BS5837 2012 Trees in Relation to Design, Demolition and Construction

Tree Report at

48 Sinah Road, Hayling Island,

PO11 0HH

03/09/2020

Prepared By:

Camps Environmental Services Ltd
Unit 1B Bramble House
Furzehall Farm
Fareham
PO167JH
www.cesltd.uk.net
admin@cesltd.uk.net
Tel: 01329 553790

Prepared For:

Nick Hebden
Hebden Design Studio
The Barns, Church Lane, Northney
PO11 0SB

© CES Ltd

Document Control

Contract Title	48 Sinah Lane, Hayling Island, PO11 0HH
Report Title	BS5837 2012 Trees in Relation to Design, Demolition and Construction Tree Report
Revision	1
Status	Final
Control Date	03/09/2020

Record of Issue

Issue	Status	Author	Date	Review	Date	Authorised	Date
1	Draft	M.Osman	02/09/2020	C.Castlo	03/09/2020	C.Castlo	03/09/2020

The contents of this report were correct at the time of the survey visit. All rights in this report are reserved. The report is provided for the sole use of the named client and is in accordance with generally accepted consultancy principles. Any information provided by third parties and referred to within this report has not been checked or verified by CES Ltd. This report may not be relied upon without the written consent of CES Ltd.

Summary

This is a tree report to support an application for planning permission.

This tree survey and tree survey plan seeks to address the constraints posed by existing trees on any proposed development.

The report is advisory in nature and intended to help inform the design process and is suitable for submission to support an application for either outline or full planning consent.

The report has been written following the recommendations and guidance given within British Standard BS 5837:2012 Trees in relation to design, demolition and construction.

All the trees of material consideration have been inspected within and immediately adjacent to the proposed development site. These trees are listed in Appendix 1: Tree Survey Schedule and annotated on the Tree Survey Plan in Appendix 4.

© CES Ltd

1. Contents

1. INSTRUCTIONS 4

1.1. INSTRUCTIONS 4
1.2. SCOPE 4

2. REPORT LIMITATIONS 4

3. INTRODUCTION 5

4. SITE DESCRIPTION 5

4.1. SITE SURVEY 5
4.2. SITE USE / LAYOUT 5
4.3. SURROUNDING LANDSCAPE AND USE 6
4.4. SOIL ASSESSMENT 6

5. TREE SURVEY METHODOLOGY 6

5.1. SURVEYED TREES 6
5.2. TREE TAGS 6
5.3. ROOT PROTECTION AREAS (RPA) 6
5.4. TREE CATEGORIES 6

6. TREE SURVEY FINDINGS 6

7. TREE CONSTRAINTS AND CONSIDERATIONS 7

7.1. GENERAL PRINCIPLES 7
7.2. SPECIFICS TO THIS SITE 8

8. APPENDIX 1: TREE SURVEY SCHEDULE 9

9. APPENDIX 2: TREE CATEGORY DEFINITIONS 23

10. APPENDIX 3: PHOTOS OF U CATEGORY TREES 24

11. APPENDIX 4: TREE SURVEY PLAN 32

© CES Ltd

1. Instructions

1.1. Instructions

1.1.1. CES Ltd have been instructed by Nick Hebden, of Hebden Design Studios on behalf of his client to report on the following in accordance with BS 5837:2012 Trees in Relation to Design, Demolition and Construction – Recommendations:

- Tree Survey and Tree Survey Plan

1.1.2. The arboricultural report is to assess the influence that the trees on and adjacent to the site may have on any proposed development and vice versa, utilising the Topographical Plan provided by Hebden Design Studio and drawn by Solent Surveys.

1.1.3. Following an initial telephone conversation with Nick Hebden the following arboricultural information is provided.

1.2. Scope

1.2.1. The scope of the works are:

- To carry out BS5837 standard tree survey, gathering data for trees, groups of trees and woodlands to include, a reference number, species, height, stem diameter, branch spread, canopy height above ground level, life stage, condition, estimated remaining contribution in years and tree category.
- To assess and plot all trees, woodland areas and groups of trees within the site, and any offsite trees or woodlands close to the boundary which have been indicated on topographical survey
- To provide a tree survey plan showing the trees, groups of trees and woodland locations with each numbered in numerical order where possible, colour coded as per the tree categories, and showing root protection areas and shading.

2. Report Limitations

2.1.1. Trees are living organisms whose health and overall condition can change rapidly. The conclusions and recommendations contained within this report are valid for a period of 12 months. The period of validity may be reduced if significant changes occur to either the trees or to the landscape within the immediate proximity of the trees.

2.1.2. No internal decay detection devices or other invasive tools were used to assess tree condition. No excavations were carried out and no soil or root samples were taken.

2.1.3. No tree was climbed for the purposes of this survey. Where necessary, the upper sections of the tree were inspected from the ground using binoculars.

2.1.4. Trees were surveyed from within the site boundaries and permission was granted to access and measure/survey the neighbouring boundary trees on the western edge. Trees beyond the frontage boundary row were not measured and have not been plotted on the map.

2.1.5. For this survey, checks for Tree Preservation Orders (TPO), Conservation Areas, or any other legislative restrictions have not been carried out. It is strongly advised to check with the Local Authority to confirm the status of any restrictions on the site, this could otherwise result in heavy fines if unauthorised works are undertaken.

© CES Ltd

3. Introduction

3.1.1. The report has been written following the recommendations and guidance given within British Standard 5837:2012 Trees in relation to design, demolition and construction – Recommendations. (hereinafter BS5837).

3.1.2. BS5837 Provides recommendations and guidance for arboriculturists, architects, builders, engineers, and landscape architects and all others interested in harmony between trees and development in its broadest sense. It is intended to assist decision-making with regard to existing and proposed trees in the context of design, demolition and construction.

3.1.3. Existing trees are an important factor on construction sites, whether on or near the working areas and trees are a material consideration in the UK planning system.

3.1.4. The tree survey was carried out by Martin Osman on 26/08/2020. The results of the tree survey and this report, including material constraints arising from existing trees that merit retention, should be used (along with any other relevant baseline data) to inform feasibility studies and design options.

3.1.5. If detailed design has already been prepared, this report can be used to identify any significant conflicts and, in such cases, the nature and need for the proposed development should be set against the quality and values of affected trees. The extent to which the design can be modified to accommodate those trees meriting retention should be carefully considered.

3.1.6. The report is intentionally concise with minimal background explanations. Where appropriate, further guidance and information is included as appendices.

3.1.7. The report contains the following appendices:

a) Tree survey and a tree quality assessment in Appendix 1: Tree Survey Schedule.
b) Cascade chart for tree quality assessment at Appendix 2: Tree Category Definitions.
c) Photographs in Appendix 3: Photos.
d) Scale drawing showing existing site features and the proposed development. This drawing has been amended to show tree quality assessment, root protection areas and shadow patterns, as appropriate and should be read in conjunction with this report, in Appendix 4: Tree Survey Plan.

