TOP ROAD, WINTERTON, SCUNTHORPE
for Gleeson Homes

TREE SURVEY

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1.0 GENERAL

1.1 This tree survey was undertaken by Martin Popplewell (Landscape Architect) and Charles Cocking (Arboricultural Consultant) on 24 Jan 2019 on behalf of Gleeson Homes in conjunction with proposals for residential development on site.

1.2 The survey should be read in conjunction with drawing 2952/1 (Existing Trees on Site).

1.3 The study site is located towards the western edge of the village of Winterton which itself lies around 12km north of Scunthorpe. It is bounded to the west by Top Road beyond which lies open countryside. To the south and east lies an area of residential development containing two storey dwellings and apartments. An open field –in agricultural use at the time of the survey – bounds the site to the north.

1.4 The site is presently in agricultural use and an arable crop has been sown. Ground is relatively level across the site falling gradually from north to south and from west to east. Beyond the site to the levels remain broadly level though to the west they rise somewhat.

1.5 No trees on site are included within a Tree Preservation Order and the site does not lie within a Conservation Area.

1.6 Trees grow and can develop weaknesses, the climate is thought to be changing and the many other factors which affect trees are rarely static. It is advisable to have trees inspected by a qualified arboriculturist regularly, and in this instance it is recommended that these inspections should be made every year.

1.7 The report is based upon a visual inspection. The consultant shall not be responsible for events which happen after this time due to factors which were not apparent at the time, and the acceptance of this report constitutes an agreement with the guidelines and the terms listed in this report.

1.8 Any defects seen by a contractor or the employer that were not apparent to the consultant must be brought to the consultant's attention immediately.

1.9 No liability can be accepted by the consultant in respect of the trees unless the recommendations (see Section 9) are carried out under their supervision and within the timescale indicated.

1.10 The report aims to consider both the aesthetic qualities of the trees as well as their health. The health of the trees is considered in relation to the proposed change of use to housing.

1.11 It must be noted that this tree report and accompanying drawing(s) do not constitute a Schedule of Works, and approval should be sought from the local authority prior to any works commencing.

2.0 SPECIES AND THEIR ARRANGEMENT IN THE LANDSCAPE

2.1 All trees surveyed lie along or beyond the site perimeter.

2.2 The principal tree species on or adjacent to the site is Ash. These can be found as isolated specimens along the eastern and western site boundaries. Some of these are set within hedging whilst others now stand isolated following hedge removal.

2.3 Other tree species present are Hawthorn, Field Maple, Wild Cherry and Oak (along the western boundary) together wit a group or ornamental species along one of the garden boundaries.

2.4 Shrub species (mostly Hawthorn with Hazel and Holly) are found within a well-trimmed roadside hedge along the western boundary. There are also several Self-sown shrubby Elder along the eastern and southern boundaries.

3.0 HEIGHT AND SIGNIFICANCE IN THE LANDSCAPE

3.1 The most visually-prominent trees are the early mature Ash T8-10 along the northern part of the eastern boundary. These are not particularly tall (around 8-13m) but their prominence relates as much to their isolated positions as much as their height.

3.2 Other than the above the principal vegetation are the trees along the western boundary. These are only of modest height (all under 9m) but several specimens have good future potential if allowed to remain.

3.3 The roadside hedgerow is a well-trimmed feature and has future screening potential.

4.0 AGE AND CONDITION

4.1 Most of the trees surveyed fall within the 'Early mature' and 'Semi Mature' categories and all but one are in Fair or Good condition with no action required at the present time.

4.2 There is only one poor quality tree on site – Ash T8. these is a multi-stemmed specimen with one limb ring-barked and the others suffering from fire damage. Its removal is recommended on grounds of safety.

5.0 ENVIRONMENTAL CONDITIONS

5.1 Due to their location on elevated open ground trees on site could be expected to be subject to potential impact from prevailing winds. However, there is no evidence of this at the present time and the development of the area of woodland immediately to the west is likely to provide increasingly sheltered conditions for trees on site over time.

