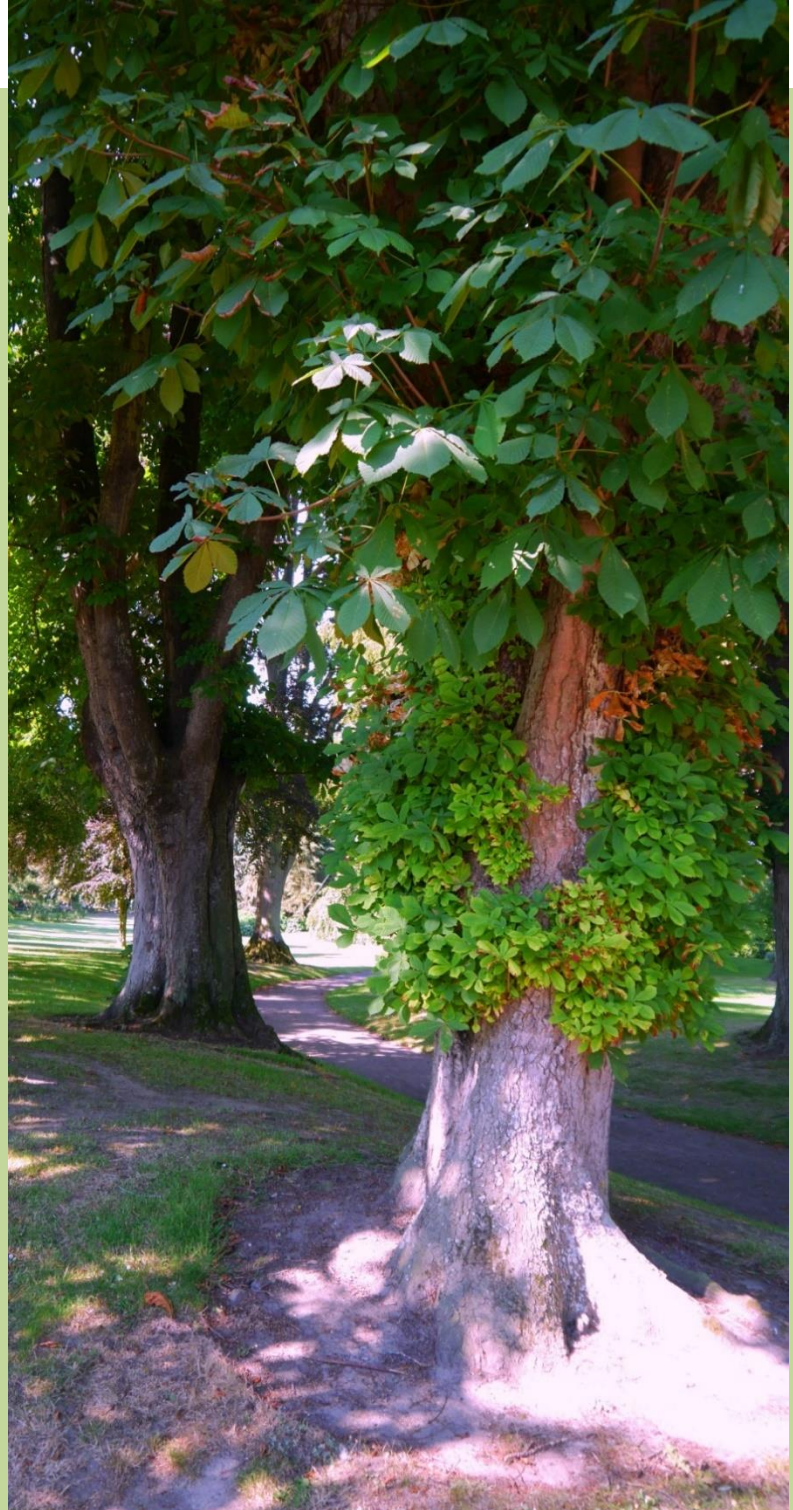




Tree Risk Assessment Report



Children's Learning Centre



Tree Risk Assessment Report Children's Learning Centre

Prepared by

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Arboricultural Association Registered Consultant RC174

Report reference number: TRA-KC/CHILDRENSLEARNING/008

Report date: October 2022



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Any enquiries regarding this report should be addressed to Technical Arboriculture Limited, 1 Chase Farm Close, Waltham Chase, Hampshire, SO32 2UB or by email to info@techarb.co.uk.

