

ARBORICULTURAL REPORT

Walnut Tree Cottage, The
Street, Itchenor, Chichester
PO20 7AB

Prepared by

Jonathan Rodwell Cert Arb L4(ABC); TechArborA

April 2022



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SUMMARY

- The quality of 15 trees within influence of a development proposal was assessed;
- an arboricultural impact assessment of the development proposal was prepared;
- the proposal is for demolition of the existing dwelling and construction of a replacement dwelling, new detached garage and associated landscaping;
- one Category C tree will have to be removed or coppiced but the overall arboricultural characteristics of the site remain largely unchanged;
- precautionary measures will be required to protect the retained trees throughout the development process.

Details

- Date of tree survey - 25th April 2022
- Present at tree survey - Jonathan Rodwell Cert Arb L4(ABC); TechArborA
- Date of report - 27th April 2022

Contact Details

<u>Local Planning Authority</u>	Chichester District Council	Tel – 01243 785166 Email – dcplanning@chichester.gov.uk
<u>Architects</u>	WAMM Consulting Ltd	Tel - 01483 825700 Email - m.maurizi@wammconsultants.com
<u>Arboricultural Consultants</u>	Beechdown Arboriculture Ltd	Tel – 01243 814740 Email – jonathan.rodwell@beechdown.com

References

Roberts, J. Jackson, N. Smith, M. (2006). *Tree Roots in the Built Environment*. The Stationery Office
BSI British Standards (2012) *BS 5837:2012 Trees in relation to demolition and construction – Recommendations, Fourth (Present) Edition*. BSI

Jonathan Rodwell Cert Arb L4(ABC); TechArborA
Beechdown Arboriculture Ltd

27th April 2022

1.0 Introduction

1.1 I have received instruction from Mark Wombwell to provide arboricultural consultancy with regard to proposed development at Walnut Tree Cottage, The Street, Itchenor, Chichester PO20 7AB.

1.2 The purpose of the instruction was to:

- Assess the quality of any trees that could be affected by the proposed development.
- Prepare an arboricultural impact assessment evaluating the effects of the development proposal.
- Prepare a method statement and tree protection plan.

1.3 The survey was conducted and the report prepared with reference to the guidelines detailed in BS 5837:2012 "Trees in relation to design, demolition and construction – Recommendations" and according to good arboricultural practice.

1.4 Contents of the report are exclusively for the use of the client; liability does not extend to any third party without our written consent.

2.0 Documents Provided

2.1 Drawings provided by WAMM Consulting Ltd:

2105/02	Existing site plan	1:100@A1
2105/30	Proposed site plan	1:100@A1

3.0 Survey Format

3.1 Trees included in the survey were those with the potential to be affected by the development proposal and with a stem diameter, at 1.5m high, greater than 75mm. The trees were inspected from the ground only and no specialist decay detection was undertaken. Trees were assessed from within the site or from public areas.

- 3.2 The tree identification numbers used are for the purpose of this report and may not reflect numbering used in previous surveys or Tree Preservation Orders.
- 3.3 Data was recorded on a handheld computer, the individual trees plotted via GPS and their positions marked on the 1:200 @ A3 tree constraints plan (Appendix 4).
- 3.4 A detailed tree survey sheet is shown as Appendix 1 with an explanation of the terms and categories covered as Appendix 2.
- 3.5 The extent of the survey was limited to collecting sufficient data to inform upon the feasibility of the proposed development, it was not a detailed tree hazard or risk assessment and, unless specified, no guarantee, expressed or implied, can be given regarding the safety of the trees or their suitability for safe long-term retention.

4.0 Grading Categories

- 4.1 The quality of the surveyed trees was assessed and they were categorised to reflect the criteria recommended in Table 1 of BS 5837:2012 as detailed at Appendix 3.
- 4.2 The following is a breakdown of the number of trees in each BS category.

