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Arboricultural Survey & Impact Assessment (BS5837:2012)

Site

4 Montpelier Square
London
SW7 1TJ

Client

LBMV Architects

Date of Report:

April 2021

Report Reference:

AIA/MF/049/21

Report Prepared by:

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Contents

1.0 Introduction

1.1 This report has been commissioned by LBMV Architects to survey, assess and provide an Arboricultural Impact Assessment and Method Statement for the 2 x trees sited within close proximity of proposed development works at the rear of 4 Montpelier Square, London, SW7 1TJ.

1.2 A site visit was conducted on 24th October 2019 to survey and assess the trees. The weather at the time of inspection was overcast and cold with trees in early autumnal mode of leaf colouring.

1.3 The tree survey, report and recommendations have been compiled for the 2 x trees (T1-T2) surveyed within close proximity. The trees are sited as follows:

T1: 4 Montpelier Square
T2: 5 Montpelier Square

1.4 The details of the subject trees have been set out in the tree survey table in *Appendix A*. The trees were surveyed on the date and time shown above and the tree survey assessment information for the trees describing size, condition and surroundings are found within this appendix.

1.5 The trees located within the site are shown in tree survey plans T001-T003, *Appendix B*, and these correspond to the tree survey results table, Appendix A. Photographs of the trees can also be found in *Appendix C*.

1.6 This report and the opinions within it have been produced by Marcus Foster, a qualified arboriculturist and Professional Member of the Arboricultural Association with over 20 years experience and holding a National Diploma in Arboriculture, the Arboricultural Association's Technicians Certificate, Professional Tree Inspection Certificate (LANTRA) as well as a degree in History and Society. Work experience within the industry includes work as a Contracts Manager for an Arboricultural Association Approved Company, a Local Authority Tree Preservation Officer and an independent Arboricultural Consultant. As a consultant many of projects undertaken are in the inner London Boroughs of Islington, Hackney, Westminster, Camden, Southwark and RBKC, making Marcus Foster familiar with the most recent requirements of development and constraints on urban trees.

1.7 No additional documentation has been referred to relating to the trees or the property for the compilation of this report.

2.0 Survey Details and Scope

2.1 The site survey included the 2 x trees (T1-T2) as shown in the survey, *Appendix A*, and also highlighted on the site plans, *Appendix B*.

2.2 The trees were surveyed from ground level from within their off site location. The diameter of the trunk (T1) has been measured using a DBH tape at 1.5m height; T2 has been estimated. The height of the trees has been estimated.

2.3 The following information was recorded for each tree and is shown in the Tree Schedule included in *Appendix A*:

- Number: an identity number which cross-references locations shown on the plan in Appendix A with the schedule in Appendix B.
- Species: listed by common names
- Tree Height: height in metres (m)
- Tree Spread: spread in metres (m)
- Stem diameter: measured in millimetres (mm) and taken at 1.5m above ground level
- Age Class: Y (young); EM (early-mature); M (mature); OM (over-mature)
- Vigour: G (good); F (fair); P (poor); D (dead)
- Structural Condition: G (good); F (fair); P (poor); D (dead)
- General Condition Specific comments relating to each tree
- Estimated Remaining Contribution (years)
- BS5837 Category Grading
- Protection Distance m2 Area (where applicable – BS5827: 2012)
- Protection Distance Radius (where applicable – BS5827: 2012)

2.4 Information recorded in the tree survey, *Appendix A* is expanded in the report findings and preliminary recommendations have been made in *Section 5*.

2.5 Findings as shown within *Appendix A* and discussed within *Section 4* are also highlighted within *Appendix B* which incorporates the Tree Constraints Plan (TCP) - drawing T002 addressing areas where arboricultural solutions are required. The Tree Protection Plan (TPP) - drawing T003 provides outline tree protection measures.

3.0 Survey Limitations

3.1 No soil excavations have been carried out.

3.2 This report only considers the trees and conditions at the time of inspection. As the inspection was only visual no guarantee can be given concerning the condition of the wood at present in any of the trees inspected and furthermore that no future problems or deficiencies may arise.

3.3 The survey has been undertaken as a survey of the trees without prior influence of the development and implicating factors.

3.4 No invasive tools were used during this site survey.

3.5 It should be noted that vegetation including shrubs within this / the neighbouring sites have not been included in the survey as none were within close or relevant proximity .

3.6 The survey has been undertaken from within the site, 4 Montpelier Square only.

4.0 Tree Survey Summary

4.1 The trees have been surveyed in accordance with BS5837: 2012 'Recommendations for trees in relation to construction' (BS5837: 2012) and have been rated as follows:

Category 'A' trees

Trees of high quality with an estimated remaining life expectancy of at least 40 years. Trees have been categorised as 'A' trees for one of the following reasons:

- Mainly arboricultural qualities
- Mainly landscape qualities
- Mainly cultural values including conservation

Within the Site Plan (Appendix B) those trees rated as 'A' category trees have a **green** outline as denoted within the site plan key / survey.

N/A

Category 'B' trees
Trees of moderate quality with an estimated remaining life expectancy of at least 20 years. Trees have been categorised as 'B' trees for one of the following reasons

- Mainly arboricultural qualities
- Mainly landscape qualities
- Mainly cultural values including conservation

Within the Site Plan (Appendix B) those trees rated as 'B' category trees have a **blue** outline as denoted within the site plan key.

N/A

Category 'C' trees
Trees of low quality with an estimated remaining life expectancy of at least 10 years or young trees with a stem diameter below 150mm. Trees have been categorised as 'C' trees for one of the following reasons

- Arboricultural qualities - unremarkable trees of very limited merit
- Mainly landscape qualities
- Trees with no material conservation or cultural value

Within the Site Plan (Appendix B) those trees rated as 'C' category trees have a **grey** outline as denoted within the site plan key.