Summary

Tree data

Data in relation to the trees within the scope of the survey are included in the **tree schedule** contained at the **appendices**.

Purpose of Report

The purpose of the report is to provide sufficient information for the client to target resources towards appropriate management of trees, in a prioritised manner, based on assessment of risk.

Report Contents

The report comprises the following elements which should be read in conjunction and subject to cross reference:

- a tree schedule, including basic data and a condition assessment;
- an appraisal of key 'targets' beneath the trees (**target evaluation**);
- identification of significant biological and structural defects (**hazard evaluation**);
- an appraisal of the risk (**risk assessment**) based upon the principal of ALARP – **As Low As Reasonably Practicable** (see notes at appendix two);
- **recommendations** for any appropriate remedial or preventative action.
- a priority **timescale** for remedial action;
- a timescale for further **review** of the tree(s) and/or updated report.

Summary

Technical Arboriculture Limited has carried out a survey of trees located within the boundary of land at Children's Learning Centre, 125 New Brighton Road, Emsworth, Hampshire PO10 7QS. This is a follow up on previous years surveys with recommended tree works usually being carried out between surveys.

The survey was carried out as a 'walkover' exercise; reviewing each tree in turn in a stepwise manner from the base of the tree to the top of the crown. During a walkover survey all trees are reviewed but only those with notable defects are recorded in the tree survey schedule at the appendix.

The stepwise approach, identification of significant defects, hazard evaluation, risk assessment and any recommendations for remedial work, priority and follow up accord with current industry best practice (as updated)¹ and are based upon the surveyor's qualifications and experience including the LANTRA Professional Tree Inspection certificate (a summary of my qualifications and experience is included in appendix one).

Defects were noted that indicate a risk of tree failure above that considered to be **As Low As Reasonably Practicable** (see explanatory notes in appendix two).

Therefore, tree works are prescribed as well as the requirement for a resurvey following a period of recovery.

It would be prudent for the client to maintain a regular monitoring cycle of trees.

Full details of findings and recommendations can be found within the main body of this report and the tree survey schedule at appendix two.

Kevin Cloud BSc Hons, Tech Cert Arbor A, F Arbor A
Arboricultural Association Registered Consultant RC174
Director and Principal Arboricultural Consultant

¹ Refer to list of documents at Bibliography including National Tree Safety Group (2011) *Common sense risk management of trees* and Lonsdale (2000) *Hazards from trees*.

Introduction

- 1 Our client is responsible for the management of their trees. In certain circumstances the trees are in proximity to structures or property belonging to the client, third parties or areas used by visitors or the public.
- 2 My advice has been sought on the arboricultural issues relating to surveyed trees which could present a hazard to the general public, visitors to the property and to third party land/property.

Qualifications and experience

- 3 I have based this report on my observations and any information disclosed to me by the client or third party (see document disclosure).
- 4 I have reached my recommendations and conclusions based upon my experience and qualifications in arboriculture.
- 5 I include a summary of my qualifications and experience at appendix one.

Client's brief and scope of report

- 6 Instructions were received from Barry Easton, Children's Learning Centre, 125 New Brighton Road, Emsworth, Hampshire PO10 7QS.
- 7 I have been instructed to conduct a basic survey of the trees at Children's Learning Centre, 125 New Brighton Road, Emsworth, Hampshire PO10 7QS and to prepare the following information to be submitted to the client;
 - a tree schedule, including basic data and a condition assessment;
 - an appraisal of key 'targets' beneath the trees (**target evaluation**);
 - identification of significant biological and structural defects (**hazard evaluation**);
 - an appraisal of the risk (**risk assessment**) based upon the principal of **ALARP – As Low As Reasonably Practicable** (see explanatory notes at appendix two);
 - **recommendations** for any appropriate remedial or preventative action.
 - a priority **timescale** for remedial action;
 - a timescale for further **review** of the tree(s) and/or updated report.
- 8 This report provides an overview of the findings of the survey and attaches a priority level to each tree as appropriate.

- 9 The primary purpose of this report is for the client to target resources towards appropriate management of their trees based on the assessment of risk in a prioritised manner.
- 10 Unless otherwise stated, during a walkover survey only trees which present a hazard which warrants further investigation, remedial action or monitoring are included in the survey schedule. Trees not listed on the schedule have been assessed during the site survey; however, they are not included as the surveyor has deemed them to be at an acceptable level of risk at the time of survey.