4. Site Description

4.1. Site Survey

4.1.1. The site survey included within the Tree Survey Plan in Appendix 4 contains:

- Locations of all trees, shrub masses, hedges etc. of material consideration within the development site.
- Other relevant features, such as buildings, other structures and boundary features
- Approximate location of trees on land adjacent to the development site that might influence the site or might be important as part of the local landscape character.

4.2. Site Use / Layout

4.2.1. The site is a rear domestic garden, with a northerly aspect.

© CES Ltd

4.3. Surrounding Landscape and Use

4.3.1. There are domestic gardens of similar size and length on either side. At end of garden is Langstone and Chichester harbours with a short beach between end of garden and water's edge.

4.4. Soil Assessment

4.4.1. No soil samples have been taken as part of this survey. The soil is believed to be Loamy soil with naturally high groundwater, based upon the Soilscapes website which is developed by the Cranfield University and sponsored by DEFRA.

5. Tree Survey Methodology

5.1. Surveyed Trees

5.1.1. All trees within the site boundaries as shown on the topographic survey have been surveyed. Trees outside of the site boundary that could either be affected by the development or the development could be affected by the tree and included within the topographical survey drawing, have also been included within the survey.

5.1.2. Any trees missing on the topographical survey have been added to the Tree Survey Schedule and Tree Survey Plan.

5.2. Tree Tags

5.2.1. Surveyed trees have not been tagged.

5.3. Root Protection Areas (RPA)

5.3.1. The Root Protection Areas (RPA) have been calculated in accordance with BS5837 and are detailed in Appendix 1: Tree Survey Schedule. Where ground constraints have had, or are likely to have, an effect on tree root development, for example, where level changes or changes in rooting medium (heavily compacted ground, areas of hard standing etc) have influenced tree root growth, RPA has been adjusted accordingly.

5.3.2. RPA are shown on the Tree Survey Plan in Appendix 4 as a circle around each tree.

5.4. Tree Categories

5.4.1. Each tree or group of trees has been given a category of U for trees unsuitable for retention, and A, B or C for trees to be considered for retention. These trees also have a subcategory of 1 for arboricultural qualities, 2 for landscape qualities and 3 for cultural values. These are explained further in Appendix 2: Tree category Definitions.

6. Tree Survey Findings

6.1.1. Trees found during the survey can be grouped together into front garden, Northeast of back garden, north of back garden and boundary on west side.

© CES Ltd

6.1.2. Trees within the front garden are ornamental and small in size with Ash and Birch being 2 of the tree species located within the boundary hedges. A small magnolia is located within the front lawn area.

6.1.3. North East of rear garden is dominated by a leaning Eucalyptus from boundary across the garden, remaining trees are small mature fruit trees of Cherry, Apple and Pear species joined by a hedgerow of mixed native species. A couple of the fruit trees are dead or declining with short life expectancies. A Yew, Birch and Hawthorn can also be found in this area.

6.1.4. Bottom of the garden towards the sea can be found a group of mature Oak trees which are present within the garden of number 48 and also spread to neighbouring properties. Within this group of mature Oaks is a solitary mature Pine tree. All Oaks with the exception of 1 on the sea front, are of good form and should be retained.

6.1.5. Western boundary of the garden is demarked by a row of 9 mature Ash trees, which resemble lapsed pollards between 2 and 3m above ground level. Limb growth after the pollards are approx. 5m high giving the appearance of lapsed pollards. In between the Ash trees are small Hawthorn, a topped Holly tree and a managed hedge. These trees are located within neighbouring property and ownership.

7. Tree Constraints and Considerations

7.1. General Principles

7.1.1. In order to avoid damage to the roots or rooting environment of retained trees, the root protection area (RPA) is plotted around category A, B and C trees as necessary to illustrate potential constraints to the proposed development. This area should be left undisturbed. However, where construction is proposed within the RPA, technical solutions may be available to enable the successful retention of trees.

7.1.2. The current and estimated height (in 40 years' time) of category A, B and C trees may be annotated on the Tree Survey Plan where this would cause unreasonable obstruction of sunlight or daylight to the development. This is represented by a segment, with a radius from the centre of the stem, equal to the current or estimated height of the tree. It is drawn from due North West to due East indicating the shadow pattern through the main part of the day.

7.1.3. To maximize the probability of successful tree retention a realistic assessment of the probable impact of any proposed development on the trees and vice versa should take into account the characteristics and condition of retained trees, with due allowance and space permitted for their future growth and maintenance requirements.

7.1.4. The relationship of buildings to large trees can cause apprehension to occupiers or users of nearby buildings or spaces. Buildings and other structures should be sited allowing adequate room for retained trees, and with due allowance and space permitted for their future growth.

7.1.5. Buildings and open spaces should be designed with due consideration to the proximity of retained trees, especially in terms of the foliage, flowers, fruit and other debris associated with the normal functions of a healthy tree.

7.1.6. The presence of tree preservation orders, conservation areas or other regulatory tree protection should be taken into account during the design process, along with the requirements of infrastructure including above and below ground services, visibility splays, refuse stores, lighting, signage, solar collectors, satellite dishes and CCTV sightlines.

© CES Ltd

7.1.7. Consideration is required for the access and working area needed to enable the construction of the proposed development, including the effects of pruning on the amenity value of retained trees, and the protection of overhanging tree canopies where they could be damaged by construction.

7.1.8. The potential for new planting to mitigate proposed tree loss should be incorporated into the design.

7.2. Specifics to This Site

7.2.1. The RPAs of all trees, shrub masses, hedges etc. of material consideration on and adjacent to the proposed development site are given in the tree survey schedule in Appendix 1.

7.2.2. An indicative RPA for all A, B and C category trees are annotated on the Tree Survey Plan. The remainder of trees, all assessed as category U trees, do not require RPA.

7.2.3. The estimated heights of all trees of material consideration on and adjacent to the proposed development site are given in the tree survey schedule in Appendix 1. The obstruction of sunlight is represented by a segment equal to the estimated height of the tree through the main part of the day.

