WATSON LINDSEY
ARBORICULTURE

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Arboricultural Report to BS 5837:2012

Site Address:
The Cottage, Green Lane, Westgate, Belton
DN9 1QD

Issue Date:
21st February 2023

Report No:
230221

Prepared For:
Mrs Diane Brough

Prepared By:
Daniel Kendall, TechArborA

[redacted]

Contents

1. Introduction

1.1. Objective

1.1.1. This report is required to provide detailed, independent, arboricultural advice on the trees present in the context of potential development.

1.1.2. The purpose of this report is to identify and detail the existing vegetation on site, as well as areas where development and trees or hedges have the potential to conflict. In addition, recommendations will be made based on the current context of the site.

1.2. Terms of Reference

1.2.1. We have been commissioned to conduct a tree survey and prepare an arboricultural report for the site. This document and the associated survey adhere to the relevant protocols detailed in BS 5837:2012 Trees in relation to design, demolition and construction – Recommendations.

1.3. Scope

1.3.1. This report is compiled in accordance with BS 5837:2012 'Trees in relation to design, demolition and construction - Recommendations' and is based on an objective assessment of the existing vegetation.

1.3.2. All trees within the survey area with a stem diameter above approximately 75mm are included.

1.3.3. Where applicable trees outside the site boundary, but close enough to be affected by the proposed development, are included.

1.3.4. Preliminary recommendations are given with a view to the long-term management of sustainable tree cover and to uphold the interests of health and safety.

1.4. Methodology

1.4.1. The survey took place on the 21st February 2023. The weather was dry and fine with light winds.

1.4.2. During the survey, all trees were inspected from ground level. Further investigation, such as climbed inspections or decay detection surveys, have not been undertaken but may be recommended where this is considered appropriate.

1.4.3. Measurements were obtained using clinometers, specialist tapes or electronic distometers. Where this was not possible, measurements were estimated to the best ability of the surveyor. We endeavour to provide accurate information and will always take measurements unless inhibited by restricted access or other mitigating circumstances.

1.4.4. In the absence of a topographical survey a Trimble TDC100 has been used to capture northing and easting coordinates for each tree and key site features. As the stated accuracy of the device is 1-2 meters, tree positions should be considered indicative only. Where a specific design proposal is being considered, trees likely to be in conflict are located to an accuracy of 0.5m with measurements from existing site features.

2. Site Description

2.1. **Current Site Usage**

2.1.1. The site identified for survey is a small works yard situated to the rear of the main dwelling. The site is currently utilised for machinery and materials storage.

2.2. **Treescape & Visual Amenity**

2.2.1. The surrounding area is interspersed a modest number of semi-mature to early mature hedgerow trees.

2.2.2. The trees subject to survey form a minor green feature when viewed from Green Lane and from the rear of a small number of dwellings in the locality. The trees form a modest part of the local treescape.

2.2.3. Tree T1 is a specimen of reasonable size and quality (see Appendix 4, image 1) that is partially visible in the middle distance from the immediate surrounding area. This tree has a low to moderate visual amenity value. The remining trees surveyed convey little or no visual amenity value.

2.3. **Topography and Geology**

2.3.1. In general, the site is level and at the time of survey appeared to be well drained.

2.3.2. A desktop investigation was made into site geology using the British Geological Survey's Geology Viewer service. The local geology was defined as superficially sand over mudstone bedrock.

2.3.3. Mudstone deposits may contain significant clay content as such independent expert advice should be sought to better define site geology. Where significant clay content exists, due consideration must be given in relation to foundation design near retained and removed trees. Failure to do so may lead to subsidence and heave related issues.

2.4. **Rooting Conditions**

2.4.1. In areas likely to be affected by tree rooting the site is free from subterranean structures and significant changes in ground level. As such the Root Protection Areas of all trees surveyed is assumed to be symmetrical and centred on the trees' stems.

3. Tree Status

3.1. A status investigation was made on 21st February 2023 with North Lincolnshire District Council via their online planning portal. We are informed that there are no Tree Preservation Orders (TPO) in force and that the site is not within a Conservation Area. We do however advise a further status investigation is carried out prior to any tree works. Conducting work without permission to a tree subject to protection is a criminal offence.

4. Tree Works in the Current Site Context

4.1. Overview

4.1.1. Within the survey, tree works may have been identified for reasons of public safety, to ensure the long-term health of the trees or for general maintenance purposes. Such recommendations have been made without regard to any projected layout and should be undertaken irrespective of development. These are summarised in the following sections.