Document disclosure

- 11 No plans or map data of the site were provided by the client. The extent of land to be surveyed has been agreed verbally. A site plan identifying the trees was not requested as part of this survey, however we have provided the client with basic information below.

Location and site description

- 12 The survey area is bordered by Fairlea Road to the north, New Brighton Road to the east, neighbouring private garden and dwelling to the south and neighbouring dwelling, driveway and garden to the west. The land is generally level. The trees have some exposure to prevailing winds with other neighbourhood trees offering some companion shelter.
- 13 The predominant use of the land is a children's nursery with associated parking and outdoor recreation areas.
- 14 The survey was limited to trees within client's landholding.

15 Tree Location Plan (aerial image):



Enlarged image available in [appendix three](#)

Land survey

16 None required or supplied.

Tree survey methodology and limitations

Method

- 17 A tree survey was conducted on 25th October 2022. At the time of the survey the weather was warm and dry with good visibility.
- 18 All trees within the scope of survey were subject to a visual survey, carried out on foot (where safe and reasonable unhindered access was possible), using non-invasive survey techniques.
- 19 Prior to commencement of the survey an appraisal of key 'targets' was undertaken and significant target and/or target zones noted (**target evaluation**);
- 20 Trees have been assessed in a stepwise manner working through the following areas of the tree – root zone; buttress; stem; crown in order to identify any significant biological and/or structural defects (**hazard evaluation**);
- 21 Trees which present a hazard (which warrants further investigation, remedial action or monitoring) are noted in the tree schedule. Such trees have been

subject to an appraisal of risk (**risk assessment**) and information is provided on **recommendations** for any appropriate remedial or preventative action accompanied by a **timescale** for remedial action and a timescale for further **review** of the tree(s) and/or updated report.

- 22 The stepwise approach, identification of significant defects, hazard evaluation, risk assessment and any recommendations for remedial work, priority and follow up accord with current industry best practice (as updated) and are based upon the surveyor's qualifications and experience including the LANTRA Professional Tree Inspection certificate (full list of qualifications and experience available on request).