7.2.4. Due consideration has been given to the proximity of the retained trees with allowance and space permitted for their future growth

© CES Ltd

8. Appendix 1: Tree Survey Schedule

Ref	Species	Full Structure	Measurements	Spread	General Observations	Retention Category	RPA	Comments	Measurements2
T001	Magnolia (Magnolia sp.)	Tree 2 stems	Height (m): 3 2 stems, diam(mm): 50, 50, Spread (m): 2N, 2E, 2.5S, 2W Crown Clearance (m): 1.5 Lowest Branch (m): 1(N) Life Stage: Young Rem. Contrib.: 20+ Years	N:2 E:2 S:2.5 W:2	Fair overall Physiological and Structural condition. co dominant stems.	C2	Radius: 0.9m. Area: 3 sq m.		Other Reference: Physiological Cond: Good Structural Cond: Fair Bat Habitat: None
T002	Common Ash (Fraxinus excelsior)	Tree	Height (m): 7# Stem Diam (mm): 130# Spread (m): 3#N, 2#E, 2#S, 2#W Crown Clearance (m): 3 Lowest Branch (m): 2.5(E) Life Stage: Semi Mature Rem. Contrib.: 10+ Years	N:3# E:2# S:2# W:2#	Within hedge on boundary, next to other ash. Fair overall Physiological and Structural condition. overhanging neighbours cars. Class 1 up to 25% dieback	C2	Radius: 1.6m. Area: 8 sq m.		Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat: None
T003	Common Ash (Fraxinus excelsior)	Tree	Height (m): 8# Stem Diam (mm): 250# Spread (m): 3#N, 3#E, 3#S, 3#W Crown Clearance (m): 3.5 Lowest Branch (m): 2(W) Life Stage: Semi Mature Rem. Contrib.: 10+ Years	N:3# E:3# S:3# W:3#	Fair overall Physiological and Structural condition. within hedge at front of house. Class 1 up to 25% dieback.	C2	Radius: 3.0m. Area: 28 sq m.		Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat: None

T004	Silver Birch (Betula pendula)	Tree	Height (m): 7# Stem Diam (mm): 250# Spread (m): 5N, 1E, 1S, 1W Crown Clearance (m): 4 Lowest Branch (m): 3(N) Life Stage: Early Mature Rem. Contrib.: 10+ Years	N:5 E:1 S:1 W:1	Leaning towards north, from corner of garden. has adapted and corrected growth. within front garden hedge. crown mixed in within ash trees.	C1,2	Radius: 3.0m. Area: 28 sq m.	Nest located in canopy.	Other Reference: Physiological Cond: Fair Structural Cond: Poor Bat Habitat: None
T005	Mixed Species Group (Group, mixed species)	Group	Height (m): 3# Stem Diam (mm): 100# Spread (m): 1N, 1E, 1S, 1W Crown Clearance (m): 0 Lowest Branch (m): 0 Life Stage: Mature Rem. Contrib.: 10+ Years	N:1 E:1 S:1 W:1		C2	Area: 15.56 sq m.	Dog rose, elder, sycamore, ash, cotoneaster species present.	Other Reference: Front garden Physiological Cond: Fair Structural Cond: Fair Bat Habitat: None
T006	Laurel Cherry (Prunus laurocerasus)	Tree	Height (m): 5 Stem Diam (mm): 100 Spread (m): 1N, 1E, 1S, 1W Crown Clearance (m): 2 Lowest Branch (m): 1(N) Life Stage: Semi Mature Rem. Contrib.: 20+ Years	N:1 E:1 S:1 W:1	In hedge next to front wall, good straight specimen Good overall Physiological and Structural condition.	B1,2	Radius: 1.2m. Area: 5 sq m.		Other Reference: Physiological Cond: Good Structural Cond: Good Bat Habitat: None
T007	Mixed Species Group (Group, mixed species)	Group	Height (m): 4# Stem Diam (mm): 100# Spread (m): 2#N, 1#E, 1#S, 1#W Crown Clearance (m): 1.5 Lowest Branch (m): 1#(N) Life Stage: Mature Rem. Contrib.: 20+ Years	N:2# E:1# S:1# W:1#	Group of trees forming front screening, some historical removals	B2	Area: 7.24 sq m.		Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat: None

T008	Mixed Species Group (Group, mixed species)	Group	Height (m): 4 Stem Diam (mm): 200# Spread (m): 1#N, 1#E, 1#S, 1#W Crown Clearance (m): 0 Lowest Branch (m): 0 Life Stage: Mature Rem. Contrib.: 20+ Years	N:1# E:1# S:1# W:1#	Group of trees forming boundary to neighbours. all stems originate from neighbours property.	B2	Area: 23.39 sq m.	Owned by neighbours	Other Reference: Physiological Cond: Good Structural Cond: Good Bat Habitat: None
T009	Common Hawthorn (Crataegus monogyna)	Tree 2 stems	Height (m): 4 2 stems, diam(mm): 100, 100, Spread (m): 1N, 1E, 1S, 1W Crown Clearance (m): 1.5 Lowest Branch (m): 1.5(N) Life Stage: Semi Mature Rem. Contrib.: 20+ Years	N:1 E:1 S:1 W:1	Within hedgerow	C2	Radius: 1.7m. Area: 9 sq m.		Other Reference: Physiological Cond: Good Structural Cond: Good Bat Habitat: None
T010	Silver Birch (Betula pendula)	Tree	Height (m): 9# Stem Diam (mm): 300 Spread (m): 1N, 3E, 3S, 2W Crown Clearance (m): 2 Lowest Branch (m): 2(S) Life Stage: Mature Rem. Contrib.: 10+ Years	N:1 E:3 S:3 W:2	Crown mixed within eucalyptus nearby. ivy growing up from base.	C1,2	Radius: 3.6m. Area: 41 sq m.		Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat: None
T011	Cider Gum (Eucalyptus gunnii)	Tree 2 stems	Height (m): 6# 2 stems, diam(mm): 240, 230, Spread (m): 5N, 0E, 6S, 7W Crown Clearance (m): 1 Lowest Branch (m): 3(S) Life Stage: Mature Rem. Contrib.: 20+ Years	N:5 E:0 S:6 W:7	Leaning in towards garden from east boundary.	C1	Radius: 4.0m. Area: 50 sq m.		Other Reference: Physiological Cond: Good Structural Cond: Fair Bat Habitat: None
T012	Purple Cherry Plum 'Purpurea' (Prunus cerasifera 'Pissardi')	Tree 4 stems	Height (m): 8# 4 stems, diam(mm): 100, 280, 100, 290 Spread (m): 6N, 4#E, 3S, 4W Crown Clearance (m): 3 Lowest Branch (m): 1(N) Life Stage: Mature Rem. Contrib.: 10+ Years	N:6 E:4# S:3 W:4	Multi stemmed	C2	Radius: 5.1m. Area: 82 sq m.		Other Reference: Physiological Cond: Good Structural Cond: Fair Bat Habitat: None