Category U	0 trees
Category A	0 trees
Category B	6 trees
Category C	9 trees

5.0 Statutory Controls

- 5.1 Consultation with the Local Planning Authority (LPA) confirmed that the application site is within a designated Conservation Area but that none of the recorded trees are subject to a Tree Preservation Order. With certain exceptions no tree work should be undertaken without the consent of the LPA.

6.0 Development Proposal

- 6.1 The proposal is for demolition of the existing detached dwelling and construction of a replacement dwelling, detached open-fronted garage and associated landscaping.

7.0 Site Description

- 7.1 Walnut Tree Cottage is a detached two-storey dwelling set in broadly-level grounds of around 0.1ha (**Fig.1**). Access to the property from The Street is via a gravel driveway that follows the northern boundary, widening into a parking area in front of the house, before continuing to the west boundary. The main garden extends between the front of the house and the laurel hedge bordering The Street to the east. A close-board fence forms the southern boundary with Bohun Lodge while the north boundary is part brick wall and part clipped beech hedge. The west boundary is open to farmland beyond.

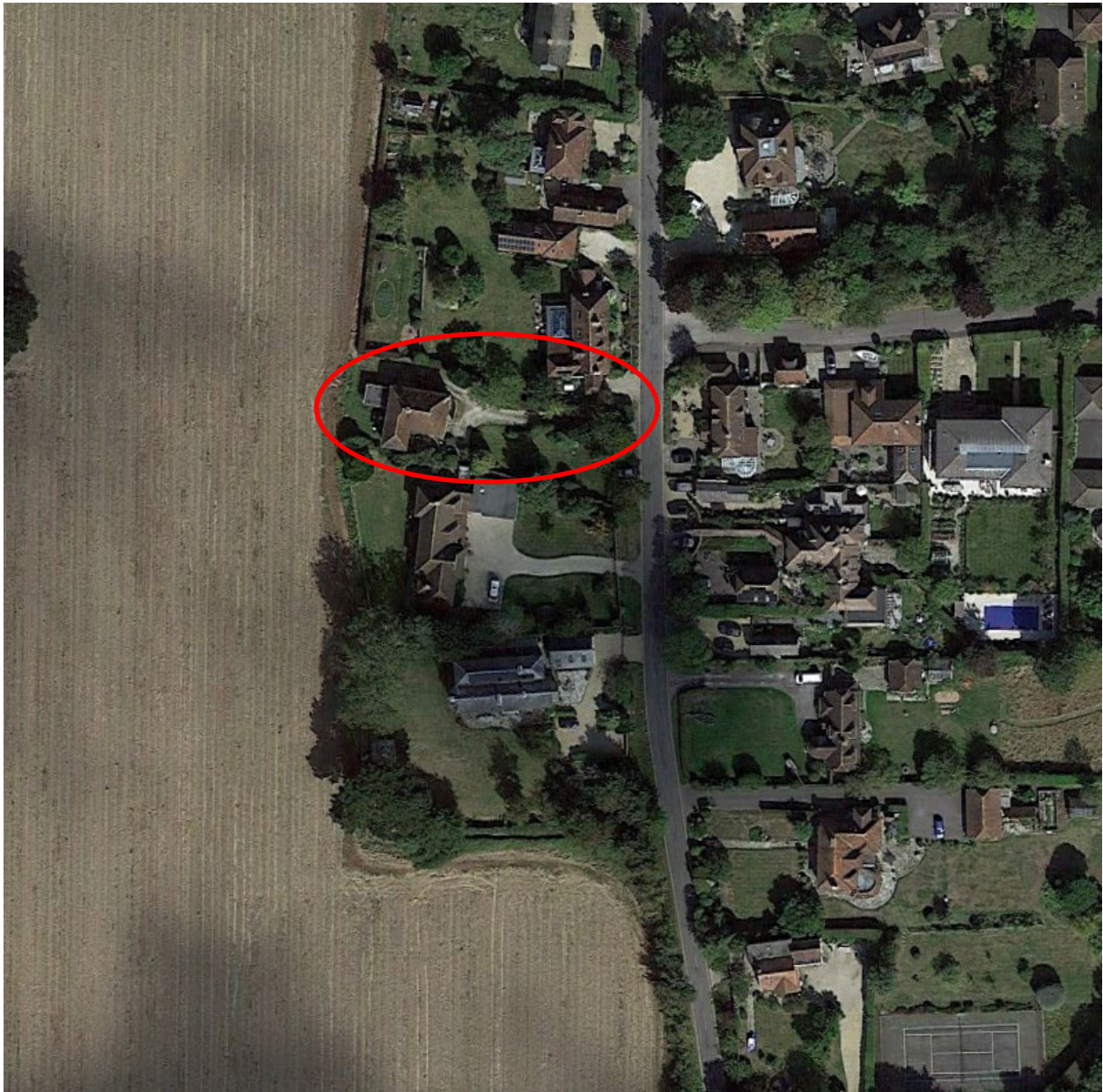


Fig.1 – Walnut Tree Cottage (Image courtesy of Google Maps (map data © 2021 Google))

- 7.2 The property is in a semi-rural setting bordered by open farmland to the west with Chichester harbour beyond and to the north. The wider landscape includes individual trees or small groups as roadside trees, in domestic settings and within small copses between fields, on the harbour foreshore and in hedgerows along field boundaries.
- 7.3 The site geology is recorded as London Clay Formation clay, silt and sand sedimentary bedrock while the superficial geology is described by the National Soils Resources Institute as a loamy soil with naturally high groundwater. No detailed analysis of the soil structure, composition or pH was undertaken and these details should not be relied on for design purposes.

8.0 Tree Survey

- 8.1 The recorded trees were in the grounds of Walnut Tree Cottage, Bohun Lodge and Emmets. Trees and shrubs too small to be recorded or beyond influence of the proposed development included a clump of bramble-covered bay and *Elaeagnus* in the south-west corner of the garden; camelia, dogwood and damson on the southern boundary fence-line; clipped bay and *Viburnum* in the border between the garden and drive and cotoneaster, ash and bay in the garden of Bohun Lodge to the south.