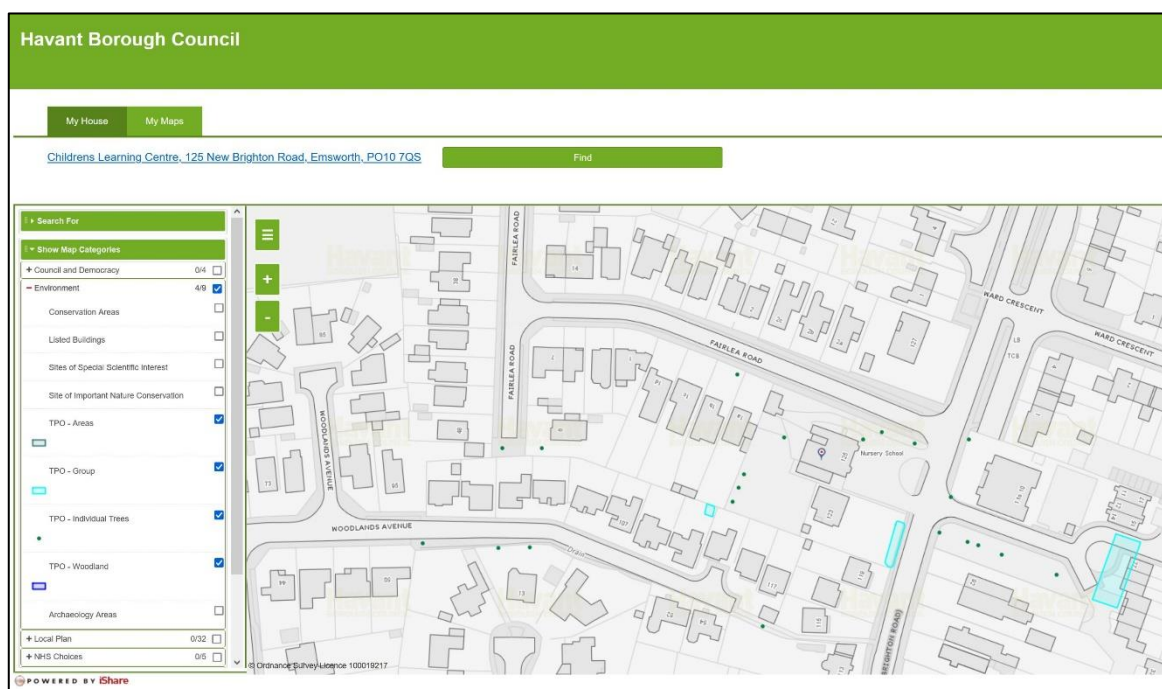
Limitations

- 23 This report is to be used for the purposes for which it is prepared as previously specified.
- 24 The survey area and recording of trees is limited to that previously defined.
- 25 Observations were made from ground level and relate to arboricultural aspects only. No inspection has been made of the soil structure. No account has been taken of the effects of the tree(s) or their removal directly or indirectly on any building(s) or structure(s) relating to the possibility of subsidence or heave.
- 26 This report is based on the condition of the trees at the time of inspection. Trees are dynamic and their condition changes throughout their lives. Regular inspections of the tree(s) should be undertaken to monitor their health and determine appropriate management. The level of detail with which the trees were assessed has been guided, where appropriate, by the target appraisal.
- 27 Under normal circumstances, unless otherwise stated in the report conclusion (review period) it is considered that this report will be valid for no greater than two years at which point a new survey should be commissioned.
- 28 In the following situations or scenarios this report may no longer be valid;
- unusual weather conditions;
 - changes in land use, soil level or structure;
 - demolition and/or development;
 - changes in the tree(s) health or;
 - any other changes in surroundings that may affect the tree(s) unless specifically requested and noted in the scope of this report.

- 29 Our initial survey does not employ invasive techniques such as drilling or any form of excavation or sampling. If such further investigations were deemed necessary, specific techniques and/or approaches will have been discussed and agreed with the client together with a cost estimate, reasons for further investigation and a cost benefit appraisal. Following our survey, arrangements will have been made for these investigations to be made at a later date with additional fees levied as required. Results will have been supplied as a separate addendum to this report.
- 30 Where safe and reasonable access to the tree, or parts thereof, was prevented due to vegetation, obstructions, ivy or other reasons, this has been stated in the schedule with recommendation for removal of obstruction and full survey recommended at the earliest convenient time.

Legal constraints

- 31 Some of the trees identified in this report are subject of a Tree Preservation Order. The client should therefore only commence arboricultural work recommended by this report following the issue of formal consent from the local planning authority – notwithstanding certain statutory exemptions.
- 32 Tree Preservation Order (TPO):



(Courtesy of Havant Borough Council online mapping)

Enlarged image available in [appendix four](#)

- 33 A licence from the Forestry Commission is normally required to fell growing trees (Forestry Act, 1967). However, an occupier may fell up to 5 cubic metres per calendar quarter without a licence provided that no more than 2 cubic metres are sold. A felling licence is not required if the work is undertaken in accordance with an approved planning permission or the trees are dead, dying or dangerous. Advice can be obtained from the Forestry Commission (telephone 01420 23337).
- 34 *The Conservation of Habitats and Species (Amendment) (EU Exit) Regulations 2019* provides statutory protection to birds, bats and other species that inhabit trees.
- 35 In addition, *The Conservation of Habitats and Species (Amendment) (EU Exit) Regulations 2019* places a duty upon landowners to ensure that best practice is followed or an appropriate license issued prior to any work commencing which may affect bats, reptiles or dormice. These could impose constraints on the use and timing of access to the site in addition to any of the tree matters considered in this report. These issues are not the subject of this report. However, our client is advised to seek ecological advice and this may be provided by Technical Arboriculture Limited.

Survey results

General Comments

- 36 Previous annual reports have been carried out by Technical Arboriculture Limited in respect to the trees at this property since 2015.
- 37 The report content below provides an overview of findings and results. Please refer to the tree survey schedule at appendix two for detailed survey information including basic data and condition assessment.

Photographs

- 38 Where photographs would improve the client's understanding of a particular tree defect, these are included within the appendices. In addition, the relevant photograph will be referenced at the appropriate point in the body of this report and/or within the Tree Survey Schedule.