T013	Apple (Malus sp.)	Tree 2 stems	Height (m): 4 2 stems, diam(mm): 140, 200, Spread (m): 2N, 2E, 3S, 3W Crown Clearance (m): 1.5 Lowest Branch (m): 1(S) Life Stage: Mature Rem. Contrib.: 10+ Years	N:2 E:2 S:3 W:3	Ivy covered at base, some deadwood. Decay at junction at 0.5 on north. Probed to 50mm. Joint of main stems is weak.	C2	Radius: 2.9m. Area: 26 sq m.		Other Reference: Physiological Cond: Fair Structural Cond: Physical Defect Bat Habitat: None
T014	Cherry (Prunus sp. (Cherries))	Tree 3 stems	Height (m): 5 3 stems, diam(mm): 120, 130, 100, Spread (m): 4N, 2E, 1S, 3W Crown Clearance (m): 1.5 Lowest Branch (m): 1.5(N) Life Stage: Semi Mature Rem. Contrib.: 10+ Years	N:4 E:2 S:1 W:3	Some deadwood, ivy covered at base.	C1,2	Radius: 2.4m. Area: 18 sq m.		Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat: None
T015	Pear (Pyrus sp.)	Tree	Height (m): 3 Stem Diam (mm): 140 Spread (m): 2N, 1E, 2S, 1W Crown Clearance (m): 0 Lowest Branch (m): 0(S) Life Stage: Semi Mature Rem. Contrib.: 10+ Years	N:2 E:1 S:2 W:1	Small tree heavily managed. Quickly bifurcates into 5 stems.	C1,2	Radius: 1.7m. Area: 9 sq m.		Other Reference: Physiological Cond: Fair Structural Cond: Poor Bat Habitat: None
T016	Apple (Malus sp.)	Tree	Height (m): 3 Stem Diam (mm): 160 Spread (m): 2N, 2E, 2S, 2W Crown Clearance (m): 1.5 Lowest Branch (m): 1(N) Life Stage: Mature Rem. Contrib.: 10+ Years	N:2 E:2 S:2 W:2	Showing signs of decline and historical management.	C2	Radius: 1.9m. Area: 11 sq m.		Other Reference: Physiological Cond: Poor Structural Cond: Poor Bat Habitat: None
T017	Apple (Malus sp.)	Tree	Height (m): 3 Stem Diam (mm): 240 Spread (m): 2N, 2E, 2S, 2W Crown Clearance (m): 1 Lowest Branch (m): 1.5(W) Life Stage: Dead	N:2 E:2 S:2 W:2	Dead	U	None - due to Retention Category of U.		Other Reference: Physiological Cond: Dead Structural Cond: Collapsing Bat Habitat: None

T018	English Yew (Taxus baccata)	Tree	Height (m): 4# Stem Diam (mm): 170 Spread (m): 2N, 1E, 3S, 3W Crown Clearance (m): 0 Lowest Branch (m): 0(N) Life Stage: Semi Mature Rem. Contrib.: 40+ Years	N:2 E:1 S:3 W:3	Overgrown and restricted by nearby dead tree.	B1	Radius: 2.0m. Area: 13 sq m.		Other Reference: Physiological Cond: Good Structural Cond: Good Bat Habitat: None
T019	Common Hawthorn (Crataegus monogyna)	Tree 4 stems	Height (m): 4 4 stems, diam(mm): 170, 170, 230, 260, Spread (m): 3N, 1E, 1S, 2W Crown Clearance (m): 2 Lowest Branch (m): 2(N) Life Stage: Dead	N:3 E:1 S:1 W:2	Dead	U	None - due to Retention Category of U.		Other Reference: Physiological Cond: Dead Structural Cond: Collapsing Bat Habitat: Low
T020	Crab Apple (Malus sylvestris)	Tree	Height (m): 3 Stem Diam (mm): 170 Spread (m): 2N, 2E, 2S, 2W Crown Clearance (m): 2 Lowest Branch (m): 1(N) Life Stage: Mature Rem. Contrib.: <10 years	N:2 E:2 S:2 W:2	In general decline, deadwood present and bark necrosis	U	None - due to Retention Category of U.		Other Reference: Physiological Cond: Poor Structural Cond: Decaying Bat Habitat: Low
T021	Pear (Pyrus sp.)	Small Tree	Height (m): 3 Stem Diam (mm): 100 Spread (m): 1N, 1E, 2S, 2W Crown Clearance (m): 1 Lowest Branch (m): 1(N) Life Stage: Semi Mature Rem. Contrib.: 10+ Years	N:1 E:1 S:2 W:2		C1	Radius: 1.2m. Area: 5 sq m.		Other Reference: Physiological Cond: Good Structural Cond: Good Bat Habitat: None
T022	Pear (Pyrus sp.)	Small Tree	Height (m): 2 Stem Diam (mm): 60 Spread (m): 1N, 1E, 1S, 1W Crown Clearance (m): 1 Lowest Branch (m): 1(N) Life Stage: Young Rem. Contrib.: 10+ Years	N:1 E:1 S:1 W:1		C1	Radius: 0.7m. Area: 2 sq m.		Other Reference: Physiological Cond: Good Structural Cond: Good Bat Habitat: None

T023	Apple (Malus sp.)	Tree	Height (m): 3 Stem Diam (mm): 330 Spread (m): 2N, 3E, 3S, 1W Crown Clearance (m): 1 Lowest Branch (m): 1(N) Life Stage: Mature Rem. Contrib.: <10 years	N:2 E:3 S:3 W:1	In decline, deadwood towards north and south, decay and cavities on pruning wounds. Fungal fruiting body on hole nearby, not chased to view if affecting tree.	U	None - due to Retention Category of U.		Other Reference: Physiological Cond: Poor Structural Cond: Fair Bat Habitat: Low
T024	Pedunculate Oak (Quercus robur)	Tree	Height (m): 16# Stem Diam (mm): 490 Spread (m): 0N, 7#E, 8S, 8W Crown Clearance (m): 4 Lowest Branch (m): 4(S) Life Stage: Mature Rem. Contrib.: 20+ Years	N:0 E:7# S:8 W:8	Restricted growth due to neighbour trees to north. good vigour. overhanging neighbours. ivy covered base.	B1,2	Radius: 5.9m. Area: 109 sq m.	Good specimen oak, leaning slightly south and restricted growth to north.	Other Reference: Physiological Cond: Good Structural Cond: Good Bat Habitat: Medium
T025	Pedunculate Oak (Quercus robur)	Tree	Height (m): 16# Stem Diam (mm): 460 Spread (m): 3N, 4#E, 7S, 8W Crown Clearance (m): 4 Lowest Branch (m): 2(N) Life Stage: Mature Rem. Contrib.: 20+ Years	N:3 E:4# S:7 W:8	Restricted growth due to neighbour trees. good vigour. overhanging neighbours. ivy covered base. Deadwood within crown with decay on branches to west. some epicormic growth.	B1,2	Radius: 5.5m. Area: 95 sq m.	Good specimen oak, leaning slightly south and restricted growth to north.	Other Reference: Physiological Cond: Good Structural Cond: Good Bat Habitat: Medium
T026	Pedunculate Oak (Quercus robur)	Tree	Height (m): 16# Stem Diam (mm): 560 Spread (m): 8N, 3#E, 8S, 8W Crown Clearance (m): 8 Lowest Branch (m): 6(N) Life Stage: Mature Rem. Contrib.: 20+ Years	N:8 E:3# S:8 W:8	Restricted growth due to neighbour trees. good vigour. Deadwood within crown	B1,2	Radius: 6.7m. Area: 141 sq m.	Good specimen oak	Other Reference: Physiological Cond: Good Structural Cond: Good Bat Habitat: Medium

