training to provide management of trees or other woody plants in a landscape setting. Generally involved with the development or management of trees for visual amenity or land management rather than the growth of trees for product or profit.** |
| **Barrier zone** | **A layer within an annual increment of wood which contains abnormal xylem cells, laid down by the cambium in response to wounding or other trauma.** |
| **Body language** | **In trees, the outward display of growth responses and or deformation in response to mechanical stress.** |
| **Bole** | **Or Trunk, the main stem of a tree below its first major branch.** |
| **Bracket** | **A type of fruiting body produced by various fungal species, plate like to hoof like in shape and often a one sided attachment to the wood or bark.** |
| **Branch bark ridge** | **A ridged area located at the union of a branch to a trunk or stem.** |
| **Branch Collar** | **Trunk tissue that forms around the base of a branch between the main stem and the branch, or between a main branch and a lateral branch. As a branch decreases in vigour or begins to die, the collar usually becomes more pronounced and completely encircles the branch.** |
| **Brown Rot** | **Form of decay where cellulose is degraded, while lignin is only modified.** |
| **Buttress Root** | **Roots that emerge from the base of the tree stem, normally large and well developed that rapidly reduce in diameter to create the Root Plate this offers structural support for the tree. Buttress roots divide rapidly forming the connection between the stem and the transport roots.** |
| **Cabling Bracing** | **Installing cables within the crown of a tree to prevent collapse.** |
| **Callus** | **Undifferentiated cells often formed at the edges of recent injuries. This tissue quickly becomes differentiated, forming cells of the type characteristic of that position on the tree (e.g. forming wood, bark, roots, etc.) see wound response tissue.** |
| **Cambium** | **A thin layer of actively growing and dividing cells, located between the xylem (sapwood) and bark of a plant; the part responsible for radial growth of a tree stem or branch.** |
| **Canopy** | **The topmost layer of twigs and foliage in a woodland, tree or group of trees.** |
| **Canker** | **A localised area of dead bark and cambium on a stem or branch, caused by fungal or bacterial organisms, characterised by woundwood development on the periphery. This may be annual or perennial.** |
| **Cavity** | **An open and exposed area of wood, where the bark is missing and internal wood has been decayed and dissolved.** |
| **Chlorotic** | **Also Chlorosis. A condition of the plant marked by yellowing of normally green foliage, often indicating nutrient deficiency or plant dysfunction.** |
| **Clinometer** | **Devices that measures vertical angles, and provides direct height measurements of objects by triangulation.** |
| **Co-dominant stems/trunk** | **Are forked branches or trunks of nearly the same size in diameter and lacking a normal branch union.** |
| **Compacted soils** | **Soils in which the air-space (oxygen space) has been reduced or eliminated, reducing water infiltration and percolation, reducing root presence and inhibiting new root development.** |
| **Compartmentalisation** | **The physiological process that creates the chemical and mechanical boundaries that act to limit the spread of disease and decay organisms.** |
| **Compression Failure** | **Localized buckling of fibres and other longitudinal elements produced by compression of wood along the grain; compression failures sometimes develop in standing trees.** |
| **Compression Strength** | **The ability of a material or structure to resist failure when subjected to compressive loading; measurable in trees using special drilling devices** |
| **Compression Wood** | **Abnormal wood formed on the lower side of branches and curved stems, with physical properties different from normal wood.** |
| **Conservation Area** | **In Great Britain, designated areas of architectural or historical interest, in which there are special procedures for planning applications. Additionally tree works cannot generally be undertaken without prior notification (Currently 6 weeks) to the relevant local planning authority. See also Tree Preservation Orders.** |
| **Core Sample** | **A sample of wood extracted from a trunk or branch, using an increment borer tool. The resulting core can be analysed for characteristics of growth, wood strength, structure, decay, and for species identification.** |
| **Crotch** | **The union of two or more branches; the auxiliary zone between branches.** |
| **Crown** | **The upper canopy of a tree, including upper trunk, scaffold branches, secondary branches, stems and leaves.** |
| **Crown lifting / raising** | **Crown Lift The removal of the lowest branches, usually to a given height. It allows more residual light and greater clearance underneath for vehicles etc.** |
| **Crown reduction** | **The reduction of a tree's height or spread while preserving its natural shape.** |
| **Crown thinning** | **The removal of some of the density of a tree's crown, usually 5-25% allowing more light through its canopy and reducing wind resistance.** |
| **Deadwood (noun)** | **Deadwood is often present within the crown or on the stems of trees. It may be an indication of ill health, however, it may also indicate natural growth processes. If a target is present beneath the tree, deadwood may fall and cause injury or damage and should be removed, otherwise deadwood can remain intact for conservation purposes (insects, fungi, birds etc.).** |
| **Deadwood (verb)** | **The removal of dead branches from a tree's canopy, usually of a specified size (in diameter).** |
| **Decay** | **Progressive deterioration of organic tissues, usually caused by fungal or bacterial organisms, resulting in loss of cell structure, strength, and function. In wood, the loss of structural strength.** |
| **Decay Detection** | **The assessment of decay within a tree has been traditionally difficult, but recent advances have made it possible to achieve accurate representations of the internal section of a tree in both 2D and 3D, removing doubt over the condition of the tree and allowing accurate management decisions.** |
| **Defect** | **In relation to tree hazards, any feature of a tree which detracts from the uniform distribution of mechanical stress, or which makes the tree mechanically unsuited to its environment.** |
| **Defoliation** | **The losing of plants foliage.** |
| **Dieback** | **Progressive death of buds, twigs and branch tissues, on individual limbs resulting in Deadwood, or throughout the canopy,** |