Target Evaluation:

39 The following key target areas were noted:
(Note all areas may be occupied by children)

- i. Road;
- ii. Garden;
- iii. Neighbouring gardens (private);
- iv. Parking;
- v. Footpath;
- vi. Building;
- vii. Play area.

Hazard evaluation

40 The trees present significant structural defects noted in detail at the tree survey schedule.

Risk Assessment

- 41 The consideration here is whether risk of harm from tree failure is currently **As Low As Reasonably Practicable**.
- 42 If the answer to this is NO then remedial work should be carried out to reduce the risk to the lowest practicable level. If the answer is YES then no work is required at this time.
- 43 The Health and safety Executive (HSE) states that at the core of ALARP "*is the concept of "reasonably practicable"; this involves weighing a risk against the trouble, time and money needed to control it*".
- 44 Refer to the tree schedule for appraisal of risk and ALARP assessment for each tree.

Recommendations

- 45 Please refer to the tree survey schedule in appendix two for detailed recommendations, risk levels and timescales.
- 46 All permitted or approved tree work must be carried out in accordance with *British Standard 3998:2010 Recommendations for tree work*. Work should be carried out by suitably qualified and experienced professional arborists with appropriate levels of public liability insurance.

- 47 [first noted in 2020] Consideration should be given to the management of the vegetation on the southern boundary as this is becoming overgrown, difficult to access and may contain trees which require a more detailed review in future years.

Timescale for remedial action

- 48 The first phase of remedial tree work should be carried out within the next three months.
- 49 Note that works to T003 (oak) will require approval from the local planning authority (Havant Borough Council). We have not been asked to submit an application on your behalf but are able to do so subject to further instruction.

Conclusion

- 50 The **review period** for these trees is one year. I consider this prudent in light of, *inter alia*, the target evaluation, size, age and condition of the trees.

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Appendix one – brief details of qualifications and experience

Kevin Cloud

BSC Hons, Tech Cert Arbor A, F Arbor A,
Cardiff Law School Certified Expert Witness

Qualifications

- BSc Honours Rural Resource Management – University of Plymouth
- Technician Certificate in Arboriculture (Tech Cert Arbor A)
- Bond Solon/Cardiff Law School Expert Witness certificate.
- LANTRA Professional Tree Inspection certificate

Professional Accreditation

- Arboricultural Association Registered Consultant
- Fellow of the Arboricultural Association (F Arbor A)
- Associate member of the Institute of Chartered Foresters.
- Professional member of the Consulting Arborist Society (CAS).
- CAS risk assessment survey competency approved.
- CAS Tree Preservation Order competency approved.
- Licensed user Quantified Tree Risk Assessment.
- Licensed user Arboriculture, Mortgage and Insurers User Group.
- CAS homebuyers report competency approved.

Training

- Visual tree assessment for practitioners.
- Arboriculture and bats – a guide for practitioners.
- Surveying trees for bats.
- Quantified Tree Risk Assessment (QTRA) – licensed user training.
- Cardiff Law School Expert Witness certificate.
- GPS/GIS tree plotting and data management.

Recent Professional background

Kevin is director of Technical Arboriculture, a company set up by Kevin in 2006 to provide high quality arboricultural consultancy. Kevin works on a diverse range of projects including development sites, local authority strategy and policy and tree risk management surveying.

This work offers an array of scenarios where trees grow; from railway sidings and motorways to pub gardens and car parks. In each case the situation guides the level of survey and the commitment of client resources to an ongoing, reasonable and defensible approach to tree risk management.

Kevin has also spent many years managing woodland and other habitats for local authorities and thus has a good level of ecological knowledge relating to trees and their use by associated species.