T027	Pedunculate Oak (Quercus robur)	Tree	Height (m): 16# Stem Diam (mm): 520 Spread (m): 4#N, 7#E, 8#S, 1W Crown Clearance (m): 8 Lowest Branch (m): 6(N) Life Stage: Mature Rem. Contrib.: 10+ Years	N:4# E:7# S:8# W:1	Restricted growth due to neighbour trees. Leaning and overhanging neighbours. Ivy coveted stem. Weighted east.	C1,2	Radius: 6.2m. Area: 121 sq m.		Other Reference: Physiological Cond: Good Structural Cond: Good Bat Habitat: Medium
T028	Pedunculate Oak (Quercus robur)	Tree	Height (m): 14# Stem Diam (mm): 440 Spread (m): 7#N, 4#E, 2#S, 6#W Crown Clearance (m): 6# Lowest Branch (m): 6#(E) Life Stage: Mature Rem. Contrib.: 10+ Years	N:7# E:4# S:2# W:6#	Restricted growth due to neighbour trees. Weighted north and west. Deadwood within crown.	C1	Radius: 5.3m. Area: 88 sq m.		Other Reference: Physiological Cond: Good Structural Cond: Fair Bat Habitat: Medium
T029	Pedunculate Oak (Quercus robur)	Tree	Height (m): 12# Stem Diam (mm): 450 Spread (m): 10#N, 4#E, 1#S, 6#W Crown Clearance (m): 2# Lowest Branch (m): 4#(W) Life Stage: Mature Rem. Contrib.: 10+ Years	N:10# E:4# S:1# W:6#	Adapted growth towards north from 1m on main stem. epicormic growth throughout. crown is 5m north of main stem.some deadwood.	C1	Radius: 5.4m. Area: 92 sq m.		Other Reference: Physiological Cond: Good Structural Cond: Fair Bat Habitat: Medium
T030	Maritime Pine (Pinus maritima)	Tree	Height (m): 16 Stem Diam (mm): 520 Spread (m): 4N, 4E, 3S, 1W Crown Clearance (m): 12 Lowest Branch (m): 4(W) Life Stage: Mature Rem. Contrib.: 10+ Years	N:4 E:4 S:3 W:1	Ivy covered base, decline and dieback within crown,	C1	Radius: 6.2m. Area: 121 sq m.		Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat: Low
T031	Pedunculate Oak (Quercus robur)	Tree	Height (m): 12# Stem Diam (mm): 610 Spread (m): 7#N, 6#E, 6S, 5W Crown Clearance (m): 4 Lowest Branch (m): 2(W) Life Stage: Mature Rem. Contrib.: 30+ Years	N:7# E:6# S:6 W:5	On seafront, some deadwood	B1	Radius: 7.3m. Area: 167 sq m.		Other Reference: Physiological Cond: Good Structural Cond: Good Bat Habitat: Medium

T032	Pedunculate Oak (Quercus robur)	Tree	Height (m): 10# Stem Diam (mm): 350 Spread (m): 3#N, 2#E, 5#S, 3#W Crown Clearance (m): 4 Lowest Branch (m): 3(N) Life Stage: Mature Rem. Contrib.: <10 years	N:3# E:2# S:5# W:3#	On seafront, twisting firm. Decay at base at south cavity extends 100mm deep., 150mm down. Further decay at historical pruning wounds. deadwood in crown	U	None - due to Retention Category of U.		Other Reference: Physiological Cond: Poor Structural Cond: Fair Bat Habitat: Medium
T033	Pedunculate Oak (Quercus robur)	Tree	Height (m): 10# Stem Diam (mm): 450 Spread (m): 3#N, 6#E, 7#S, 2#W Crown Clearance (m): 6# Lowest Branch (m): 5(S) Life Stage: Mature Rem. Contrib.: 10+ Years	N:3# E:6# S:7# W:2#	On seafront, with other oak, deadwood in crown, adaptive growth towards east,	C1	Radius: 5.4m. Area: 92 sq m.		Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat: Medium
T034	Pedunculate Oak (Quercus robur)	Tree	Height (m): 11# Stem Diam (mm): 350 Spread (m): 4#N, 4#E, 2#S, 4#W Crown Clearance (m): 6# Lowest Branch (m): 4(N) Life Stage: Semi Mature Rem. Contrib.: 20+ Years	N:4# E:4# S:2# W:4#	Within tree group, all oak along boundary potentially off site.good vigour some Deadwood	B1	Radius: 4.2m. Area: 55 sq m.		Other Reference: Physiological Cond: Good Structural Cond: Good Bat Habitat: Medium
T035	Pedunculate Oak (Quercus robur)	Tree	Height (m): 11# Stem Diam (mm): 350 Spread (m): 5#N, 6#E, 1#S, 1#W Crown Clearance (m): 8# Lowest Branch (m): 2(W) Life Stage: Mature Rem. Contrib.: 20+ Years	N:5# E:6# S:1# W:1#	Within tree group, all oak along boundary potentially off site.good vigour some Deadwood Leaning towards north east.	B1	Radius: 4.2m. Area: 55 sq m.		Other Reference: Physiological Cond: Good Structural Cond: Fair Bat Habitat: Medium

T036	Pedunculate Oak (Quercus robur)	Tree	Height (m): 12# Stem Diam (mm): 450 Spread (m): 5N, 5E, 5S, 5W Crown Clearance (m): 6# Lowest Branch (m): 4(E) Life Stage: Mature Rem. Contrib.: 20+ Years	N:5 E:5 S:5 W:5	Within tree group, all oak along boundary potentially off site.good vigour some Deadwood.	A1	Radius: 5.4m. Area: 92 sq m.		Other Reference: Physiological Cond: Good Structural Cond: Good Bat Habitat: Medium
T037	Pedunculate Oak (Quercus robur)	Tree	Height (m): 12# Stem Diam (mm): 320 Spread (m): 3N, 7E, 3S, 2W Crown Clearance (m): 8# Lowest Branch (m): 6(N) Life Stage: Mature Rem. Contrib.: 10+ Years	N:3 E:7 S:3 W:2	Within tree group, all oak along boundary potentially off site. Exude on main stem, at west at 2m above ground level. Bark splits at 5m and 6m on east side. Deadwood in crown	C1	Radius: 3.8m. Area: 45 sq m.		Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat: Medium
T038	Pedunculate Oak (Quercus robur)	Tree	Height (m): 12# Stem Diam (mm): 440 Spread (m): 4#N, 8#E, 1#S, 1#W Crown Clearance (m): 6# Lowest Branch (m): 4(E) Life Stage: Mature Rem. Contrib.: 10+ Years	N:4# E:8# S:1# W:1#	Within tree group, all oak along boundary potentially off site. Deadwood Leaning n crown. weighted towards east. Epicormic growth.	C1	Radius: 5.3m. Area: 88 sq m.		Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat: Medium
T039	Pedunculate Oak (Quercus robur)	Tree 2 stems	Height (m): 12# 2 stems, diam(mm): 460, 490, Spread (m): 5#N, 7#E, 4#S, 7#W Crown Clearance (m): 6# Lowest Branch (m): 4(E) Life Stage: Mature Rem. Contrib.: 10+ Years	N:5# E:7# S:4# W:7#	Within tree group, all oak along boundary potentially off site. 2 stems north and south. north stem has historical wound at 6-7m on east, and deadwood within crown. south stem has better vigour.	C1	Radius: 8.1m. Area: 206 sq m.		Other Reference: Physiological Cond: Fair Structural Cond: Fair Bat Habitat: Medium