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|---|---|
| | extreme cases can result in Stag Heading. |
| Dripline | A projected line on the ground that corresponds to the spread of branches in the canopy; the farthest spread of branches. |
| Epicormic shoots | Fast growing, weakly attached shoots/branches that often grow as a response to stress factors upon a tree or branch removal. |
| Failure | In connection with tree hazards, a partial or total fracture within the wood tissue or loss of cohesion between roots and soil. (In total failure affected parts will snap or tear away completely, Partial failure there is a crack or deformation, which results in an altered distribution of mechanical stress. |
| Feeder Roots | Fine fibrous Water and nutrient absorbing roots located in the outer root system. |
| Flush-Cut | In trees and shrubs, a pruning cut close to the parent stem, which removes the branch bark ridge. |
| Foliage | The live leaves or needles of the tree; the plant part primarily responsible for photosynthesis. |
| Formative pruning | The trimming of a tree to remove weaknesses and irregularities which may lead to problems. The formative pruning operation is aimed at reducing the potential for future weaknesses or problems within the tree's crown. |
| Gall | An abnormal, disorganized growth of plant tissues, caused by parasitic or infectious organisms such as insects, fungi, bacteria, or viruses. |
| Girdling | In woody plants, any form of damage that destroys the bark and / or the Cambium all the way around the stem, branch or root, normally resulting in death of the damaged section. |
| Girdling Root | In woody plants, a root that grows across the buttress, or across other roots, eventually causing constriction of the radial growth. |
| Growth Increment | The incremental growth added as new annual ring develops each season over existing wood. This is seen as (growth) rings in cross-sections of wood. |
| Hazard beam | An upwardly curved branch in which strong internal stresses may occur without the compensatory formation of extra wood (longitudinal splitting may occur in some cases). |
| Heartwood | Inner non functioning tissues that provide structural support to trunk. |
| Heave | In relation to shrinkable clay soils, expansion due to rewetting of a volume of soil previously subjected to the removal or water by plant / trees following felling or root severance. Also in relation to root growth, the lifting of pavements and other structures by radial expansion. Also in relation to tree stability, the lifting of one side of a wind rocked root plate. |
| Herbicide | A chemical compound that causes the death of a plant. |
| Included Bark | Bark that becomes embedded in a crotch between branch and trunk or between co-dominant stems, usually found in narrow or tight crotches, and causes a weak structure. |
| Increment Borer | A tool that cuts and extracts a narrow cylinder of wood from a tree for analysis of the wood tissue and growth increments. |
| Leader | The primary terminal shoot or trunk of a tree. |
| Limb | A large lateral branch growing from the main trunk or from another larger branch. |
| Lion Tailing | Often the result of poor pruning practices; the main leader or branches are largely devoid of side branches, growth is restricted to the end of branches and is likely to suffer damage through end loading. |
| Lopping | In trees, a general term that related to the removal of branches from a tree. |
| Monitoring | Due to the relative life span of trees in relation to our own, long-term monitoring provides a valuable insight to the health of trees, identifying decline and or stabilisation and or improvement. |
| Mulch | A material laid over the root system of a tree to help conserve moisture within the soil. Additionally it may help control the development of weeds close to the tree. |
| Mycelium | A mass of growing filaments (hyphae) formed by fungi. |
| Mycorrhizae | The symbiotic relationship between roots and certain beneficial fungi. Mycorrhizae are the combined root / fungal growth. |
| Occluding tissue | The general tern of wood, cambium and bark that develop around the site of a wound on a woody plant |
| Pathogen | A microorganism that causes diseases within another organism. |
| Phloem | The principle conductive tissue that the products of Photosynthesis are transported around the plant |
| Photosynthesis | The process were light energy is used to create energy (Carbohydrate) for use within the plant. |
| Pollard | A term for a pollarded tree. |
| Pollard head | The swollen section of branch / stem that forms behind the pollarding cut. |
| Pollarding | The complete or partial removal of the crown of a young tree so as to encourage the development of numerous branches either for amenity or historically as fodder, repeated management is required cyclically to maintain the feature |
| Prune or Pruning | Selective removal of woody plant parts of any size, using saws, Loppers, Secateurs, or other pruning tools. |
| Reaction Wood | Wood with distinctive anatomical characteristics, formed in parts of leaning or crooked stems and in branches to provide additional strength / support. In hardwoods, tension wood usually forms. In conifers, compression wood is usually found. |
| Reaction Zone | A zone normally darker than surrounding wood that denoted the boundary often a defensive one between functional sapwood and dysfunctional or decaying wood. |
| Re-grading | The raising or lowering of a soil profile from its original grade. |
| Remedial pruning | The removal of old stubs, deadwood, epicormic growth, rubbing or crossing branches and other unwanted items from the tree's crown. |
| Resistograph | Invasive decay detection technique whereby the resistance offered by the timber to a spinning probe is measured and plotted. |
| Rib | In tree body language, a long narrow, axial protuberance which often over lays a crack. |
| Ring Barking | Artificial Girdling of the stem, to result in the death of a tree. May be used in habitat creation were the retention of dead standing trees is required. |
| Rod Bracing / Bolting | Traditionally, this has relied upon the Installation of steel rods or bolts through the stems or limbs, to reduce twisting or splitting of the wood. The installation of such features does require legal interpretation. |
| Root Barriers | Both Buildings and services can benefit from the installation of root barriers to protect a soil volume from the ingress of roots. |
| Root Collar | The basal area of the tree; transition zone from trunk to root. Also sometimes called trunk flare. |
| Root Plate | The primary support area for the tree; an area of the root system close to the base that structurally anchors the tree to the soil. |
| Root Rot | Either a general term for decay within the wood of the lower stem / buttress roots, or a disease in which the fine roots are killed. |
| Root System | The portion of the tree containing the root organs, including buttress roots, transport roots, and fine absorbing roots; all underground parts of the tree. |
| Root Zone | The area and volume of soil around the tree in which roots are expected. May extend to three or more times the branch spread of the tree, or several times the height of the tree. |
| Sail Area | That area or the tree subjected to wind load. |

