

Town & Country Architecture

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2A BILLET AVENUE WATERLOOVILLE HAVANT HAMPSHIRE

ARBORICULTURAL STATEMENT for Mr & Mrs B. Russell

Proposed single storey rear extension, single storey front extension to extg Garage and new pitched roof over extg flat roof Garage and Porch.

19 September 2016

12/24/009

2A BILLET AVENUE

1.0 INTRODUCTION

- 1.1 This Arboricultural Method Statement (AMS) supports an application for Domestic Planning permission at 2A Billet Avenue and demonstrates the protection measures for the retained trees and should be read in association with our Tree Protection Plan 12/24/03. It follows the initial tree survey, implications assessment and ongoing discussions to minimise the impact upon the existing tree stock.
- 1.2 The applicant is Mr & Mrs B. Russell who are the owner and occupiers of 2A Billet Avenue, Waterlooville in Hampshire.
- 1.3 The emphasis of the report is predominantly that of preservation and tree protection. This report identifies methodologies to provide protection for the retained trees, to ensure their safe and healthy retention during and post development, as guided by BS5837:2012 and current best practice.
- 1.4 A total of 1 (one) individual tree (Trees T1) will be fully retained and protected within the development as detailed within this report. This Oak tree is currently protected by a TPO and located in the neighbouring front garden of No. 2B Billet Avenue on land outside the control of the applicant.
- 1.5 On visual inspection it would appear that tree T1 has undergone reduction of spread at some stage in the near past. The crown would appear not to have been reduced.
- 1.6 The construction of Public roads/footpaths and private drives surrounding the immediate area of tree T1 would indicate that the Root Protection Area (RPA) has already been compromised and must thus be offset wholly within the garden of no. 2B Billet Avenue.
- 1.7 No other trees or hedgerows on or near the site are affected by this proposal.
- 1.8 Our advice has been sought on the principles of the development in relation to the impact on the existing tree stock, to inform and facilitate the development layout that is supportable from an arboricultural perspective.

2A BILLET AVENUE

2.0 LOCATION & SITE DESCRIPTION

2.1 2A Billet Avenue is located on the South side of this Access Road, The Avenue is a mixture of medium to large detached houses sketched out along the linear length.

2.2 Within the boundary of 2A Billet Avenue there are no significant trees or hedgerows worthy of note.

2.3 Tree marked T1 is a mature Oak tree currently protected by TPO and located in the front garden of no. 2B Billet Avenue.

2.4 In the front garden of no. 2A Billet Avenue there is sufficient car parking for three cars, surfaced with a non permeable brick paviour constructed some years ago by the previous owners. The location of which will have to some degree compromised the RPA resulting in this protection zone being offset wholly within the neighbouring lawn front garden.

2.5 The brick paved area does not show signs of any root disturbance.



2A BILLET AVENUE

3.0 RELEVANT PLANNING HISTORY

- 3.1 In April 2013 the former home owner was GRANTED Planning permission for an exact copy of what is now sought as this consent had expired earlier this year in April 2016 under the ref nos APP/13/00191

4.0 PROPOSED WORKS & ARBORICULTURAL IMPLICATIONS

- 4.1 This proposal seeks to extend this property by way of three elements of work:

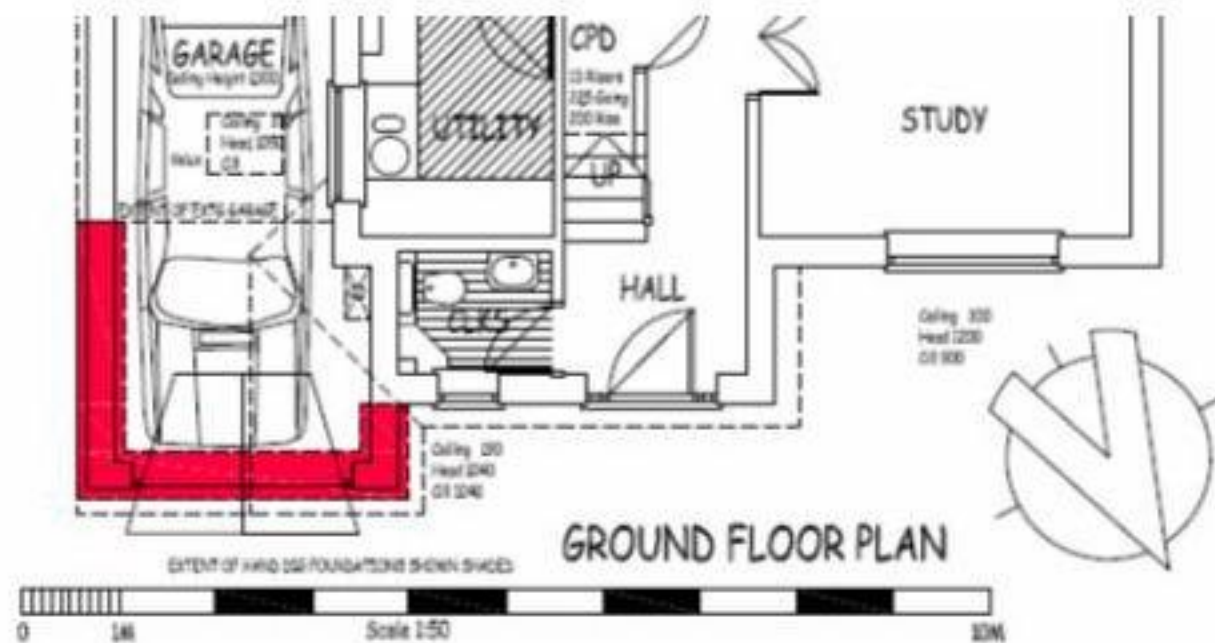
- i. Single storey rear extension to be used as a Family Room following the removal of an existing UPVC Conservatory.
- ii. Single storey front extension to the existing Garage.
- iii. Construction of pitched roofs over existing flat roof Garage and returning a new pitched roof over the existing front Porch area.