T040	Pedunculate Oak (Quercus robur)	Tree	Height (m): 10# Stem Diam (mm): 550 Spread (m): 4#N, 8#E, 8#S, 6#W Crown Clearance (m): 4# Lowest Branch (m): 4(E) Life Stage: Mature Rem. Contrib.: 20+ Years	N:4# E:8# S:8# W:6#	Within tree group, all oak along boundary potentially off site. deadwood in crown, good vigour.	B1	Radius: 6.6m. Area: 137 sq m.		Other Reference: Physiological Cond: Good Structural Cond: Good Bat Habitat: Medium
T041	Pedunculate Oak (Quercus robur)	Tree	Height (m): 10# Stem Diam (mm): 580 Spread (m): 4#N, 8#E, 8#S, 6#W Crown Clearance (m): 4# Lowest Branch (m): 2(S) Life Stage: Mature Rem. Contrib.: 20+ Years	N:4# E:8# S:8# W:6#	Within tree group, all oak along boundary potentially off site. deadwood in crown, epicormic growth throughout.	B1	Radius: 7.0m. Area: 154 sq m.		Other Reference: Physiological Cond: Good Structural Cond: Fair Bat Habitat: Medium
T042	Corsican Pine (Pinus nigra laricio)	Tree	Height (m): 12# Stem Diam (mm): 610 Spread (m): 6N, 6E, 6S, 6W Crown Clearance (m): 5 Lowest Branch (m): 6(W) Life Stage: Mature Rem. Contrib.: 20+ Years	N:6 E:6 S:6 W:6	Sbole, splits at 8m historical pruning wounds	B1	Radius: 7.3m. Area: 167 sq m.		Other Reference: Physiological Cond: Good Structural Cond: Good Bat Habitat: Low
T043	Common Ash (Fraxinus excelsior)	Tree	Height (m): 12 Stem Diam (mm): 530 Spread (m): 6#N, 8#E, 4#S, 6#W Crown Clearance (m): 3 Lowest Branch (m): 3(N) Life Stage: Mature Rem. Contrib.: 10+ Years	N:6# E:8# S:4# W:6#	Potentially lapsed pollard at 3m. Class 2 dieback 25-50% maybe due to drought and seaside location. Cavity at 3m not measured. multiple historical pruning wounds.	C1,2	Radius: 6.4m. Area: 129 sq m.	Sparse crown might be Ash Dieback or location.	Other Reference: Physiological Cond: Poor Structural Cond: Fair Bat Habitat: Medium

T044	Common Ash (Fraxinus excelsior)	Tree	Height (m): 12 Stem Diam (mm): 790 Spread (m): 6#N, 8#E, 7#S, 6#W Crown Clearance (m): 3 Lowest Branch (m): 3(N) Life Stage: Mature Rem. Contrib.: 10+ Years	N:6# E:8# S:7# W:6#	Potentially lapsed pollard at 3m. Class 2 dieback 25-50% maybe due to drought and seaside location. multiple cavities throughout crown, possible woodpecker holes. Cavity at 3m not measured.	C1,2	Radius: 9.5m. Area: 284 sq m.	Sparse crown might be Ash Dieback or location.	Other Reference: Physiological Cond: Poor Structural Cond: Fair Bat Habitat: High
T045	Common Ash (Fraxinus excelsior)	Tree	Height (m): 10# Stem Diam (mm): 610 Spread (m): 6N, 6E, 6S, 6W Crown Clearance (m): 4 Lowest Branch (m): 2(N) Life Stage: Mature Rem. Contrib.: <10 years	N:6 E:6 S:6 W:6	Potentially lapsed pollard at 3m. Class 2 dieback 25-50% maybe due to drought and seaside location. Evidence of longitudinal split on both sides at SE and NW ground level to pollard junction. Honey fungus at base on SE side	U	None - due to Retention Category of U.	Sparse crown might be Ash Dieback or location.	Other Reference: Physiological Cond: Poor Structural Cond: Physical Defect Bat Habitat: Medium
T046	Common Ash (Fraxinus excelsior)	Tree	Height (m): 10# Stem Diam (mm): 440 Spread (m): 5#N, 5#E, 5#S, 5#W Crown Clearance (m): 5 Lowest Branch (m): 2(S) Life Stage: Mature Rem. Contrib.: 10+ Years	N:5# E:5# S:5# W:5#	Potentially lapsed pollard at 3m. Class 2 dieback 25-50% maybe due to drought and seaside location. Cavities throughout not measured.	C1,2	Radius: 5.3m. Area: 88 sq m.	Sparse crown might be Ash Dieback or location.	Other Reference: Physiological Cond: Poor Structural Cond: Physical Defect Bat Habitat: Medium
T047	Common Ash (Fraxinus excelsior)	Tree	Height (m): 10# Stem Diam (mm): 500 Spread (m): 5#N, 5#E, 5#S, 5#W Crown Clearance (m): 5 Lowest Branch (m): 2(N) Life Stage: Mature Rem. Contrib.: 10+ Years	N:5# E:5# S:5# W:5#	Potentially lapsed pollard at 3m. Class 2 dieback 25-50% maybe due to drought and seaside location.	C1,2	Radius: 6.0m. Area: 113 sq m.	Sparse crown might be Ash Dieback or location.	Other Reference: Physiological Cond: Fair Structural Cond: Physical Defect Bat Habitat: Medium