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| **Sapwood** | **Xylem wood tissue, usually light in colour, representing the outer growth rings of the wood. Usually living, reactive wood tissue, in a healthy tree. See heartwood** |
| **Scaffold limbs / scaffold Branches** | **The branches that from the main network framework of the crown of a tree.** |
| **Senescent** | **A decline in growth and vigour due to age or stress factors.** |
| **Shrub** | **A woody plat that branches at or close to the ground level and so does not have a single stem.** |
| **Slime Flux** | **Relating to a toxic condition from the spreading of bacteria or their products from a source of infection; characterized by malodorous gases, or salt deposits upon the bark. If these products enter the sap stream, localised vessel necrosis can result, usually associated with anaerobic conditions.** |
| **Soft Rot** | **A kind of wood decay, were a fungi degrades cellulose within the cell wall, without causing overall degradation.** |
| **Soil Compaction** | **The compression of soil, causing a reduction of pore space and an increase in the density of the soil. Air is squeezed out and nutrients become locked. Tree roots cannot grow in compacted soil.** |
| **Sonic Decay Detection** | **Non invasive method whereby sound waves are passed through the tree and the speed is measured. Slow speeds indicate decay and a tomography picture representing the inner stem is produced.** |
| **Stag Heading** | **In a tree, a state of dieback were dead branches protrude beyond the current living crown.** |
| **Stress** | **In plant physiology, conditions were one or more physiological functions Are not working within normal parameters.** |
| **Stump Grinding** | **The removal of a tree stump using a specialist grinding machine.** |
| **Subsidence** | **In relation to vegetation, the removal of water by plant growth resulting in localised shrinkage in the soil volume.** |
| **Sucker** | **Same as sprout.** |
| **Suppressed** | **Trees which are dominated by surrounding vegetation and whose crown development is restricted from above.** |
| **Systemic** | **Affecting the whole plant or organism. A systemic compound is carried throughout the entire plant to all parts through the vascular system.** |
| **Target** | **Any person or object within reach of a falling tree or part of a tree that may be injured or damaged.** |
| **Target Pruning** | **The pruning of a branch were the wound affects only branch material, often result in a target shaped wound.** |
| **Tension Wood** | **Reaction wood typically formed on the upper side of limbs or curved stems; characterized by lack of cell wall lignifications (higher ratios of cellulose to lignin).** |
| **Tight Union / Tight Crotch** | **Also, narrow crotch. A crotch with a narrow angle between branches, often having included bark.** |
| **Tomography** | **The comparison of sound or stress waves through the tree allows the creation of a 2D or 3D representation of the internal structure of a stem or branch section and highlights areas of damage. Virtually non-injurious.** |
| **Topography** | **The configuration of surface features, including the vertical and horizontal relationships of the ground and other features.** |
| **Topping** | **Cutting large limbs back severely, without regard to form or habit of the tree. Cuts are usually made between lateral branch nodes. This practice is extremely injurious to trees, and promotes decay and structural weakness within the crown.** |
| **Tree** | **A woody plant that typically has a single stem, at maturity has a height of a least 4 metres and a stem diameter at breast height of at least 75mm.** |
| **Tree Preservation Order** | **In Great Britain, an order made by the local planning authority, were consent must be gained before undertaking all but exempt works to a tree.** |
| **Trunk Flare** | **The basal area of the trunk that flares or widens, and merges with the main roots. See root collar** |
| **Veteran Tree** | **Veteran trees are often found in large parks or estates and commonly affected by extensive decay or have been subject to extensive works. These trees are retained for historical importance and often pose greater risk than normal, which is generally justified. They need careful management and often propping or bracing to support them, some require fencing to limit access.** |
| **Vigour** | **Active, healthy growth of plants: ability to respond to stress factors.** |
| **Visual Tree Assessment (VTA)** | **An assessment of the mechanical condition of trees based upon their 'body language'. Trees are dynamic and respond to faults / decay / environmental factors in various ways, these responses can be indicative of structural integrity.** |
| **Wetwood** | **An infection caused by bacteria living inside the plant tissues. The bacteria ferment the plant fluids, resulting in death of nearby cells, and often causing exudations of fluid from the bark, often referred to as a Slime Flux.** |
| **White Rot** | **A kind if wood decay were a fungi attacks the lignin within the wood matrix** |
| **Wind loading** | **Forces placed upon tree canopy, branches, trunk and roots of a tree under windy conditions.** |
| **Wind Throw** | **The failure of a tree due to wind loading.** |
| **Witches Broom** | **A deformed or unusual growth of twigs from adventitious buds, caused by insects, disease, or dieback of twigs and buds.** |
| **Wood** | **Secondary Xylem; the main structural support and water conducting tissue of trees and shrubs.** |
| **Wound Response Tissue** | **Also Occluding Tissue, Wound Wood or Callus. Differentiated wood tissue that grows around the margins of a wound or injury.** |
| **Wound Wood** | **Wood with atypical features, formed in the vicinity of a wound and a term to describe the occluding tissues around a wound** |
| **Xylem** | **Plant tissues with special function of translocation of water and dissolved nutrients.** |

# Appendix 3: Survey Methodology

Ground level visual surveys are carried out using the *Visual Tree Assessment* technique described by Mattheck and Broeler (1994) and endorsed by the Arboricultural Association (LANTRA Professional Tree Inspection course, 2007).

Structural condition is assessed by inspecting the stem and scaffold branches from all angles looking for weak branch junctions or symptoms of decay. Particular attention is paid to the stem-base. Cavities are explored using a metal probe in order to assess the extent of any decay. If this is not possible further inspection is recommended in the form of a climbed inspection or using specialist decay detection equipment.

The physiological condition is assessed by inspecting the stem, branches and foliage for symptoms of disease. The overall vigour of the tree is also taken into account.

Where significant defects are observed, recommendations are made according to a scale of priority in order to reduce the likelihood of structural failure. The position of the tree and its potential targets are taken into account.

Measurements are obtained using a diameter tape, clinometer, distometer and loggers tape. Where this is not practical measurements are estimated.

Some trees are surveyed as groups, though this is usually avoided close to areas likely to be developed.

Finally, a *Retention Category* is allocated as described in Appendix 1.1.1.

# Appendix 4: Author's Qualifications

**Qualifications & Experience of Ivan Button N.C.H. (Arb), FDSc (Arb), BSc (Hons), P.G.C.E., M. Arbor. A.**

Between 1983 and 1995 Ivan worked primarily within the construction industry and received training in a broad range of practical building skills and general construction principles. During this time he obtained a BSc (Hons) at Leeds University followed by a P.G.C.E at The University of Wales.

In 1995, Ivan obtained a NCH (Arboriculture) at the University of Lincoln and became a member of the Arboricultural Association. He then worked for an Arboricultural Consultancy for one year before establishing a tree surgery and landscaping business in 1998. In 2005 Ivan commenced full time employment with a leading Arboricultural Association approved consultancy and soon adopted a senior role responsible for five consultants.

He obtained a FDSc in arboriculture at the University of Lancashire, which he passed with distinction and is now a Director and Principal Consultant of Crown Consultants Ltd. He is accredited as a LANTRA *Professional Tree Inspector*. A qualification produced in association with the Arboricultural Association and generally recognised as appropriate for all levels of tree inspection.