T1, T2

Category 'U' trees
Trees 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.

Within the Site Plan (Appendix B) those trees rated as 'U' category trees have a **red** outline as denoted within the site plan key.

N/A

4.2 The trees have been surveyed taking into account condition, general health and form without the development process influencing the survey. In addition they have also been surveyed taking account of amenity value that is offered in relation to both the landscape and surrounding buildings and streetscape. This report outlines the impact that the proposed development will have on the overall treescape and landscape; it provides recommendations to ensure that long-term amenity value for the area is retained.

4.3 The report has been written with close reference to the British Standard Guidance, British Standard 5837: 2012 'Recommendations for trees in relation to construction' (BS5837: 2012), which addresses the juxtaposition between trees and structures. The Arboricultural Impact Assessment highlights areas where the trees will require protection which should be addressed within the Arboricultural Method Statement (AMS) and/or Tree Protection Plan (TPP) specific to the site and proposed scheme, and corroborating with all construction and landscape method statements as relevant.

5.0 Arboricultural Impact Assessment

Site Overview

5.1 The 2 x trees (T1-T2) located within close proximity of the proposed development works are sited as follows:

4 Montpelier Square- tree T1 (Sycamore)
5 Montpelier Square- tree T2 (Sycamore)

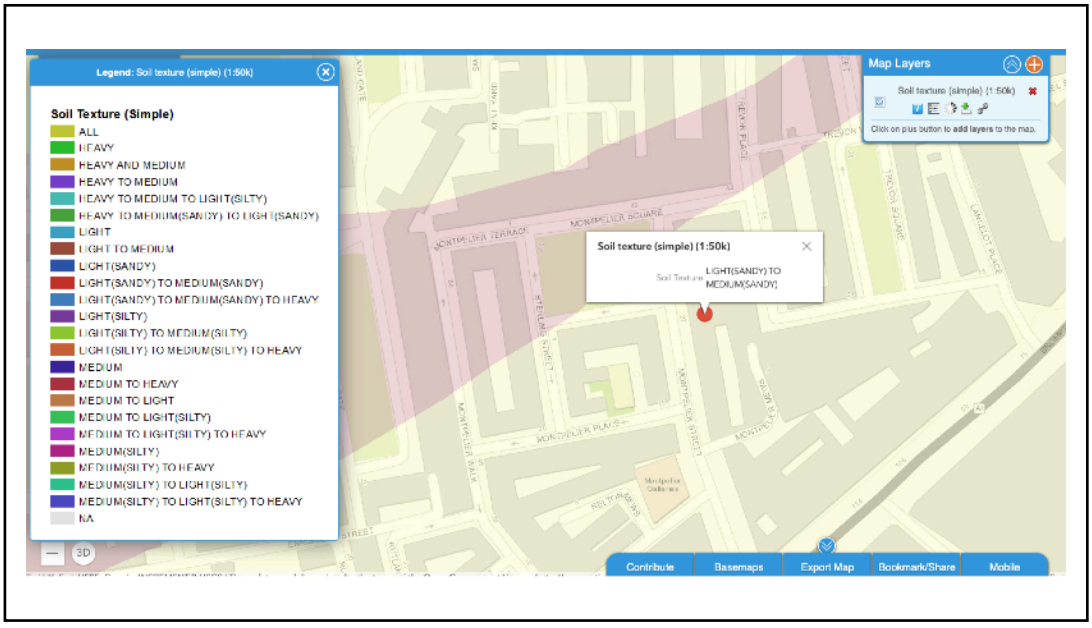
5.2 The property is sited as follows within Westminster City Council:

5.3 The following statutory checks have been made in relation to the trees at the rear of the property (and neighbouring at No.5) and their status within the Local Planning Authority, Westminster City Council (WCC):

CONSERVATION AREA STATUS
Knightsbridge Conservation Area

TREE PRESERVATION ORDER (TPO) STATUS
N/A

5.4 The underlying soil to this area is classified as 'silty loam to sandy loam' within the UK Soil Observatory (www.ukso.org) - a soil mix being characterised as medium texture:



Extract from Soil Observatory - March 21- www.ukso.org

5.5 The limited presence of a clay element within the soil is significant in terms of both tree protection and foundation design. Whilst clay soils can experience substantial volume changes when vegetation extracts moisture from the ground and they are also prone to compaction when wet; the soil is deemed as being of medium texture with limited presence of clay. Any foundations should also be designed in accordance with the recommendations contained within NHBC Chapter 4.2 (National House Building Council, 2010) and should account for the possibility of both subsidence and heave.

5.6 For the purposes of this report, reference has been made to the following plans for the proposed development:

LBMV Architects
0078-A1000-EXISTING-REV02
0078-A2000-PROPOSED

5.7 The proposed development within close proximity of retained trees comprises:

(i) Rear extension updates
(ii) General refurbishment works
(iii) Basement works
(iv) Final landscape works

5.8 The development has the potential to affect the trees in the following ways:

- Potential impact to the root plate of retained trees during development process from construction works

- Basement excavation works with the potential of impacting the root plates of retained trees

- The use of and storage of materials and chemicals on site within close proximity of the trees has the potential to cause damage

- The long-term impact of development works of the proposed development

5.9 The trees and the impact from the proposed development upon them is evaluated within this section to determine overall arboricultural impact from the proposed development. Where the tree is retained, the Root Protection Area (RPA) for the tree is evaluated in relation to proposed development works and the following is assessed:

(i) impact of the development upon the retained trees

(ii) where tree protection measures are deemed appropriate these are highlighted as being required

Arboricultural Impact Assessment

Tree T1: 4 Montpelier Square

5.10 The Sycamore tree, T1 rated as Category 'C2', has the following characteristics:

- Tree leans to north from limited raised planter
- Growing directly against rear boundary wall within 300mm retainer
- Clear evidence of root girdling
- Crown lifted to 5-6m. Union sound at this point
- Historically cyclically reduced
- Direct canopy growth to all surrounding elevations

5.11 The tree has developed in a constrained location within this limited rear courtyard type garden. The tree likely has a maximum 18m2 rooting environment (further adventitious extent unlikely and unknown) due to the following constraints:

- Initial raised retainer location
- Limited approximate 18m2 rooting area for ground floor level of terrace / hard landscape area
- Significant basement development to north, east, south and west where basement level and associated underground storage room exists beneath tree

5.12 The tree growing alongside tree T1 also has a constrained location with development surrounding and a very limited rooting environment. The tree's Root Protection Area (RPA) where conventionally and applied in modified[1] form is:

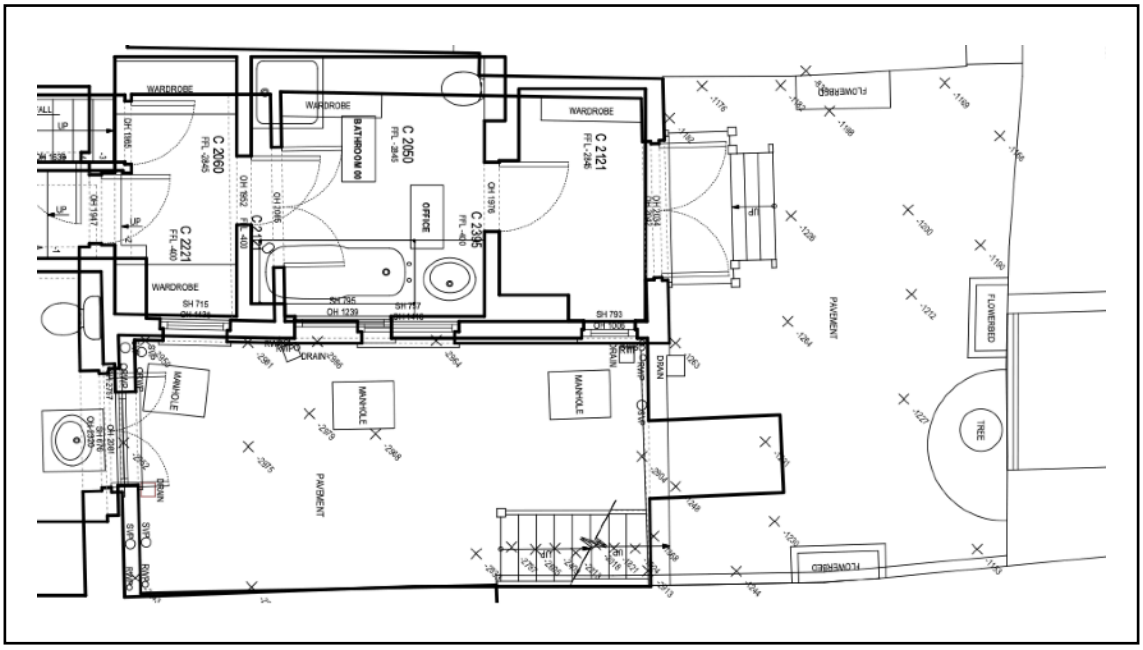
RPA - 4.8m radius / 72.39m2

5.13 The following extract from topographical survey shows the tree as sited in relation to existing lower ground floor where the following can be confirmed:

-Ground floor at -1226 with lower ground floor at -2904; a level change of 1678mm from location of tree to lower ground floor terrace where the basement is extended from

- Existing store location extending into ground floor garden from lower ground floor further minimising area of root plate for tree T1

[1] [1] The British Standard (paragraph 4.6.2) it states that RPA's should reflect the morphology and disposition of the roots where historic site conditions or other factors indicate that rooting has occurred asymmetrically, a polygon of equivalent area should be produced, often with agreement from the Local Authority and using all available historical information of the site and specific tree / area. Modifications to the shape of the RPA should reflect a soundly based arboricultural assessment of likely root distribution by a qualified arboriculturist



Extract from *0078-A1000-EXISTING-REV02 - ground floor and lower ground floor overlayed*
NOTE: Not to scale

5.14 The proposed development shall provided very limited impact upon the tree for the following reasons as highlighted within the TCP:

(i) Retention of all ground floor levels where tree is sited
(ii) Retention of store feature (infilled) thus not disturbing ground at lower ground floor level (1678mm below level of tree)
(iii) Basement aligned with line of lower ground floor therefore not disturbing root plate of tree at ground floor level

5.15 The following tree protection measures shall be applicable to ensure full tree protection

- TREE PROTECTION FENCING
  Basal shuttering tree protection fencing shall enclose the tree's main stem and initial root plate

- GROUND PROTECTION
  Existing hard landscape surfaces retained with ground protection applied as a further protection measures

- PRECAUTIONARY AREA
  Precautionary Area to retaining wall for lower ground floor (as highlighted on TCP & TPP) for any re-building and/or repair works to structural feature

- PROTECTION MEASURES FOR FINAL LANDSCAPING WORKS
  Guidance for final landscaping works with tree protection

5.16 It should be noted that the tree's canopy shall remain unaffected by the proposal; therefore no protection measures are required in relation to tree T1.