Appendix two - Tree Survey Schedule

Tree Number (No) Each tree has been allocated a unique number. Where specifically instructed small metal tags have been applied to each tree surveyed. Common Name The common name of tree species. Height (Hgt) Stated in metres above ground level at point of stem contacting ground. For walkover surveys this will generally be estimated. For detailed surveys this will be measured using a laser clinometer. Diameter Stem diameter (in millimetres) measured at approximately 1.5 metres above ground level. Branch spread Overall spread of crown expressed in metres at the four cardinal points (NESW) or for evenly crowned trees expressed as a single figure radius (RAD). Age An assessment of age expressed as fifths of maximum age. Thus broadly 1/5 = Young, 2/5 = Early mature, 3/5 = Mature, 4/5 = Over mature and 5/5 = Veteran. Unless otherwise stated: All measurements are in metres (m) or millimetres (mm). All heights are stated above ground level (AGL) of tree stem. All distances are from base of tree. Cardinal points are abbreviated e.g. SW = South West	Physiological Condition An assessment of a tree / group's overall physiological condition is recorded as: Good Fair Poor Dead Structural Condition An assessment of a tree / group's overall structural condition is recorded as: Good Fair Poor Target Appraisal of the key features within falling distance of the tree or parts of it. Crown density An assessment of the density of live crown as a useful indicator of crown health. Stated as a bracket percentage of remaining live crown as follows: 76-100% 51-75% 26-50% 0-25% Remaining Contribution Estimated remaining contribution in years (yrs) (<10, 10-20, 20-40, 40+)	Is Risk ALARP? Yes or No Is the risk As Low As Reasonably Practicable? If the answer to this is NO then remedial work should be carried out to reduce the risk to the lowest practicable level. The Health and safety Executive (HSE) states that at the core of ALARP "is the concept of "reasonably practicable"; this involves weighing a risk against the trouble, time and money needed to control it". Timescale for action Timescale for carrying out remedial action stated in days or months. Review Period Timescale for carrying out repeat survey or review of tree(s). Condition comments Where possible the whole of the tree has been surveyed and inspected as per the client's brief. If any sections have been omitted for any reason this will be stated. Only comments which are worth noting or have relevance to the risk assessment or future monitoring have been included. Unless otherwise stated all measurements in this section will be approximate. Unless stated otherwise, heights provided in relation to any noted aspects will be above ground level (AGL) at base of tree. Cardinal points are abbreviated to N, S E and W. Recommendations Suggested remedial action
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Tree Survey Schedule

Tree No	Common name	Hgt m	Dia mm	Branch Spread m	Age	Phys Cond	Struct Cond	Crown density	Target	Rem Con yrs	Is Risk ALARP ?	Time Scale	Review period
T001	Holly	8.5	350	2.5	Mature	Fair	Good	76% - 100%.	Building. Overhead wires. Playground.	10+	No	6 Mths	1 Year
Condition Comments Tree in hedge. Sparse crown from 6m to full height.								Management Recommendations Reduce in height to 5m. Monitor response at next inspection.					
T002	Sycamore	12	430	5.0	Mature	Good	Fair	76% - 100%.	Dwelling. Car park. Overhead wires.	20+	No	6 Mths	1 Year
Condition Comments Branches touching overhead utility SW side 5m.								Management Recommendations Reduce branches at 5m on SW side by 2m to clear overhead utility.					
T003	Oak	12.5	650	7N 6E 5S 5W	Mature	Fair	Fair	51% - 75%.	School/college. Public highway. Pedestrian footway. Car park.	20+	No	6 Mths	1 Year
Condition Comments Fruiting bodies (see photos at appendix) of (<i>Pholiota</i> ² spp.) in rootzone to SW, adjacent to stem; to E, 4m from stem along footpath edge and N, 3m from stem along footpath edge. Loose and decayed bark in patches at 300mm and 700m on S and SW side of stem. Moderate (25-100mm dia.) deadwood. Significantly reduced crown density to S side (see photo at appendix).								Management Recommendations Crown reduce by 3m in height and 2m in length. Reinspect to assess response at next inspection.					

² Decay fungi associated with broadleaf trees that can become extensive enough to cause tree failure.

Tree No	Common name	Hgt m	Dia mm	Branch Spread m	Age	Phys Cond	Struct Cond	Crown density	Target	Rem Con yrs	Is Risk ALARP ?	Time Scale	Review period
T004	Oak	18.5	600	7.0	Mature	Good	Fair	76% - 100%.	Playground.	40+	Yes	1 Year	1 Year
Condition Comments Missing bark on E side of stem from ground to 1.2m, 300mm wide with good wound wood ³ response.								Management Recommendations Monitor defect at next inspection.					
T005	Holly	3	245	0	Dead	Dead	Dead	0% - 25%.	Playground.	Dead	No	3 Mnths	1 Year
Condition Comments Twin stemmed from ground level. Previously pollarded at 3m. Both stems have now died.								Management Recommendations Fell tree.					

³ In woody stems, the new wood developing in response to a wound, often resulting in a swelling (as round a pruning wound) which gradually occludes the wound.



