

Treereports.uk. Ltd

Chartered Arboriculturists



27 Old Gloucester Street, London, WC1N 3AX
Tel: 07938 679 953
Email: robin@treereports.uk
Web: www.treereports.uk

Report on the Front Garden Tree at 10 Kemplay Road London NW3 1SY

For
Mattias & Anika Dux
10 Kemplay road, London, NW3 1SY

Carried out by Robin Howorth MRICS, MICFor

Report date: 10th August 2022



*subsidence and loss adjusters
veteran tree reports
tree root investigations
arboricultural inspections
planning application surveys*

 Institute of
Chartered Foresters
Registered Consultant

Company registration number 13953145



1 Limitations

This report is solely for the use of Mattias & Anika Dux, architectural advisors, the local authority planning department, friends and family and cannot be relied upon by others without the sole approval of the author, Robin Howorth of Treereports.uk Ltd.

Any further enquiries regarding this report should be addressed to:

Treereports.uk. Ltd
Chartered Arboriculturists
27 Old Gloucester Street, London, WC1N 3AX

Signed

Robin Howorth, B.Sc. M.Sc. MRICS MICFor
CHARTERED ARBORICULTURIST
CHARTERED SURVEYOR



2 Introduction

This report is based on my tree inspection on 20th June 2022 in addition to my academic training and professional experience.

Please note all orientation within the report is based on viewing the property and the trees from Kemplay road.

3 My Experience

I am a qualified and experienced Chartered Arboriculturist and professional member of the Institute of Chartered Foresters with over 25 years professional practice as a forester and arboriculturist.

I have a B.Sc. (Honours) degree in Forestry and Wood Science from Bangor University and a M.Sc. in Building Surveying from Southbank University, London.

I am a Chartered Building Surveyor and professional member of the Royal Institution of Chartered Surveyors.

As part of my ongoing Continual Professional Development, I have completed training in: CAVAT- tree valuation: Arboricultural Association (Lantra) – professional tree surveying and Quantified Tree Risk Assessment (QTRA).

In my regular professional life, I am involved with resolving tree related subsidence claims; tree safety inspections and reports; arboricultural implication assessments for planning applications; tree root exposure and mapping and tree and wood decay assessments.



4 Brief

To provide an assessment of the existing tree in the front garden in terms of possible tree removal with the constraint the Hampstead Conservation Area.

This report is also based on BS 5837: 2012. Trees in Relation to Design, Demolition and Construction-Recommendations.

5 Background information

The property is currently an empty residential property.

6 Scope of this report

This report only concerns the existing front garden Laburnum tree.

No inspection of any other trees was undertaken on the day of the survey.

The inspection and report do not include an assessment of the structure of the adjacent houses or any possible impact the tree may have or had upon the structure of the house, the boundary walls or utilities such as drains and the like.

This report does not recommend the removal or felling of any trees without prior engagement or notification of Camden Council which could breach your legal duties and requirements of the Conservation Area protection of these trees.

This report does not include a safety assessment of the tree.



7 Time limit

As trees are biological living organisms and are potentially subject to disease or decline, this report and any recommendations made are limited to a 12 month period.

Any alterations to the site, ground levels and any development proposals or construction works could change the current circumstances and may invalidate this report and any recommendations made.

8 Inspection

8.1 Front Right Laburnum tree (T1)

This tree is situated to the front garden right side, close to the corner of this small garden.

This mature tree has a main stem with a diameter of 46cm and a height of 7m.

The tree has been significantly reduced in the past with a 1.8m height pollard point and pruning wounds in the crown.

The canopy extends to 2m to the South; 1.5m to West; 2m to the East and 3m to the North.

There are several areas of decline and ill health in the stem and canopy of this tree.

The canopy to the East side had died back to at least round 30% of its previous extent.

There is a large decay pocket that extends from the base to around 1.8m in height with adaptive growth to the edges of the decay.

A black bracket fungal fruiting body was visible to the base of the tree within the decayed section. This fruiting body was old and had the appearance of a *Ganoderma applanatum* species, which is a white rot fungi.



This fungal species produces ductile fracture, attacking the lignin which provides the structural strength to the wood.

In summary, this tree is in poor condition structurally and physiologically and not suitable for long term retention.

Additionally, the right side brick boundary wall, inside brick retaining wall and front brick wall pier are all leaning most likely due to direct root pressure from this tree.

There is an approximate 30mm gap between the front and right side wall close to the tree stem and there is visible cracking and movement to the inside brick retaining wall.

I would recommend removal of this tree on the condition that a suitable replacement tree is planted within 2 years from the date of removal.

Such a replacement tree could be a Magnolia 'Caerhays surprise' , Magnolia liliflora 'Nigra' or a small crab apple tree.

9 Summary and Conclusion

Based on the poor structural and physiological condition of the front laburnum tree in addition to fungal decay, tree removal and the planting of a replacement tree is recommended.

This report can be forwarded to the Local Authority planning department in support of a tree removal application.

No tree works should be undertaken without approval from the local Authority.