He is a member of the Consulting Arborist Society and is listed within their areas of professional expertise for QTRA and as an expert witness.

Ivan is a professional member of the Arboricultural Association and the International Society of Arboriculture and is a licensed Quantified Tree Risk Assessment user.

Ivan has undertaken professional expert witness training and has been registered as a Sweet and Maxwell Checked Expert Witness since 2008.

Throughout 2009 acted as the principal Tree Officer for Barnsley Metropolitan Borough Council.

Ivan has produced several hundred Arboricultural Reports for the purposes of Development, Safety, Management, Mortgage, Subsidence, Mitigation and Litigation.

**Qualifications & Experience of Emma Hoyle FDSc (Arboriculture), ED (Forestry & Arboriculture), M. Arbor. A.**

Emma is a qualified Arboricultural Consultant educated to Level 5 in Arboriculture at Askham Bryan College and is a professional member of the Arboricultural Association. She has worked for Crown Consultants since 2015 and has since written numerous reports relating to all aspects of arboriculture including; planning and development, vegetation related subsidence, tree preservation orders and tree risk assessment. Emma regularly attends seminars and events in order to keep abreast with current knowledge and best practise in Arboriculture.

Prior to becoming an arboricultural consultant, Emma worked for two reputable tree surgery firms from 2008 and became an NPTC Qualified tree surgeon after completing a Level 3 Extended Diploma in Forestry and Arboriculture at Askham Bryan College. Emma also has experience in other areas of arboriculture such as forest clearance, tree planting, tree maintenance and landscaping.

**Qualifications & Experience of Joe Taylor - MArborA, FdSc (Arboriculture)**

Joe began his career in Arboriculture as a tree surgeon/climber. During his time as a tree surgeon, Joe has achieved City & Guilds NPTC qualifications in Chainsaw Maintenance and Cross Cutting, Tree Climbing and Rescue, Safe Use of Manually Fed Wood-chipper and Supporting Colleagues Undertaking Tree Related Operations.

Joe obtained a Foundation Degree in Arboriculture at Askham Bryan College in 2015 which he passed with merit. Joe is a professional member of the Arboricultural Association, the International Society of Arboriculture and the Royal Forestry Society and regularly attends industry related seminars in order to keep abreast of industry best practice.

Studying at Askham Bryan College reinforced Joe's passion for trees and drove his enthusiasm to learn more. Learning how trees interact with their surrounding environment and their importance within our urban and rural landscapes highlighted an interest in pursuing a career in consultancy.

Since working for Crown Consultants Joe has undertaken numerous surveys and produced numerous reports for the purpose of planning (BS 5837), tree condition surveys, subsidence risk assessments, root surveys and decay detection investigations.

# Appendix 5: Further Information

## Building Near Trees – General

National Joint Utilities Group publication # 10 (1995), *Guidelines for the Planning, Installation and Maintenance of Utility Services in Proximity to Trees. Downloadable at www.njug.demon.co.uk/pdf/NJUG%20Publication10.pdf*

NHBC Standards Chapter 4.2., *Trees and Buildings.*

Horticulture LINK project 212. (*University of Cambridge,* 2004), *Controlling Water Use of Trees to Alleviate Subsidence Risk.*

## Tree Planting and aftercare

See www.trees.org.uk/leaflets.php# for downloadable leaflets on selecting a garden tree, planting, aftercare and veteran tree management.

## British Standards

BS 5837: 2012. Trees in Relation to Design, Demolition and Construction – Recommendations.
Bs 3998: 2010. Recommendations for Tree Work.
BS 3936: 1992. Nursery Stock. Part 1: Specification for Trees and Shrubs.
BS 3936: 1992. Nursery Stock. Part 10: Specification for Groundcover Plants.
BS 4043: 1989. Transplanting Root-balled Trees.
BS 8004: 1986. Foundations.
BS 8103: 1995. Structural design of Low-Rise Buildings.
BS 8206: 1992. Lighting for Buildings.
BS 8545:2014. Trees: From nursery to independence in the landscape – Recommendations
BS 3882: 2007. Topsoil.
BS 4428: 1989. General Landscaping Operations (excluding hard surfaces).

## Permission to do Works to Protected Trees / Tree Law

Forestry Commission (Edinburgh, 2003), *Tree Felling – Getting Permission*. Country Services Division - Forestry Commission. Downloadable at www.forestry.gov.uk/website/pdf.nsf/pdf/wgsfell.pdf/$FILE/wgsfell.pdf

Transport and the Regions (Department of the Environment, 2000), *Tree Preservation Orders, A Guide to the Law and Good Practice*. Downloadable at www.communities.gov.uk/publications/planningandbuilding/tposguide

C. Mynors, *The Law of Trees, Forests and Hedgerows* (Sweet and Maxwell, London, 2002)

Communities and Local Government website with numerous downloadable documents, from: http://www.communities.gov.uk/planningandbuilding/planning/treeshighhedges/

## Lighting Levels

P.J. Littlefair, *B.R.E. 209: Site layout planning for daylight and sunlight A guide to good practice.* B.R.E. Bookshop, London.

British Standards Institution. Code of practice for day lighting. *British Standard* BS 8206: Part 2 (1992).

Chartered Institution of Building Services Engineers. *Applications manual: Window Design* (London, 1987).

NBA Tectonics. A study of passive solar housing estate layout. *ETSU Report* S-1126. Harwell, Energy Technology Support Unit (1988).

I.P. Duncan; D. Hawkes, Passive solar design in non-domestic buildings. *ETSU Report* S-1110. Harwell, Energy Technology.

P. J. Littlefair, Measuring Daylight, *BRE Information Paper 23/93 f3.50.* (Advises on measuring daylight under the real sky or an artificial sky, allowing for the changing nature of sky light).