- 4.2 In elements of works as detailed (i and iii) above, will not in any way affect the safe retention and health of this Oak tree T1.



2A BILLET AVENUE

- 4.3 In works detailed in (ii) above the existing Garage is to be extended by 2.7M along the eastern boundary towards the Highway and returned long the frontage of the existing Dwelling to link with the existing Porch. These works will have little impact on the perceived RPA as construction of the existing drive in front of the current Garage would have had the effect of offsetting the TPA wholly into the neighbouring garden.



- 4.4 The illustration above shows the extent of hand dig proposed to safeguard any roots within the perceived RPA.
- 4.5 Tree protection barriers (shown by the blue dotted line on our Landscaping plan) shall be erected for the duration of the building works to safeguard the tree T1 crown spread from works and delivery vehicles.
- 4.6 This fencing shall be respected at all times and no attempt shall be made to damage, bypass or ignore it. Behind the protective fencing and inside the exclusion area of the tree protection zone, the following prohibitions shall apply.
- No digging or scraping
 - No storage of plant or materials
 - No vehicular access for the duration of the works
 - No fire lighting
 - No handling, discharge or spillage of any chemical substance
 - No water logging

2A BILLET AVENUE

5.0 PRE-COMMENCEMENT SITE MEETING

- 5.1 This meeting between Local Authority Arboriculturist and the Contractor shall be scheduled prior to commencement of the works on site and shall formally agree the method of work, position of site offices, material storage, compounds, parking and tree protection measures.
- 5.2 It is the responsibility of the Contractor to ensure that the details of this Arboricultural statement and agreed amendments are known, understood and carried out by all site personnel.
- 5.3 No works are required to tree T1, which is protected by a TPO. Should this statement at any time change, written approval must be sought in advance from the Local Authority.

6.0 TREE PROTECTION MEASURES

- 6.1 Tree T1 is in close proximity to construction activity. It is thought that due to the low impact nature of the development, it will be reasonable to use 2m tall welded mesh panels on rubber or concrete feet, joined together using a minimum of two anti-tamper couplers, installed so that they can only be removed from inside the barrier. The distance between the couplers should be at least 1m and be uniform throughout the barrier. The panels should be supported on the inner side by stabilizing struts, which should be attached to a base plate and secured with ground pins.
- 6.2 Once the barriers are in place they must remain in-situ throughout the following operations:
- Contractor occupancy
 - Plant and machinery delivery
 - Construction works
 - Installations of all surfacing materials
 - Utility Installation
 - Completion of works
 - Landscaping

2A BILLET AVENUE

7.0 METHOD OF WORKING & PREPARATION

- 7.1 The Contractor shall be responsible for the overall implementation of this Method Statement.
- 7.2 The Contractor shall be responsible for the safe handling and distribution of materials around the site.
- 7.3 The Contractor shall set out and erect the Tree Protection fencing in accordance with Town & Country Architectures Landscaping Plan.
- 7.4 The Contractor will make periodical inspections and sign off completion of works.
- 7.5 The Contractor will remove all unwanted material from the site.
- 7.6 It is anticipated that all storage of materials and deliveries shall make use of the existing access and areas outside of the RPA in order to avoid unnecessary damage to the tree roots.
- 7.7 The locations of the delivery, storage and movement of all essential facilities, contractors parking and location of chemical/cement mixing will be outside the RPA and avoid areas of run off that make flow into RPA's of retained trees.
- 7.8 Material storage shall be located outside of the RPA, due to the nature and size of the works limited storage of building material will be contained within the existing Garage.
- 7.9 Should any damage be caused to trees noted for retention the Local Authority Arboriculturist shall be immediately informed to enable remedial measures to be implemented.
- 7.10 When the works are complete and all machinery has been removed from site and any landscaping implemented the protective fencing may be removed.

2A BILLET AVENUE

8.0 CONCLUSION

- 8.1 This proposal is a duplicate of that previously assessed and approved a little over three years ago, nothing in relation to the proposed works or tree T1 has changed albeit this document now puts into place a formal Method Statement for the Contractor.
- 8.2 It is our opinion that tree T1 identified for retention and protection can be afforded due respect and provide adequate on site protection, ensuring its safe and healthy retention during the construction of the works.
- 8.3 It should be noted that existing hard surfacing of brick pavements on the drive were installed many years back. This will offset the RPA too wholly within the neighbouring lawn garden.
- 9.3 Limited incursion within the perceived RPA will have limited impact on tree T1 and with careful hand digging in this area will ensure safe protection of any roots within this zone.