Tree T2: 5 Montpelier Square

5.17 The tree, also rated as Category 'C2', has the following characteristics:

- Off site - not inspected at base
- Growing alongside T1 to south.
- Union at 4m showing signs of included bark
- Cyclically reduced approx 3-4 years ago,

5.18 The tree growing alongside tree T1 also has a constrained location with development surrounding and a very limited rooting environment. The tree's Root Protection Area (RPA) where conventionally and applied in modified form is:

RPA - 4.8m radius / 72.39m2

Where conventionally applied, the northern RPA encroaches within the main terrace of this site. However based on the following factors a modified RPA should be applied based on the historic existence of the boundary wall to the north of the tree where full root retention is likely to have occurred.

5.19 Additionally, the tree's canopy would remain unaffected by the proposal and therefore no tree protection measures would be recommended in relation to development works.

5.20 Where taking account of all factors highlighted within Sections 5.13-5.15 in relation to tree T1, the tree shall remain protected from the development process with the following applicable:

(i) Retention of all ground floor levels to north of where tree T1 is sited
(ii) Retention of store feature (infilled) thus not disturbing ground at lower ground floor level (1678mm below level of tree)
(iii) Basement aligned with line of lower ground floor therefore not disturbing root plate of tree roots from both tree T1 & T2 at ground floor level

5.21 The following tree protection measures shall be applicable to ensure full tree protection

- GROUND PROTECTION
  Existing hard landscape surfaces retained with ground protection applied as a further protection measures

- PRECAUTIONARY AREA
  Precautionary Area to retaining wall for lower ground floor (as highlighted on TCP & TPP) for any re-building and/or repair works to structural feature

Summary

5.22 The proposed development and associated works provides a limited and acceptable impact upon retained trees located within the site. The tree protection measures to ensure that the trees shall remain protected for the duration of the development works and for the long term are outlined within the Arboricultural Method Statement (AMS) - Section 6.

5.23 In summary the arboricultural impact as outlined within drawing T002 - Tree Constraints Plan (TCP) requires the following tree protection measures as outlined within drawing T003 - Tree Protection Plan (TPP)

(i) TREE PROTECTION FENCING
(ii) GROUND PROTECTION
(iii) PRECAUTIONARY AREA
(ii) PROTECTION MEASURES FOR FINAL LANDSCAPING WORKS

5.24 A full Arboricultural Method Statement including Arboricultural Scheme of Supervision shall be prepared in accordance with confirmed construction methodology including timescales to ensure full protection measures are applied during the development process.

6.0 Arboricultural Method Statement

The following tree protection measures require close adherence AT ALL TIMES with full supervision from the consulting arboriculturist as outlined within this report. The measures are outlined within Tree Protection Plan (TPP) - drawing T003.

6.1 **Tree Works**

6.1.1 No tree works are required to trees T1 & T2 as is confirmed within the Tree Works Schedule - *Section 7.*

6.2 **Tree Protection Fencing**

6.2.1 Protection of the trees highlighted for retention must be implemented as explained below and as specified within the TPP - drawing T003:

To provide Construction Exclusion Zone (CEZ)
Specified as basal shuttering specification - see Appendix E

6.2.2 These measures must remain for the entire construction process in order to provide a comprehensive barrier from the trees

- The areas surrounding the trees must be surrounded by protective fencing as outlined in TPP - T002

- The protective fencing used must be suitable for the purpose of excluding construction activity and appropriate to the degree and proximity of work taking place around the retained trees.

- This barrier must remain rigid and complete during the entire construction process. Protection is not required surrounding the whole tree as the remainder of the root plate (off site to the east) will remain unaffected by virtue of existing hard landscapes and constrained form of site

- Once the Exclusion Zones have been protected by fencing all weather notices as included in *Appendix D* must be put onto the barrier warning that the area is a construction exclusion zone.

- No heavy plant shall come into contact with any part of the canopies of the trees.

- No building materials or chemicals are stored within the tree protection zone as indicated on the TPP

6.3 **Ground Protection**

6.3.1 Ground protection shall be applied for the ground floor level as highlighted within the TPP as follows:

- Implementation of 75mm bark mulch layer overlapped with minimum 12mm plyboard surface or load bearing ground protection boards to provide ground protection for development process
- No storage of spoil within this area
- No storage of chemicals within this area

The following must be adhered to:
Ground protection must be installed prior to enabling works with commencement of development undertaken with approval of the supervising arboricultural consultant.

6.4 **Storage of Construction site related materials, plant and spoil**

6.4.1 A designated storage area must be located outside of the RPA of retained trees. Strict adherence to this area must be made to this area and any amendment would require written consent from the WCC tree officer.

6.5 **Site Welfare & Site Office**

6.5.1 Site welfare must be confirmed must be located outside of the RPA of retained trees - no provision within the TPP is therefore required in relation to trees.

6.6 **Fires**

6.6.1 There must UNDER NO CIRCUMSTANCES be fires within this site.

6.7 **Precautionary Area Works**

6.7.1 Should the retaining wall between lower ground floor and ground floor level require repairs the following must be adhered to:

- All works undertaken under arboricultural supervision
- All works undertaken with hand tools only
- No incursion within RPA for repair works

6.7.2 The following tools shall be applicable for works to the retaining wall should they be required:

6.8 **Final Landscape Works**

6.8.1 For final landscaping works the following must apply where carried out within the RPA of retained trees at GROUND FLOOR LEVEL (@ -1226 as per topographical survey)

- No reduction in levels of the underlying soil surface will occur during final landscaping works within the RPA of retained tree

- No compaction of soils for establishing level base

- No soakaway shall be sited within the RPA of retained trees

6.8.2 For undertaking minor excavations for landscaping works including planting, the following must be adhered to as below with all works undertaken by hand only for areas identified as the RPA on the TPP only:

Excavation and dealing with roots
BS5837 (2012) makes provision for undertaking excavations in RPAs, explaining that all excavation must be carried out carefully using spades, forks and trowels, It is important not to damage the bark and wood of any roots. For this area, these tools should be used with no machinery used for the preliminary works.