T048	Common Ash (Fraxinus excelsior)	Tree	Height (m): 10# Stem Diam (mm): 300# Spread (m): 3#N, 4#E, 4#S, 4#W Crown Clearance (m): 5 Lowest Branch (m): 3(E) Life Stage: Mature Rem. Contrib.: 10+ Years	N:3# E:4# S:4# W:4#	Potentially lapsed pollard at 3m. Class 2 dieback 25-50% maybe due to drought and seaside location.	C1,2	Radius: 3.6m. Area: 41 sq m.	Sparse crown might be Ash Dieback or location.	Other Reference: Physiological Cond: Fair Structural Cond: Physical Defect Bat Habitat: Medium
T049	Common Ash (Fraxinus excelsior)	Tree	Height (m): 8# Stem Diam (mm): 320 Spread (m): 3#N, 4#E, 3#S, 3#W Crown Clearance (m): 4 Lowest Branch (m): 3(S) Life Stage: Mature Rem. Contrib.: 10+ Years	N:3# E:4# S:3# W:3#	Potentially lapsed pollard at 3m. Class 2 dieback 25-50% maybe due to drought and seaside location. Southern leader topped off at 5m.	C1,2	Radius: 3.8m. Area: 45 sq m.	Sparse crown might be Ash Dieback or location.	Other Reference: Physiological Cond: Fair Structural Cond: Physical Defect Bat Habitat: Medium
T050	Common Ash (Fraxinus excelsior)	Tree	Height (m): 8# Stem Diam (mm): 430 Spread (m): 3#N, 4#E, 3#S, 3#W Crown Clearance (m): 6 Lowest Branch (m): 3(S) Life Stage: Mature Rem. Contrib.: 10+ Years	N:3# E:4# S:3# W:3#	Potentially lapsed pollard at 3m. Class 2 dieback 25-50% maybe due to drought and seaside location.	C1,2	Radius: 5.2m. Area: 85 sq m.	Sparse crown might be Ash Dieback or location.	Other Reference: Physiological Cond: Fair Structural Cond: Physical Defect Bat Habitat: Medium
T051	Common Ash (Fraxinus excelsior)	Tree	Height (m): 8# Stem Diam (mm): 380 Spread (m): 3#N, 4#E, 3#S, 3#W Crown Clearance (m): 6 Lowest Branch (m): 3(S) Life Stage: Mature Rem. Contrib.: 10+ Years	N:3# E:4# S:3# W:3#	Potentially lapsed pollard at 3m. Class 2 dieback 25-50% maybe due to drought and seaside location.	C1,2	Radius: 4.6m. Area: 66 sq m.	Sparse crown might be Ash Dieback or location.	Other Reference: Physiological Cond: Fair Structural Cond: Physical Defect Bat Habitat: Medium

T052	Common Holly (Ilex aquifolium)	Tree	Height (m): 2 Stem Diam (mm): 160 Spread (m): 1N, 1E, 1S, 1W Crown Clearance (m): 0 Lowest Branch (m): 0(N) Life Stage: Mature Rem. Contrib.: 10+ Years	N:1 E:1 S:1 W:1	Topped at 2m and kept small.	C2	Radius: 1.9m. Area: 11 sq m.		Other Reference: Physiological Cond: Good Structural Cond: Poor Bat Habitat: None
T053	Common Hawthorn (Crataegus monogyna)	Tree	Height (m): 4 Stem Diam (mm): 230 Spread (m): 2N, 2E, 2S, 1W Crown Clearance (m): 2 Lowest Branch (m): 2(S) Life Stage: Mature Rem. Contrib.: 10+ Years	N:2 E:2 S:2 W:1	Tree within hedge	C1,2	Radius: 2.8m. Area: 25 sq m.		Other Reference: Physiological Cond: Good Structural Cond: Fair Bat Habitat: None
T054	Mixed Species Group (Group, mixed species)	Hedge	Height (m): 1.5 Stem Diam (mm): 100 Spread (m): 1N, 1E, 1S, 1W Crown Clearance (m): 0 Lowest Branch (m): 0 Rem. Contrib.: 10+ Years	N:1 E:1 S:1 W:1	Maintained hedge of varying species	C2	Area: 74.17 sq m.		Other Reference: Physiological Cond: Structural Cond: Bat Habitat:
T055	Mixed species (Mixed species)	Hedge	Height (m): 2 Stem Diam (mm): 100 Spread (m): 1N, 1E, 1S, 1W Crown Clearance (m): 0 Lowest Branch (m): 0(N) Life Stage: Mature Rem. Contrib.: 10+ Years	N:1 E:1 S:1 W:1	Maintained hedge	C2	Area: 34.29 sq m.		Other Reference: Physiological Cond: Structural Cond: Bat Habitat:

Tree / Group No	A reference number for each tree or group of trees
Species	Common names only and Scientific names
Measurements	Estimated height in metres: Stem Diameter in mm: Spread in m: Crown Clearance in m: Lowest branch in m: and direction. Life stage and estimate remaining contribution.
Branch Spread	Estimated branch spread to the nearest 0.5m, taken at four cardinal points.
General observations	General notes on tree or group

Category	A High quality, B Moderate quality, C Low quality, U unsuitable for retention. 1 Arboricultural qualities, 2 Landscape qualities, 3 Cultural including conservation qualities. (See Appendix 2: Tree Category Definitions)
RPA radius and area	Based on the stem diameter using guidance given in BS 5837. Measured in m and m2
Comments	Any other noted comments
Measurements 2	General notes on physiological and/or structural condition and Bat potential

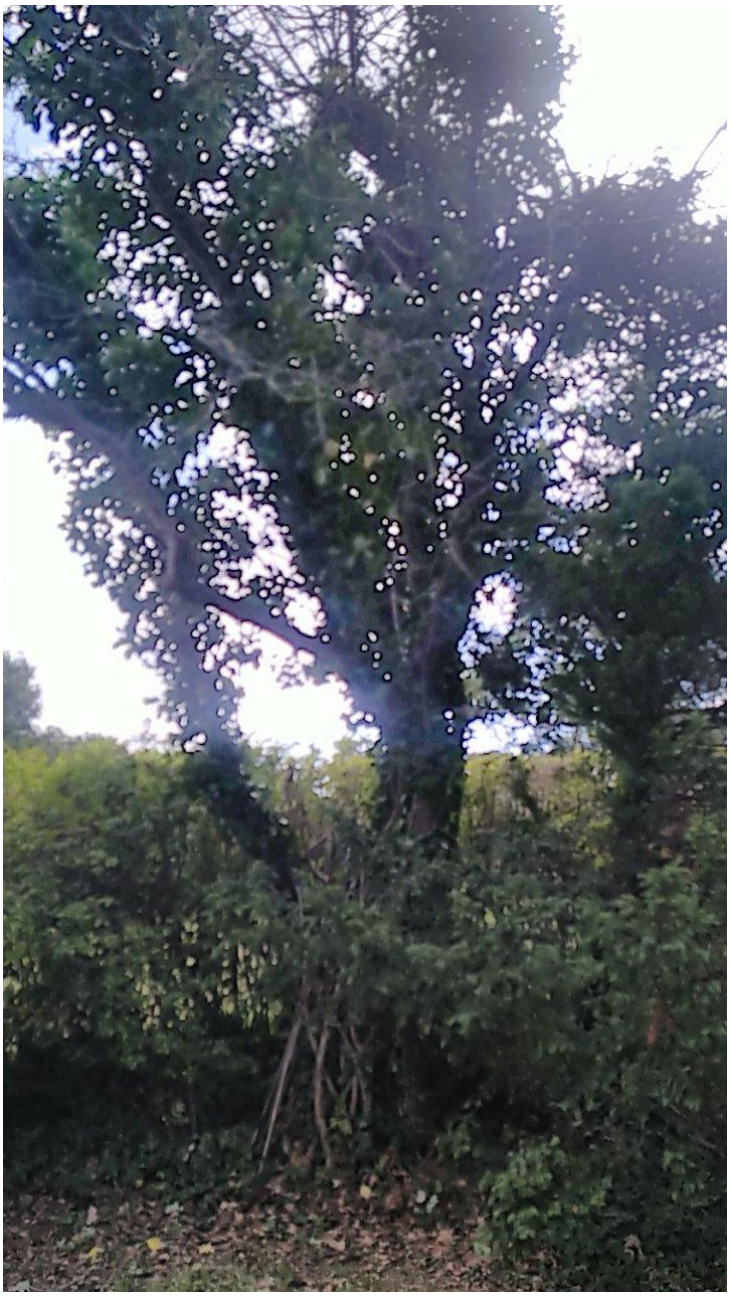
9. Appendix 2: Tree Category Definitions