## High Hedges

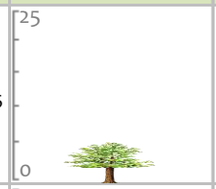
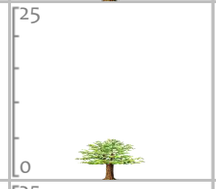
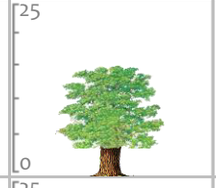
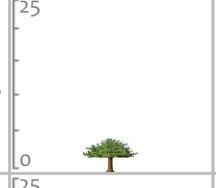
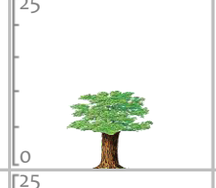
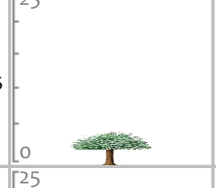
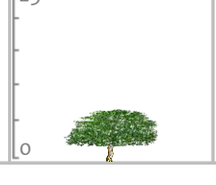
Communities and Local Government website with numerous downloadable documents, from: http://www.communities.gov.uk/planningandbuilding/planning/treeshighhedges/

## Tree Specific Websites

| | |
|---|---|
| www.crowntrees.co.uk | Crown Consultants site containing useful information |
| www.trees.org.uk | Arboricultural Association |
| www.rfs.co.uk | Royal Forestry Society of England, Wales and N. Ireland |
| www.treehelp.Info | The Tree Advice Trust |
| www.woodland-trust.org.uk | The Woodland Trust |
| www.treecouncil.org.uk | The Tree Council |

# Appendix 6: Tree Data Schedule and Site Plan(s)

The Tree Data Schedule and any drawings accompanying this report follow this page. They are also provided as separate documents for ease of printing and screen viewing.

| Reference<br>G = Group<br>H = Hedge | Age & Species | Height (m) | Crown Ht (m) | Diameter (cm) | Crown Spread (m)<br>N<br>W E<br>S | Scaled Tree Diagram (m)<br>9 0 9 | Notes | Recommendations<br>(Independent of any development proposals)<br>Priority / Inspect Freq (yrs) | Vigour<br>Physiological Condition<br>Structural Condition | Amenity Value<br>Life Expectancy (yrs)<br>Retention Category |
|---|---|---|---|---|---|---|---|---|---|---|
| **T1** | Early-Mature<br>**Braod-leaved Cockspur Thorn**<br>Crateagus x prunifolia. | 4 | 2 | 24 | N 3.5<br>W 4 E 3.5<br>S 3 |  | Position: Situated within the front garden.<br>Form: Single stemmed and vertical with a balanced crown.<br>History: No evidence of significant pruning.<br>**Defects: No significant defects observed.** | No action required.<br>n/a / 3 | Moderate<br>Good<br>Good | Moderate<br>20-40<br>C |
| **T2** | Early-Mature<br>**Braod-leaved Cockspur Thorn**<br>Crateagus x prunifolia. | 3.5 | 2 | 20 | N 2.5<br>W 3 E 3<br>S 3 |  | Position: Situated on third party land.<br>Form: Multi-stemmed at 2m with a balanced crown.<br>History: No evidence of significant pruning.<br>**Defects: No significant defects observed.** | No action required.<br>n/a / 3 | Moderate<br>Good<br>Good | Moderate<br>20-40<br>C |
| **T3** | Mature<br>**Ash**<br>Fraxinus excelsior. | 15 | 4 | 75 | N 5<br>W 4.5 E 5<br>S 4.5 |  | Position: Situated on third party land.<br>Form: Twin-stemmed at 4m with a balanced crown.<br>History: Multiple pruning wounds due to crown reduction.<br>**Defects: No significant defects observed.**<br>Other: Limited inspection, dimensions estimated. | No action required.<br>n/a / 3 | Moderate<br>Good<br>Fair | Moderate<br>20-40<br>B |
| **T4** | Young<br>**Bay Laurel**<br>Laurus nobilis. | 3 | 1.5 | 8 | N 1.5<br>W 1.5 E 1.5<br>S 1.5 |  | Form: Single stemmed and vertical with a balanced crown.<br>History: Regularly trimmed.<br>**Defects: No significant defects observed.** | No action required.<br>n/a / 3 | High<br>Good<br>Good | Low<br>20-40<br>C |
| **T5** | Early-Mature<br>**Ash**<br>Fraxinus excelsior. | 10 | 5 | 60 | N 3.5<br>W 3.5 E 2<br>S 3.5 |  | Position: Situated on third party land.<br>Form: Multi-stemmed specimen.<br>History: Multiple pruning wounds due to crown reduction.<br>**Defects: No significant defects observed.**<br>Other: Limited inspection, dimensions estimated. | No action required.<br>n/a / 3 | Moderate<br>Good<br>Fair | Moderate<br>20-40<br>B |
| **T6** | Early-Mature<br>**Apple**<br>Malus domestica. | 3 | 2 | 21 | N 2<br>W 3 E 3.5<br>S 3.5 |  | Form: Multi-stemmed at 2m with a balanced crown.<br>History: Multiple pruning wounds due to crown reduction.<br>**Defects: No significant defects observed.**<br>Other: Resting on boundary wall. | No action required.<br>n/a / 3 | Moderate<br>Good<br>Fair | Low<br>10-20<br>C |
| **T7** | Semi-Mature<br>**Himalayan Birch**<br>Betula utilis. | 6 | 2 | 21 | N 4<br>W 4 E 4<br>S 4 |  | Form: Multi-stemmed at 2m with a balanced crown.<br>History: No evidence of significant pruning.<br>**Defects: No significant defects observed.** | No action required.<br>n/a / 3 | Moderate<br>Good<br>Good | Moderate<br>20-40<br>C |

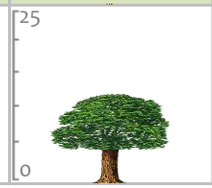
| Reference<br>G = Group<br>H = Hedge | Age & Species | Height (m) | Crown Ht (m) | Diameter (cm) | Crown Spread (m)<br>N<br>W E<br>S | Scaled Tree Diagram (m) | Notes | Recommendations<br>(Independent of any development proposals)<br>Priority / Inspect Freq (yrs) | Vigour<br>Physiological Condition<br>Structural Condition | Amenity Value<br>Life Expectancy (yrs)<br>Retention Category |
|---|---|---|---|---|---|---|---|---|---|---|
| **T8** | Mature<br>**Lime**<br>Tilia sp. | 12 | 5 | 60 | 5<br>5 5<br>5 |  | Position: Situated on third party land.<br>Form: Multi-stemmed at 3.5m with a balanced crown.<br>History: Multiple pruning wounds due to crown reduction.<br>**Defects: No significant defects observed.**<br>Other: Limited inspection, dimensions estimated. | No action required.<br>n/a / 3 | Moderate<br>Good<br>Fair | Moderate<br>40+<br>**B** |