All excavations to be hand dug excavations only to ensure no severance of major roots

- The severance of any tree roots encountered larger than 25mm in diameter MUST NOT occur without prior consultation with the Local Authority Tree Officer or appointed Arboricultural Consultant.

- If at any point it is deemed not possible to continue with planting and landscape works without having to damage very significant tree roots, the Local Authority Tree Officer and / or the appointed Arboricultural Consultant must be contacted.

6.9 **Installation of utility services**

6.9.1 No utilities are proposed within the RPA / soft landscape area for this tree.

6.9.2 If for any reason installation and/or amendment of utility services within the RPA of trees is required the consulting arboriculturist and Local Authority must be notified prior to any ground tree protection / fencing and barrier removal. Full details shall be agreed in writing with WCC tree officer. Close reference must be made to National Joint Utilities Group (Volume 4, Issue 2) for all recommendations

7.0 Tree Works Schedule

7.1 Any tree work must be carried out to BS 3998; 2010 Recommendations for Tree Work.

TREE WORKS SCHEDULE
4 Montpelier Square, London, SW7 1TJ

Tree No.	Common Name	Category Rating	Tree Works	Reason for works
No action required at present				

NOTE: Wildlife & Habitat Protection Guidelines
The tree work specifications included within this report do not provide an exemption from the requirements to comply with the Wildlife and Countryside Act 1981, the Habitats Regulations 1994 and the Countryside and Rights of Way Act 2000, or any acts offering protection to wildlife. Of particular note is the protection offered to bats, birds and their nests, whilst being built or in use. It must be noted that failure to comply with the Acts may result in a criminal prosecution.

8.0 Communication, Monitoring and Compliance

8.1 In ensuring that tree protections specifications as highlighted within this method statement are closely adhered to at all times, it is important to set out for the long term of the development, communication details for key individuals and tasks that require monitoring.

8.2 The key individuals appointed for advising and complying with Tree Protection specifications must adhere to the following at all times:

- Relevant parties / key individuals must be advised of any changes in personnel or contractor during the development process.
- Relevant parties / key individuals must be responsible for relaying information regarding tree protection within work force where deemed applicable / relevant

8.3 For all tree protection measures these must be considered as sacrosanct and should not be removed or altered without prior written consent from the Local Authority tree officer and/or consulting arboriculturist.

8.4 The local authority arboriculturist will have free access to the site and forward any concerns / recommendations directly to the consulting arboriculturist.

The following individuals and organisations are central to the delivery of the scheme in relation to the tree protection measures it requires:

CITY OF WESTMINSTER - TREE OFFICER
Name - Arboricultural Services - Development Planning, City of Westminster
Address - Westminster City Council, PO Box 732, Redhill, RH1 9FL
Telephone - 020 7641 2922
Contact - Rosalie Dobson
Email - rdobson@westminster.gov.uk

CONSULTING ARBORICULTURIST
Name - Marcus Foster
Telephone - 07812024070
Contact - Marcus Foster
Email - mail@marcus-foster.com

Appendices

Appendix A

Tree Survey Schedule (BS5837:2012)

4 Montpelier Square
London
SW7 1TJ

Colour Key: BS5837: 2012 (see Section 2.6)

- Category A
- Category B
- Category C
- Category U

BS5837:2012 TREE SURVEY
4 Montpelier Square, London, SW7 1TJ
Arboricultural Impact Assessment - Tree Schedule (BS5837:2012) - 24.10.19

Tree No	Species	Height (m)	Stem diameter (mm)	Spread (m)	Age	Structural Condition	Vigour	BS5837 (2012) Rating	Remaining Contribution (years)	Height of First Branch (metres)	Height of Canopy (metres)	Comments / Structural Condition	Root Protection Area (RPA) m2	Root Protection Area (RPA) Radius (m)
T1	Sycamore	15	390	N: 5 E: 5 S: 2 W:5	EM	F	F	C2	10-20 years	6.0	5.0	Tree leans to north. Growing directly against rear boundary wall within 300mm raised retainer. Root girdling. Straight main stem, crown lifted to 5-6m. Union sound. Previously / cyclically reduced . Direct canopy growth to all surrounding elevations. Constrained location.	68.82	4.68
T2	Sycamore	15	400	N: 2 E: 4 S: 5 W:5	EM	F	F	C2	10-20 years	5.0	5.0	Off site - not inspected at base. Growing alongside T1 to south. Union at 4m showing signs of included bark; cyclically reduced approx 2-years ago. Constrained location.	72.39	4.8