5.2 Ground water conditions are also not assessed to be a significant factor in present or future growth or health of trees due to the gently sloping nature of the ground.

6.0 CODES USED WITHIN SCHEDULE

Column	Information
1	Tree reference number (recorded on tree survey drawing).
2	Species (common and scientific names, where possible).
3	Height of tree in metres.
4	Stem diameter in centimetres at 1.5m above adjacent ground level (on sloping ground taken on the upslope side of the tree base) or immediately above the root flare for multi-stemmed trees. # - estimated value
5	Branch spread in metres taken at the four cardinal points to derive an accurate representation of the crown (recorded on the tree survey drawing).
6	Age class (young, semi mature, early mature, mature, over mature, veteran).
7	Height in metres of crown clearance above adjacent ground level (to inform on ground clearance, crown stem ratio, and shading).
8	Physiological condition (e.g. good, fair, poor, dead).
9	Estimated remaining contribution in years (e.g. less than 10, 10-20, 20-40, more than 40).
10	Category grading. Trees are assessed in terms of quality in accordance with BS 5837:2012 into U or A to C categories (see Section 7.0) which are recorded on the tree survey drawing.
11	Notes on appearance and structural condition (e.g. collapsing, the presence of any decay, and physical defect).
12	Preliminary management recommendations, including further investigation of suspected defects that require more detailed assessment, and potential for wildlife habitats.

7.0 TREE QUALITY ASSESSMENT

7.1 **TREES UNSUITABLE FOR RETENTION**

Definition – Category U
(*Shown in broken outline on drawing with cross at trunk location)*
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.

Criteria – Category U
Trees that have a 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.

NOTE: Category U trees can have existing or potential conservation value which it might be desirable to preserve;

7.2 **TREES TO BE CONSIDERED FOR RETENTION**

Definition - Category A1, A2, A3
(*Shown in heavy outline on drawing with star at trunk location)*
Trees of high quality with an estimated life expectancy of at least 40 years.

Criteria - Category A

A1 (*Mainly arboricultural qualities*)
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 trees within an avenue).

A2 (*Mainly landscape qualities*)
Trees, groups or woodlands of particular visual importance as arboricultural and/or landscape features.

A3 (*Mainly cultural values, including conservation*)
Trees, groups or woodlands of significant conservation, historical, commemorative or other value (e.g. veteran trees or wood-pasture).

Definition - Category B1, B2, B3
(*Shown in medium outline on drawing with solid dot at trunk location)*
Trees of moderate quality with an estimated remaining life expectancy of at least 20 years.

Criteria - Category B

B1 (*Mainly arboricultural qualities*)
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 fore retention for beyond 40 years; or trees lacking the special quality necessary to merit the category A designation.

B2 (*Mainly landscape qualities*)
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.

B3 (*Mainly cultural values, including conservation*)
Trees with material conservation or other cultural value.

Definition - Category C1, C2, C3
(*Shown in light outline on drawing with open circle at trunk location)*
Trees of low quality with an estimated remaining life expectancy of at least 10 years or young trees with a stem diameter below 150mm.

Criteria - Category C

C1 (*Mainly arboricultural qualities*)
Unremarkable trees of very limited merit or such impaired condition that they do not qualify in higher categories.

C2 (*Mainly landscape qualities*)
Trees present in groups or woodlands, but without this conferring on them significantly greater landscape value; and/or trees offering low or only temporary/transient landscape benefit.

C3 (*Mainly cultural values, including conservation*)
Trees with no material conservation or other cultural value.

NOTE: Whilst C category trees will usually not be retained where they would impose a significant constraint on development, young trees with a stem diameter of less than 150mm should be considered for relocation.