Photo 1


Photo 2

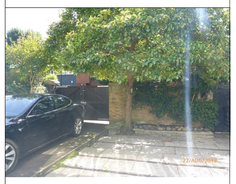



Photo 3

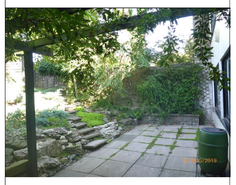



Photo 4


Photo 5

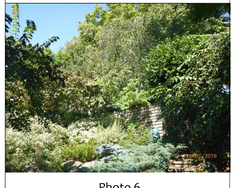
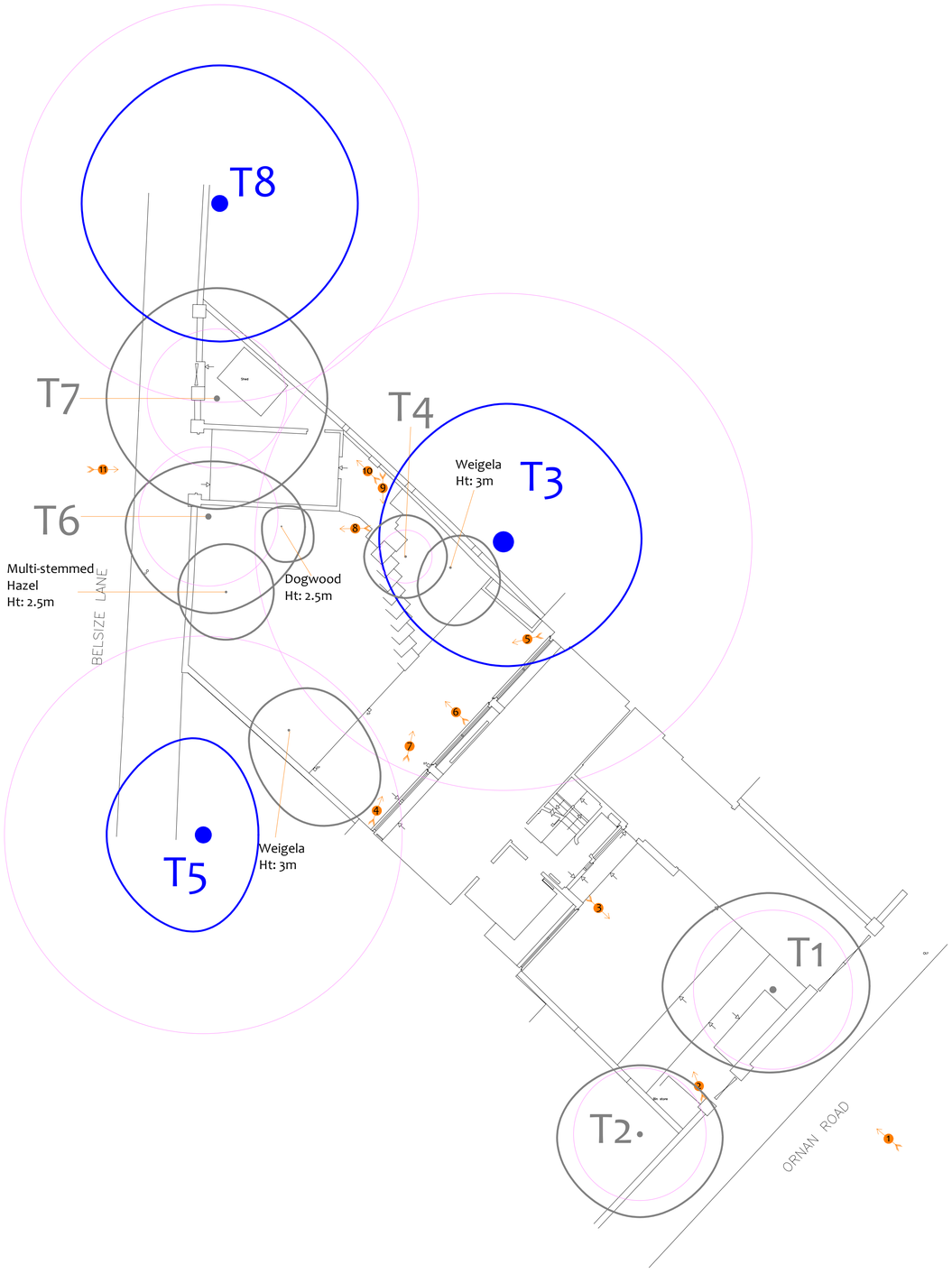



Photo 6

Photo 7




MN

# Tree Constraints Plan

(Existing Layout)


Photo 8

Photo 9


Photo 10


Photo 11

See the accompanying report for more photographs

| Tree Ref. | Species | Height (m) | Root Protection Area | | |
|---|---|---|---|---|---|
| | | | Radius (m) | m² | Square (m) |
| T1 | Cockspur Thorn | 4 | 2.9 | 26 | 5.1 |
| T2 | Cockspur Thorn | 3.5 | 2.4 | 18 | 4.3 |
| T3 | Ash | 15 | 9.0 | 254 | 16.0 |
| T4 | Bay Laurel | 3 | 1.0 | 3 | 1.7 |
| T5 | Ash | 10 | 7.2 | 163 | 12.8 |
| T6 | Apple | 3 | 2.5 | 20 | 4.5 |
| T7 | Himalayan Birch | 6 | 2.5 | 20 | 4.5 |
| T8 | Lime | 12 | 7.2 | 163 | 12.8 |

| | |
|---|---|
| Drawing No: | CCL 10395 / TCP Rev: 1 |
| Title: | Tree Constraints Plan (Existing Layout) |
| Site: | 40 Ornan Road NW3 4QB |
| Scale: 1:100 | Paper Size: A1 |

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Arboricultural Consultants
01422 316660

**Tree Retention Categories**
Stems & canopies shown

- Category A 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.
- Category B tree — 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
- Category C tree — Unremarkable trees of low quality and merit. Individual specimens are not considered to be a material planning consideration.
- Category U tree — 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 exising road or building.