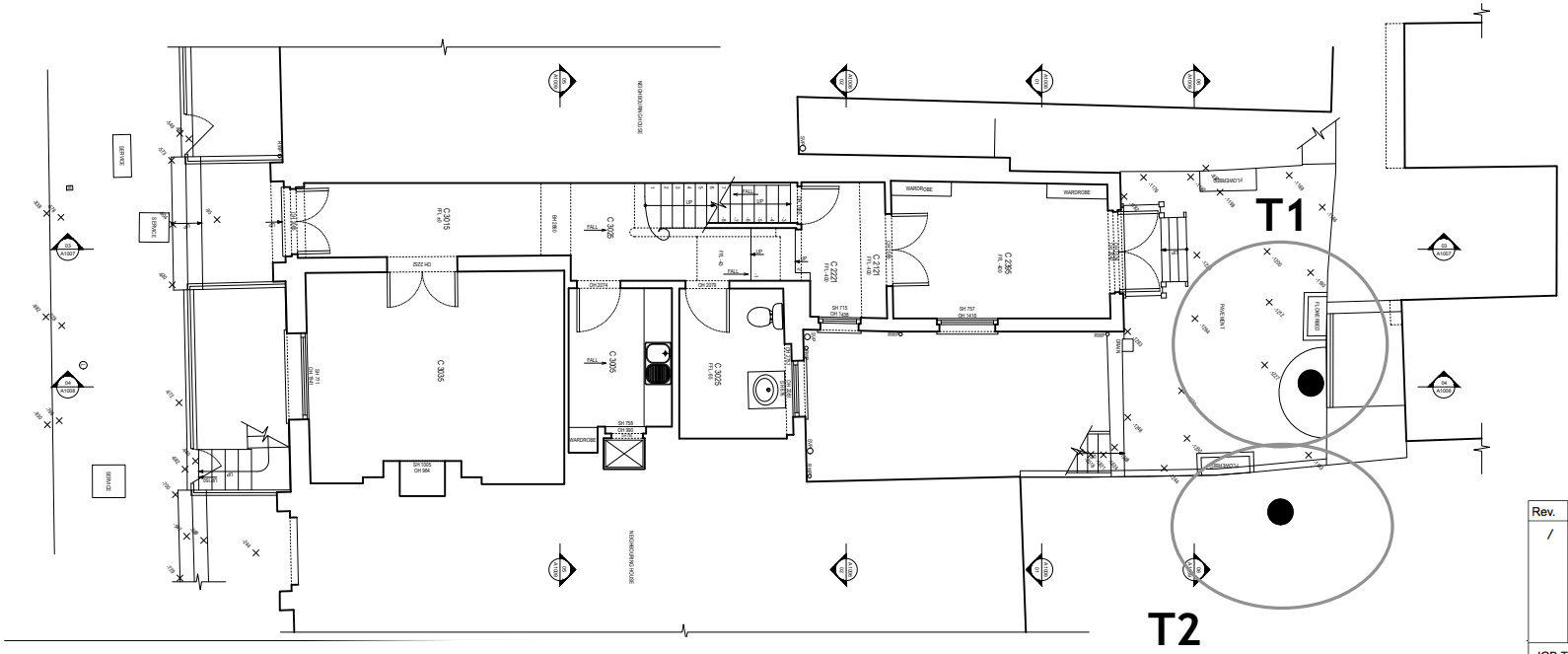
Appendix B

Tree Survey Plans
BS5837:2012

Existing Tree Survey (T001)
Tree Constraints Plan (T002)
Tree Protection Plan (T003)

4 Montpelier Square
London
SW7 1TJ

+	CATEGORY A
+	CATEGORY B
+	CATEGORY C
+	CATEGORY U
---------	RPA (RADIUS)



BS5837 (2012) TREE SURVEY NOTES
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2. If received electronically it is the recipients responsibility to print this drawing to correct scale. Only written dimensions should be used where not printed to scale.
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Rev.	Date		Checked
/		ISSUED FOR INFORMATION	MF

JOB TITLE
4 Montpelier Square

DWG TITLE
Existing Tree Survey

SCALE
1:100 @ A3

DATE
APRIL 21

JOB NO
AIA/MF/049/21

DWG NO.
T001

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marcus@mfdesignconsultancy.com
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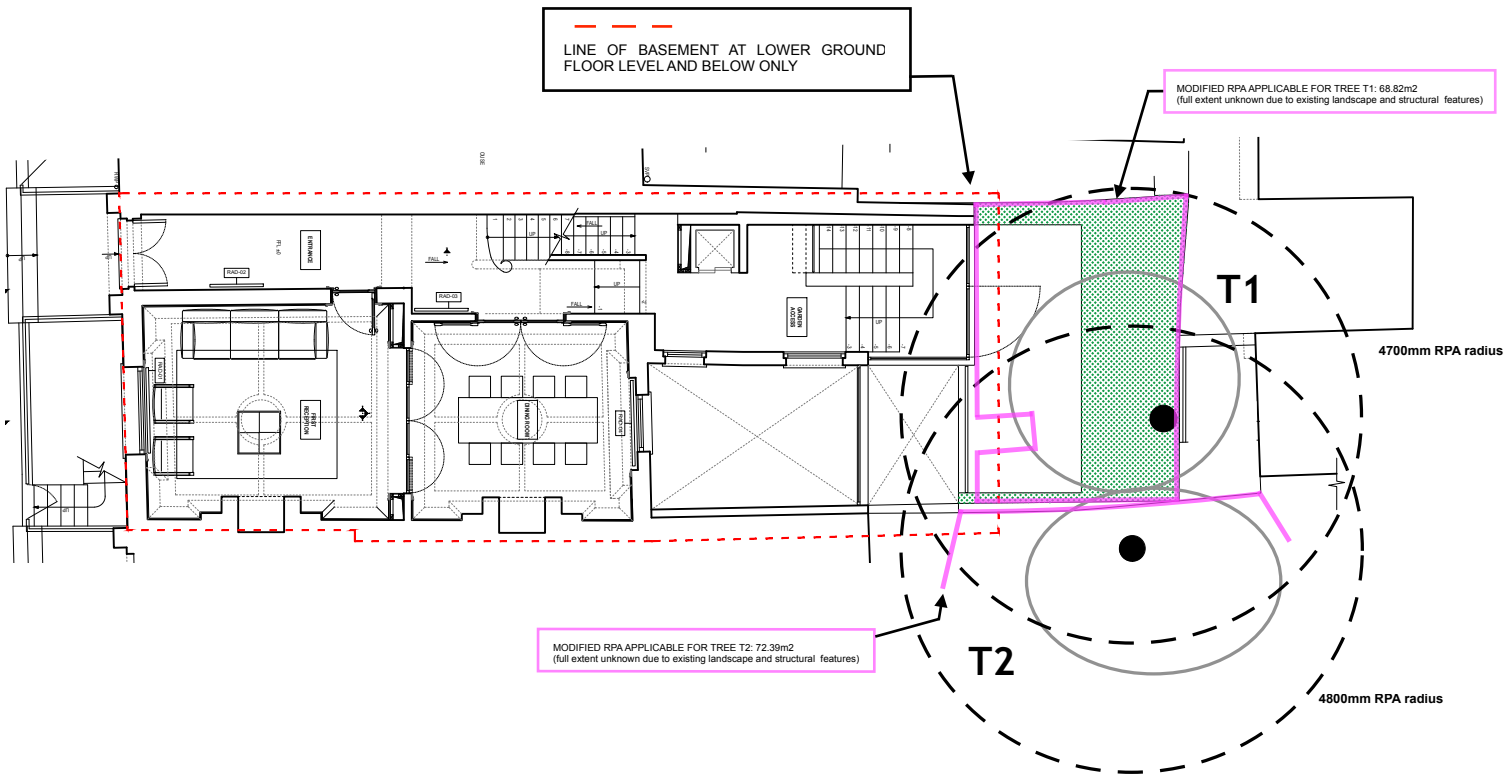
Marcus Foster
TREE CONSULTANCY