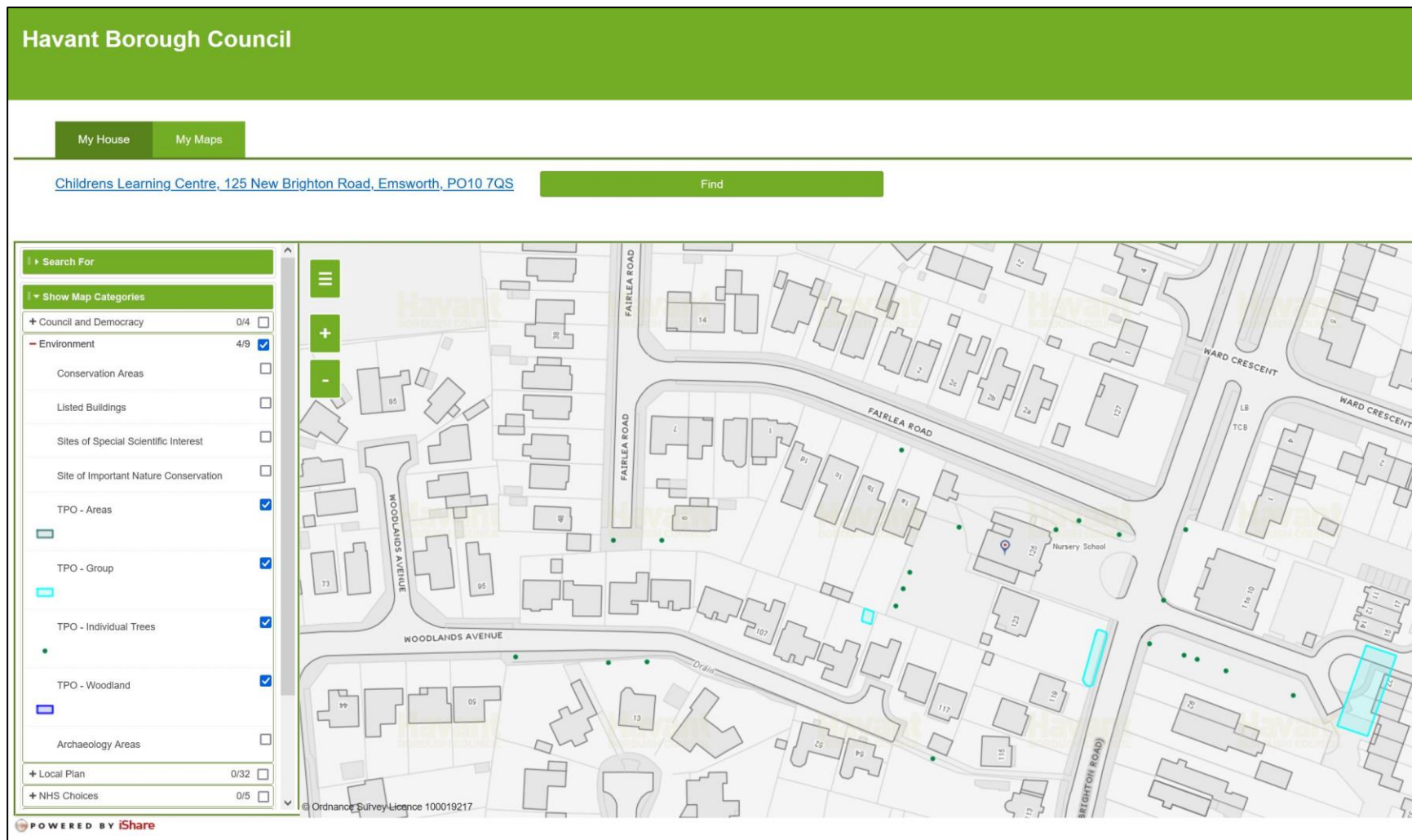
Appendix three – Location Plans

[Return to document](#)



Appendix four – TPO Map

[Return to document](#)



Data taken from Havant Borough Council mapping website



Appendix five – Photographs



Photograph one - fungal fruiting body at base of T3



Photograph two - missing bark and decayed cambium at base of T3



Photograph three - crown of T3



Photograph four - damage at base of T4



Expert witness
Tree risk assessment surveys
TPO Review
Local Government officer contracts
Woodland management plans
Protected species
Habitat management plans

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