Category	Definition	1 Mainly Arboricultural Qualities	2 Mainly Landscape Qualities	3 Mainly Cultural Values including Conservation	Identification on Plan
Trees to be considered for retention					
A	Trees of High quality with an estimated remaining life expectancy of at least 40 years	Trees that are particularly good examples of their species, especially if rare or unusual; or those that are essential components of groups or formal or semi-formal arboricultural features (e.g. the dominant and/or principal tress within an avenue)	Trees, groups or woodlands of particular visual importance as arboricultural and/or landscape features	Trees, groups or woodlands of significant conservation, historical, commemorative or other value (e.g. veteran trees or wood-pasture)	Light Green
B	Trees of Moderate quality with an estimated remaining life expectancy of at least 20 years	Trees that might be included in Category A, but are downgraded because of impaired condition (e.g. presence of significant though remediable defects, including unsympathetic past management and storm damage), such that they are unlikely to be suitable for retention for beyond 40 years; or trees lacking the special quality necessary to merit the category A designation	Trees present in numbers, usually growing as groups or woodlands, such that they attract a higher collective rating than they might as individuals; or trees occurring as collectives but situated so as to make little visual contribution to the wider locality	Trees with material conservation or other cultural value	Mid Blue
C	Trees of Low quality with an estimated remaining life expectancy of at least 10 years, or young trees with a stem diameter below 150mm	Unremarkable trees of very limited merit or such impaired condition that they do not qualify in higher categories	Trees present in groups or woodlands, but without this conferring on them significantly greater collective landscape value; and/or trees offering low or only temporary/transient landscape benefits.	Trees with no material conservation or other cultural value	Grey
Trees unsuitable for retention					
U	Those in such a condition that they cannot realistically be retained as living trees in the context of the current land use for longer than 10 years	Trees that have serious, irremediable, structural defect, such that their early loss is expected due to collapse, including those that will become unviable after removal of other category U trees (e.g. where, for whatever reason, the loss of companion shelter cannot be mitigated by pruning) Trees that are dead or are showing signs of significant, immediate, and irreversible overall decline Trees infected with pathogens of significance to the health and/or safety of other trees nearby, or very low quality trees suppressing adjacent trees of better quality			Dark red

10. Appendix 3: Photos of U Category Trees

T017 Dead Apple

© CES Ltd



T019 Dead Hawthorn

© CES Ltd

T020 Apple in decline

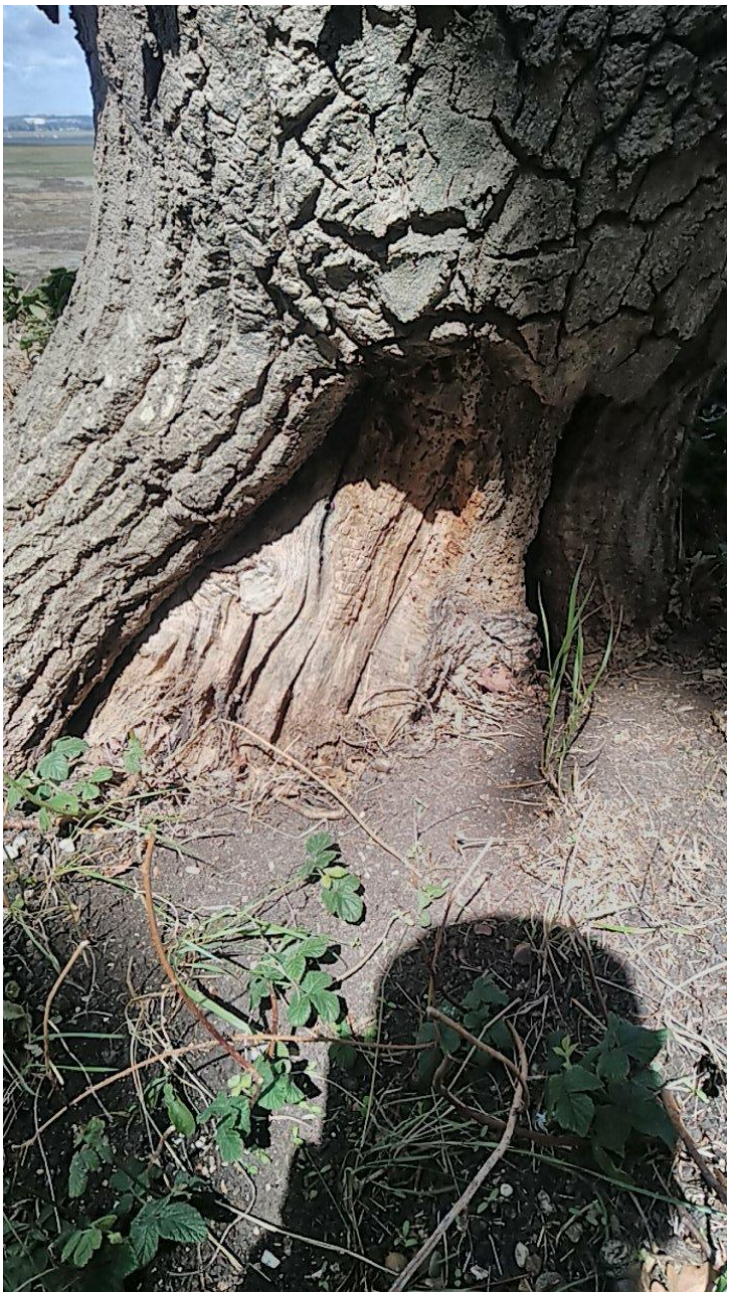
© CES Ltd

T023 Apple in decline

© CES Ltd

T032Poor form Oak with decay in base

© CES Ltd



T032 Decay in base

© CES Ltd

T045 Ash with potential longitudinal internal split

© CES Ltd

T045 Fungal fruiting bodies at base of internal split

© CES Ltd

11. Appendix 4: Tree Survey Plan

(*See Separate Document*)