CATEGORY A

CATEGORY B

CATEGORY C

CATEGORY U

RPA (RADIUS)

1:100 0 1 5 m

N

Rev.	Date		Checked
/		ISSUED FOR INFORMATION	MF

JOB TITLE: 4 Montpelier Square

DWG TITLE: Tree Constraints Plan (TCP)

SCALE: 1:100 @ A3

DATE: APRIL 21

JOB NO: AIA/MF/049/21

DWG NO.: T002

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Marcus Foster
TREE CONSULTANCY

BS5837 (2012) TREE SURVEY NOTES
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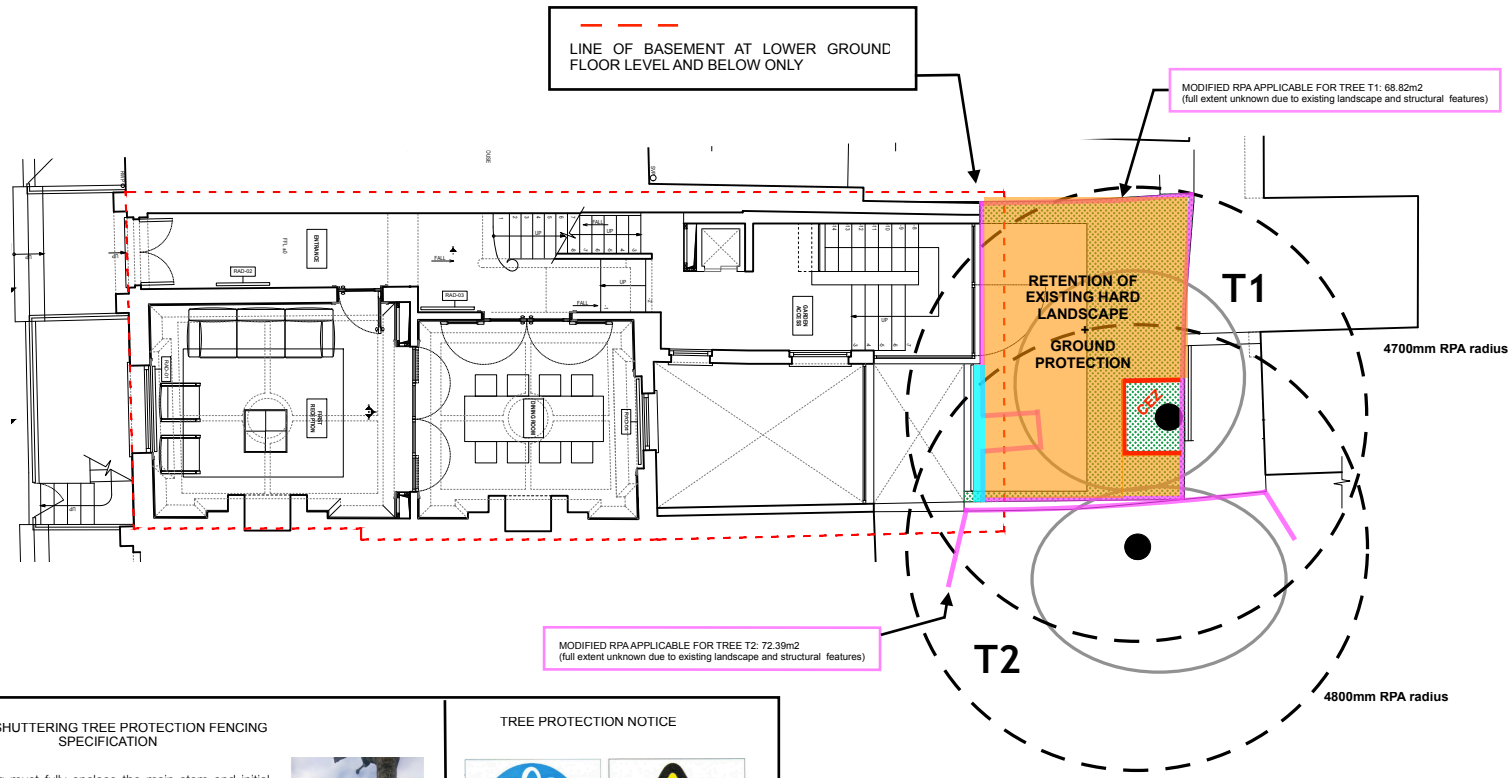
TREE PROTECTION KEY	
	GROUND PROTECTION EXISTING HARD LANDSCAPE RETAINED 75MM LATER BARK MULCH OVERLAYED BY 12MM MINIUM OSB PLYWOOD BOARDS - OVERLAPPING FIR FULL COVERAGE
	BASAL SHUTTERING TREE PROTECTION FENCING
	PRECAUTIONARY AREA ALL EXCAVATIONS TO BE UNDERTAKEN ACCORDANCE WITH SPECIFICATIONS WITHIN AMS & STRUCTURAL ENGINEERING METHODOLOGY.