4.1.2. For the full details of all vegetation surveyed and recommendations made, please refer to Appendix 1.

4.2. Tree Removals in the Current Site Context

4.2.1. No trees require removal in the current site context.

4.3. Remedial Tree Works in the Current Site Context

4.3.1. No trees require remedial works in the current site context.

4.4. Further Inspection in the Current Site Context

4.4.1. No trees require further inspection in the current site context. It is however advised that all trees are periodically inspected in the interests of general risk management.

Appendix 1: Survey Schedule

Tree ID	Common Name	Maturity	Height (m)	Stem Diameter (mm)		RPA Radius (m)	Crown Spread (m)				Retention Category	Life Expectancy	Physiological Condition	Structural Condition	Comment	Recommendations
				1	2		N	E	S	W						
T1	Sycamore	Semi-mature	15.5	600	520	9.5	6	6	6	6	B1/2	>40 yrs	Good	Fair / Good	Boundary tree, location prevented detailed inspection. Multi stem from 1-2.5m with bark included but adequate main unions. A congested but well-balanced crown with a healthy shoot structure.	n/a
T2	Common Pear	Mature	9.5	390		4.7	5	4.5	2.5	2	C1/2	10 to 20 yrs	Good	Poor / Fair	Loss of large co-dominant stem to south resulting in major cavity with significant decay on lower stem, some reactive growth at margins. Otherwise a reasonable specimen with a healthy shoot structure.	n/a
T3	Common Pear	Mature	9.5	390		4.7	4	3.5	5	3.5	B1/2	>40 yrs	Good	Good	Bifurcated from 2m with a sound union and crown break at 3.5m. Moderate sized limb failure mid crown to NE. A well-balanced crown with a healthy shoot structure and minor deadwood.	n/a
G1	A Group		5	140[a]		1.7	2	2	2	2	C2	>40 yrs	Good		One coppice sycamore with light regrowth, and young/semi-mature self-set holly and sycamore. All with stem diameters >150mm.	n/a
G2	A Group	Semi-mature	5	140[a]		1.7	2	2	2	2	C2	>40 yrs	Good	Fair	Remnant of lapsed hawthorn hedge. Predominately multi stemmed with congested crowns. All with stem diameters >150mm.	n/a

[a] denotes average diameter of most significant trees (groups of trees)

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				1	2		N	E	S	W						
G3	A Group	Semi-mature	6	170[a]		2.0	3	3	3	3	C2	>40 yrs	Good	Poor / Fair	Remnant of lapsed hawthorn hedge. Now predominately structurally compromised goat willow with one multi stemmed hawthorn.	n/a
G4	A Group	Semi-mature	5	130[a]		1.6	2	2	2	2	C2	>40 yrs	Fair	Fair	Remnant of lapsed hawthorn hedge. Predominately multi stemmed with congested crowns. All with stem diameters >150mm.	n/a

[a] denotes average diameter of most significant trees (groups of trees)

Appendix 2: Retention Categories

Trees Unsuitable for Retention	
Category 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 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; see [BS5837: 2012]* ***4.5.7***

Tree to be Considered for retention	1 For Arboricultural Reasons	2 For Landscaping Qualities	3 For Cultural Values, Including Conservation
Category 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 trees 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).

Tree to be Considered for retention	1 For Arboricultural Reasons	2 For Landscaping Qualities	3 For Cultural Values, Including Conservation
Category 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.
Category C **Trees of low quality** with an estimated remaining life expectancy of at least 10 years, or young trees with a stem diameter below 150 mm.	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.

Appendix 3: Guidelines & Limitations

Where trees are inspected for the purposes of risk management recommendations are not intended to eliminate all risk but to mitigate obvious risks of an unacceptable level. This approach is considered reasonable and proportionate when facilitating tree owners and managers in meeting their duty of care.

Recommendations made are based on the current site context and upon other usages brought to our attention prior to the survey. Site usage conditions taken into consideration are detailed in this report. Where these are thought to be inaccurate this must be brought to our attention at the soonest opportunity.

We advise that all trees are inspected with a regularity and level of detail appropriate to site usage. It is also recommended that trees are re-inspected following certain events. These include; severe weather events, significant changes in site usage, and changes that affect wind loading on trees (e.g. removal of neighbouring trees, erection/demolition of buildings).

Tree work recommendations must only be undertaken by suitably experienced and qualified contractors. Such service provides must hold appropriate public liability insurance and work to the British Standard BS 3998:2010 Tree work – Recommendations, or other industry best practice guidelines. During tree work operations any notable defects not identified in this report must be brought to our attention at the soonest opportunity.