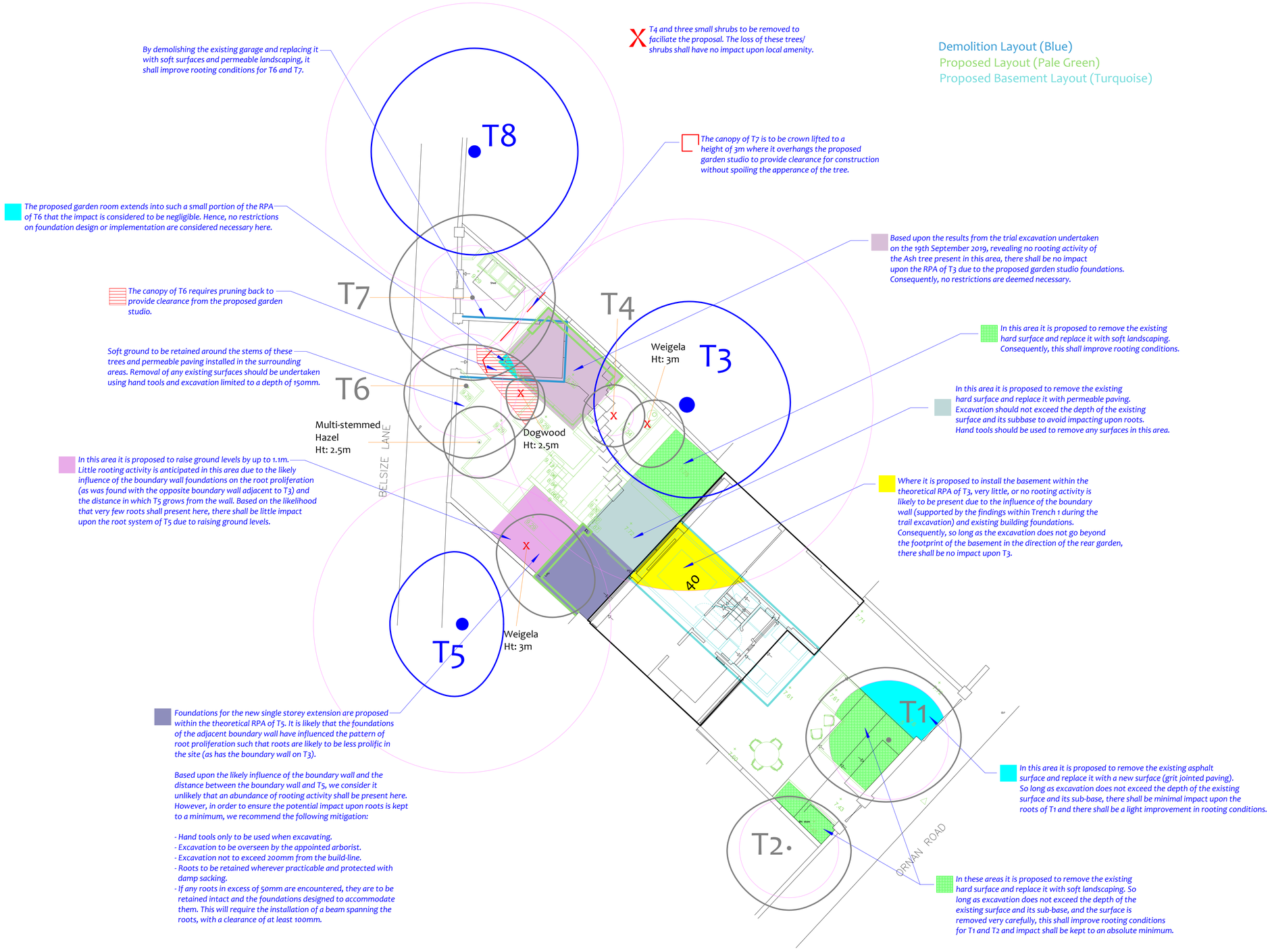
Root Protection Area having been amended to account for for site conditions

T1 = Tree No 1 G2 = Group No 2 H3 = Hedge No 3

1 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.




# Impact Assessment Plan

(Existing Layout with Proposals Overlaid)

| | |
|---|---|
| Drawing No: | CCL 10395 / IAP Rev: 1 |
| Title: | Impact Assessment Plan (Existing Layout with Proposals Overlaid) |
| Site: | 40 Ornan Road NW3 4QB |
| Scale: | 1:100 |
| Paper Size: | A1 |

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Stems & canopies shown

| | |
|---|---|
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| Category B tree | 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 |
| Category C tree | Unremarkable trees of low quality and merit. Individual specimens are not considered to be a material planning consideration. |
| Category U tree | Trees unsuitable for retention due to their very poor condition. |

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

Root Protection Area needing amendment due to site conditions, e.g. presence of exising 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

X Tree to be removed to facilitate the proposal

X 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) | m² | Square (m) |
| T1 | Cockspur Thorn | 4 | 2.9 | 26 | 5.1 |
| T2 | Cockspur Thorn | 3.5 | 2.4 | 18 | 4.3 |
| T3 | Ash | 15 | 9.0 | 254 | 16.0 |
| T4 | Bay Laurel | 3 | 1.0 | 3 | 1.7 |
| T5 | Ash | 10 | 7.2 | 163 | 12.8 |
| T6 | Apple | 3 | 2.5 | 20 | 4.5 |
| T7 | Himalayan Birch | 6 | 2.5 | 20 | 4.5 |
| T8 | Lime | 12 | 7.2 | 163 | 12.8 |

Impact Assessment Plan
(Existing Layout with Proposals Overlaid)

## *Breif Description:*

*Trail excavation carried out on Thursday 19th September 2019.*
*Attendees: Emma Hoyle from Crown Tree Consultancy, Sara Dei from J&L Gibbons and two labourers.*

*The purpose of the excavation was to determine the rooting activity of a mature Ash tree (T3) which grows next to the boundary wall, adjacent to where development is proposed.*

*A series of trenches were excavated along the boundary wall using hand tools and the extent of rooting activity was recorded and photographed. No roots in excess of 15mm were severed during the excavation.*

*The soils were exposed prior to our arrival but no excavation had occurred.*

*Seven individual trenches were excavated and then backfilled before moving on to the next trench to ensure the boundary wall was not completely exposed and potentially destabilised.*