	CATEGORY A
	CATEGORY B
	CATEGORY C
	CATEGORY U
---------	RPA (RADIUS)



1:100 0 1 5 m

N

BASAL SHUTTERING TREE PROTECTION FENCING SPECIFICATION

The fencing must fully enclose the main stem and initial buttress roots of the tree by being constructed as a self supporting structure to the following specifications:

Minimum height: 2.4m
Plywood Specification: 25mm thickness, external grade
Supporting Structure: 4" x 2" softwood timbers to form structure within shuttering
NOTE: - No ground supports permitted
- Structural integrity of structure to be determined by building contractor and approved by supervising

TREE PROTECTION NOTICE

BS5837 (2012) TREE SURVEY NOTES
1. In accordance with BS5837(2012) this drawing is a colour coded schedule and should not be read in black and white
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4. Marcus Foster Arboricultural Design & Consultancy accepts no liability for any use of this document other than by its client and only for the purposes for which it was prepared and provided

Rev.	Date		Checked
/		ISSUED FOR INFORMATION	MF

JOB TITLE: 4 Montpelier Square

DWG TITLE: Tree Protection Plan (TPP)

SCALE: 1:100 @ A3

DATE: APRIL 21

JOB NO: AIA/MF/049/21

DWG NO.: T003

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Marcus Foster
TREE CONSULTANCY

Appendix C

Site Photographs for:

4 Montpelier Square
London
SW7 1TJ

SITE PHOTOGRAPHS - 4 MONTPELIER SQUARE, LONDON, SW7

Trees T1 as viewed in an easterly direction from lower ground floor

Tree T1 as viewed in a south easterly direction showing constrained raised planter

Tree T1 & T2 viewed in a south easterly direction from lower ground floor

Eastern canopy directly affecting neighbouring property / elevation

Base of tree T1 as viewed in an easterly direction showing constrained raised planter and root girdling

Canopies of trees T1 & T2

TAKEN BY M FOSTER - OCTOBER 2019

AIA/MF/049/21
Site: 4 Montpelier Square, London, SW7 1TJ
Prepared for: LBMV Architects
Date: April 2021

Appendix D:
Tree Protection Notice

Generic Tree Protection Notice
(BS5837: 2012):

Notice to be clearly shown on site where fencing constructed
AT ALL TIMES

TREE PROTECTION AREA
KEEP OUT !
(TOWN & COUNTRY PLANNING ACT 1990)
TREES ENCLOSED BY THIS FENCE ARE PROTECTED BY PLANNING CONDITIONS AND/OR ARE THE SUBJECTS OF A TREE PRESERVATION ORDER.
CONTRAVENTION OF A TREE PRESERVATION ORDER MAY LEAD TO CRIMINAL PROSECUTION
ANY INCURSION INTO THE PROTECTED AREA MUST BE WITH THE WRITTEN PERMISSION OF THE LOCAL PLANNING AUTHORITY
PROTECTIVE FENCING. THIS FENCING MUST BE MAINTAINED IN ACCORDANCE WITH THE APPROVED PLANS AND DRAWINGS FOR THIS DEVELOPMENT.

Appendix E
Tree Protection Fencing Specifications

Basal Shuttering specification

BASAL SHUTTERING

Specification of Basal Shuttering Tree Protection

The fencing must fully enclose the main stem and initial buttress roots of the tree by being constructed as a self supporting structure to the following specifications:

Minimum height: 2.4m
Plywood Specification: 25mm thickness, external grade
Supporting Structure: 4" x 2" softwood timbers to form structure within shuttering
NOTE: - No ground supports permitted
Structural integrity of structure to be determined by building contractor and approved by supervising arboriculturilt
Tree Protection Fencing Notices: 5 x Notices

Example of Basal Shuttering Tree Protection

Appendix F: References

1. BS5837: British Standard: Trees in relation to construction - Recommendations, British Standard (2012)

2. Principles of Tree Hazard Assessment and Management, Lonsdale, D. (Department for Transport, Local Government and the Regions, 1999)

3. The Body Language of Trees, Mattheck, C. and Breloer, H. (HMSO, 1994)

4. Trees in Britain, Philips, R. (Pan Books, 1978).

5. Diagnosis of Ill Health in Trees, Strouts, R. and Winter, (TSO, 1994)

6. NJUG Guidelines for the Planning, Installation and Maintenance of Utility Apparatus in Proximity to Trees (Issue 2), (November 2007)

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