8.0 DETAILED SCHEDULE OF VEGETATION ON SITE

Tree number on dwg	Species	Height (m)	Stem diameter (cm)	Branch spread (m)	Age class	Crown clearance + Ht/direction of lowest branch	Physiological condition	Estimated remaining contribution (years)	Category grading	Notes / Structural condition	Preliminary management recommendations
T1	Hawthorn	5	6x10	N 3.5 S 2 E 4 W 3	EM	0.5	Fair	20-40	C1	Multi-stemmed tree with dense rounded shrubby crown. Appear to be in acceptable condition at the present time.	No action
T2	Field Maple	6	25	N 4 S 4.5 E 4 W 3.5	EM	0+	Fair	10-20	C1	Straight main stem leans slightly to north. Dense rounded crown with foliage to ground level in places. Good future potential.	No action
H3	Hawthorn, Hazel, Holly	2.5	<7	2m wide	EM	0+	Fair	10-20	C2	Roadside hedge has been trimmed to 2m but allowed to grow out towards southern end. Dense foliage to ground level. Good screening value.	No action
T4	Ash	8	23	3m rad	SM	2.5	Good	20-40	C1	Straight main stem dense compact crown. Good future potential.	No action
T5	Oak	7	14	2.5m rad	SM	2.5	Good	20-40	C1	Stem forks into three at 2m; dense compact crown. Good future potential.	No action
T6	Field Maple	7	19	2.5m rad	SM	3	Good	20-40	C1	Straight main stem and dense compact crown. Good future potential. Bird's nest noted in crown.	No action
T7	Wild Cherry	9	28	N 5 S 4.5 E 4.5 W 4.5	EM	3	Good	20-40	C1	Multi-stemmed tree with dense wide spreading crown. Good future potential.	No action
T8	Ash	13	4x26	N 7 S 6 E 7 W 6	EM	2	Fair	<10	U	Multi-stemmed with wide spreading open crown. One stem has been ring-barked ands the other three have suffered from fire damage with decay evident. (self-sown shrubby specimen lies beneath crown)	Fell and remove

Tree number on dwg	Species	Height (m)	Stem diameter (cm)	Branch spread (m)	Age class	Crown clearance + Ht/direction of lowest branch	Physiological condition	Estimated remaining contribution (years)	Category grading	Notes / Structural condition	Preliminary management recommendations
T9	Ash	8	27	N 4.5 S 3 E 3.5 W 3.5	SM	2	Good	20-40	C1	Straight main stem and dense compact crown. Good future potential.	No action
T10	Ash	8	28	N 4.5 S 5.5 E 4.5 W 5	SM	2	Good	20-40	B1	Stem forks into multiple limbs at 3m. Evenly-balanced rounded crown. Good future potential.	No action
G11	5nr. Hawthorn	6	<15	As plan	EM	0+	Fair	10-20	C2	Remnant of field hedgerow has now developed into a line of individual specimens. All are multi-stemmed with dense shrubby crowns. Some collective screening value.	No action
T12	Elder	5	<8	As plan	Y	0+	Fair	10-20	C1	Isolated shrubby tree on low bank. Dense rounded crown. Insignificant specimen.	No action
T13	Elder	5	<8	N 3 S 1.5 E 3 W 3	Y	0+	Fair	10-20	C1	Multi-stemmed tree with shrubby crown containing a bird's nest.	No action
H14	Hawthorn, Bramble	2	<7	2m wide	SM	0+	Fair	10-20	C2	Garden boundary hedge has been closely trimmed in past but recently allowed to grow out. Dense foliage to ground level.	No action
H15	Hawthorn	2	<7	2.5m wide	SM	0+	Fair	10-20	C2	Well trimmed hedge with dense foliage to ground level. Good screening value.	No action
H16	Purple Privet	2	<7	2m wide	SM	0+	Fair	10-20	C2	Well trimmed hedge with dense foliage to ground level. Good screening value.	No action
T17	Elder	5	<8	2.5m rad	Y	0+	Fair	10-201	C2	Multi-stemmed tree with dense compact crown. Insignificant specimen.	No action
T18	Cherry	7	10	4m rad	SM	3	Fair	10-20	C1	Twin-stemmed tree with dense rounded crown.	No action
G19	3nr. Cypress	8	15	3m rad	SM	1.5	Fair	10-20	C2	Short line of conifers along garden boundary. Stems in close proximity do dense narrow crowns read as one.	No action