*The trenches were excavaed down to the wall foundation (where possible) and a little further to ensure all potential rooting activity was considered.*

## *Findings and Observations:*

*Trench 1:*
*Root 1: Diameter of 40mm at a depth of 0.18m below the existing ground level.*
*Root 2: Diameter of 0.14mm at a depth of 0.2m below the existing ground level.*

*Trench 2: Significant rooting activity encountered.*
*Root 1: Diameter of 30mm at a depth of 0.11m below the existing ground level.*
*Root 2: Diameter of 100mm at a depth of 0.2m below the existing ground level.*
*Root 3: Diameter of 45mm at a depth of 0.12m below the existing ground level.*
*Root 4: Diameter of 80mm at a depth of 0.2m below the existing ground level.*
*Root 5: Diameter of 75mm at a depth of 0.11m below the existing ground level.*
*Root 6: Diameter of 30mm at the existing ground level.*
*Several other roots encountered with a diameter of up to circa 25mm.*

*Trench 3:*
*Root 1: Diameter of 25mm at a depth of 0.5m below the existing ground level.*
*Root 2: Diameter of 45mm at a depth of 0.38m below the existing ground level.*
*One root of 10mm also encountered*

*Trench 4:*
*No significant roots found.*

*Trench 5:*
*No significant roots found.*

*Trench 6:*
*No significant roots found.*

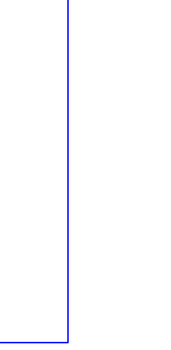
*Trench 7:*
*No significant roots found.*

Trench 5
Depth: 0.7m
Width: 0.5m
Length: 1m

Trench 7
Depth: 0.6-0.8m
Width: 0.65m
Length: 1.2m

Trench 4
Depth: 0.55m
Width: 0.4m
Length: 1.4m

Trench 3
Depth: 0.55m
Width: 0.5m
Length: 1.1m



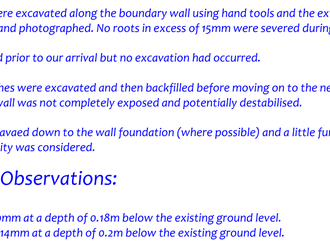
Trench 2
Depth: 0.3m
Width: 0.7m
Length: 1.1m



Trench 1
Depth: 0.7m
Width: 0.6m
Length: 1.3m



Trench 6
Depth: 0.75m
Width: 0.6m
Length: 1.2m





















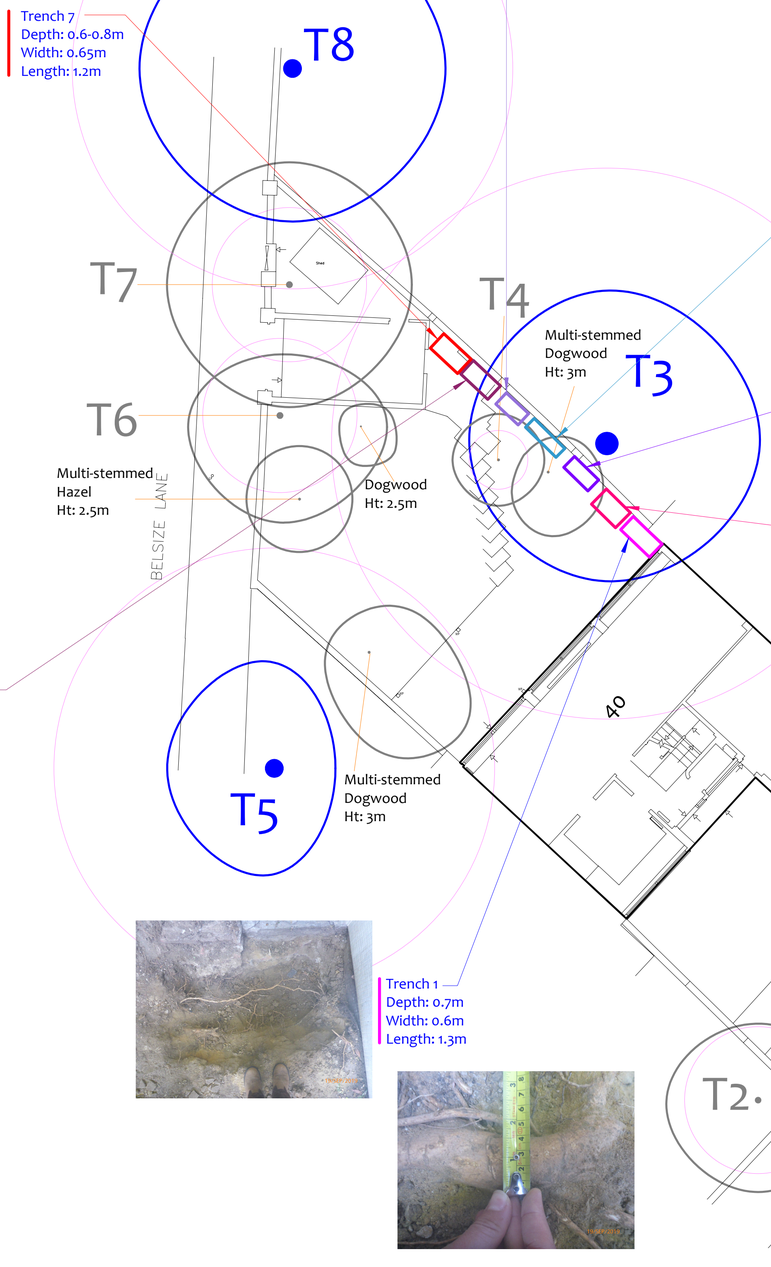













N
MN

## Trial Excavation Plan
(Existing Layout)

| | |
|---|---|
| Drawing No: | CCL 10395 / TCP Rev: 1 |
| Title: | Trial Excavation Plan (Existing Layout) |
| Site: | 40 Ornan Road NW3 4QB |
| Scale: | 1:100 (0 – 5) Paper Size: A1 |

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Arboricultural Consultants
01423 316660

**Tree Retention Categories**
Stems & canopies shown

| | |
|---|---|
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# Trial Excavation 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.