Appendix 4: Site Images

Image 1 – T3, T2 & T1 (left to right)

Image 2 – T2

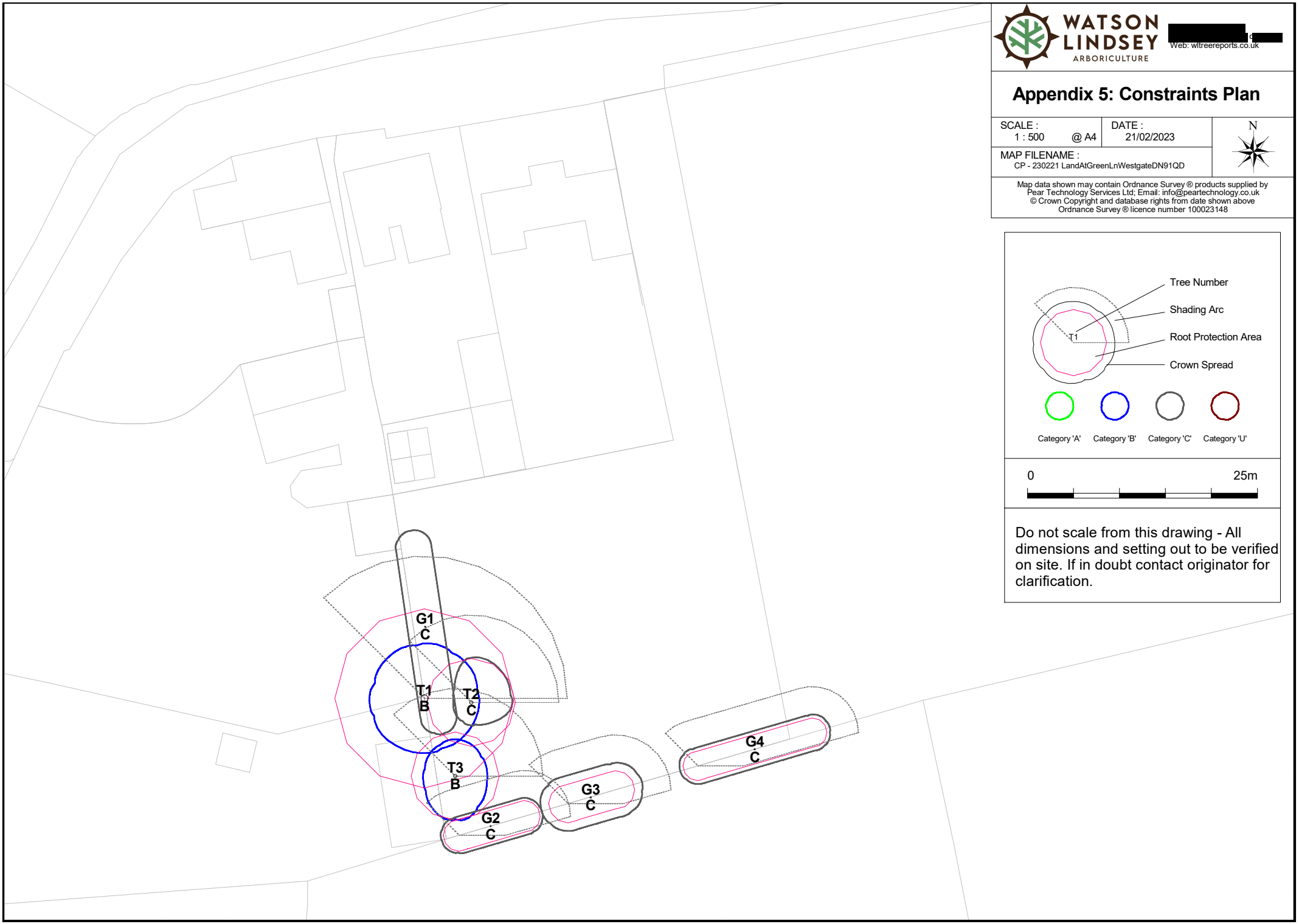
Image 3 – T3

Image 4 – G1 (foreground)

Image 5 – G2

Image 6 – G3

Image 7 – G4



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Appendix 5: Constraints Plan

SCALE :	DATE :
1 : 500 @ A4	21/02/2023

MAP FILENAME :
CP - 230221 LandAtGreenLnWestgateDN91QD

N

Do not scale from this drawing - All dimensions and setting out to be verified on site. If in doubt contact originator for clarification.