Tree number on dwg	Species	Height (m)	Stem diameter (cm)	Branch spread (m)	Age class	Crown clearance + Ht/direction of lowest branch	Physiological condition	Estimated remaining contribution (years)	Category grading	Notes / Structural condition	Preliminary management recommendations
G20	3nr. Laburnum, 2nr. Lilac	6	20	As plan	SM	1+	Fair	10-20	C2	Line of ornamental trees lies just within site parallel to garden boundary. All have been previously topped at 3m and allowed to grow out.	No action
T21	Oak	8	33	N 5.5 S 3 E 5 W 5	SM	2	Fair	20-40	C1	Straight main stem and dense wide spreading crown containing ivy. Good future potential.	Remove ivy

9.0 GENERAL RECOMMENDATIONS

9.1 Generally

Any recommended tree works should only be carried out with the consent of the local authority.

9.2 Trees in relation to Development

Consider the depth of foundations with reference to NHBC recommendations.

9.3 Tree Work before Development

Remove all 'U' category trees including those approved for removal in relation to approved development. Erect a robust fence to protect not only the retained trees themselves, but also the rooting zones at limit of canopy spread or in accordance with BS 5837:2012.

9.4 Care of Trees during Development

It is recommended that the precautions below be issued to the site manager for display on site.

GENERAL PRECAUTIONS DURING DEVELOPMENT:

- Section 4.6 of British Standard 5837:2012 "Trees in Relation to Construction" gives details of the method for calculating the root protection area (RPA - based on stem diameter) which should be left undisturbed around each retained tree. This is to prevent soil compaction, stacking etc. during demolition/construction. The RPA is included on the Tree Constraints Plan together with an indication of Above Ground Constraints.

- Based on the above calculation, and taking into account site specific issues, fencing in accordance with BS 5837:2012 should be erected around trees to be retained. This shall comprise a framework of scaffold poles driven vertically into the ground with diagonal bracing for support and welded mesh panels wired to uprights. This must be erected before any site access for demolition or construction. The above details and distances of tree protection will normally be set as a condition of any planning approval.

- British Standard 5837:2012 provides guidance for methods of working on development sites in proximity to retained trees and the principles set down in Section 7 of the document should be strictly adhered to. The following principles are particularly important:

    - Traffic must not enter tree root protection areas.

    - Stacking of construction materials should not occur beneath any tree canopies or within tree root protection areas.

    - Cement mixing or flushing should not occur inside minimum tree protective zones or within 10m of any tree (including trees on adjacent properties).

    - Fires should not be lit within 10m of any tree/canopy (this distance should be increased if conditions are windy).

    - Toxic materials (cements, oils, etc) should not be stored beneath canopies or within tree root protection areas.

9.5 **Towards Conclusion of Development**

Surgery is best carried out at this stage so that any known root damage can be corrected by the appropriate crown thinning to restore root/shoot balance. Similarly, trees now seen in relation to garden situations can be shaped as required. Planting to augment existing trees as part of the landscape works can now be appropriately undertaken at this stage.

mp/ROSETTA LANDSCAPE DESIGN

12 Feb 2019

projects/docs/2952-ts-12feb19

APPENDIX

PHOTOGRAPHS

Photo 1:

View north along Top Road showing line of trees along northern part of western site boundary – Hawthorn T1 in foreground with T2-T7 beyond.

Photo 2:

View north showing line of Ash trees along eastern site boundary –T10 centre left, T9 in centre and T8 on right.

Photo 3:

View west showing trees T17 (left) to T21 (right) along southern part of western site boundary.