9.0 Tree Appraisal

- 9.1 Details and comments of individual trees and groups are listed in the appended BS 5837 survey schedule detailed at Appendix 1.

10.0 Below Ground Constraints – Root Protection Area (RPA)

- 10.1 Section 3.7 of BS 5837: 2012 states that – “*The Root Protection Area (RPA) is a layout design tool indicating the minimum area around a tree deemed to contain sufficient roots and rooting volume to maintain the tree’s viability, and where the protection of the roots and soil structure is treated as a priority.*”
- 10.2 The RPA calculations have been produced using the information gathered from the tree survey and section 4.6.1 of BS 5837:2012. This indicates the RPA in m² and the minimum required all round radial distances for rooting zone protection and allows a view to be taken as to whether the trees can be retained safely without undue damage to their root systems. The RPA calculations are detailed in the appended tree survey and the initial dimensions marked on the 1:200 @ A3 tree constraints plan (Appendix 4).
- 10.3 Tree root morphology can be affected by numerous factors; availability of water, aeration, soil type, temperature and structure, compacted or impervious surfaces and proximity to buildings and other structures all affect the way roots develop and although the RPAs are marked on the plan as uniform polygons the actual root systems will be far more irregular. Root mapping or hand excavation under arboricultural supervision could determine whether significant roots extend beyond the RPAs and require greater protection in relation to construction or whether it may be possible to develop within the RPA without a negative impact on the rooting environment.
- 10.4 The recorded trees are all growing in unsurfaced ground and other than the compacted driveway there are no obvious potential constraints to root development. With the exception of the bay (T1), eucalyptus (T2) and walnut(T5) - with root development possibly more extensive to the north, and the walnut (T7), more developed to the south, there is no reason that the nominal RPAs should vary significantly from those indicated at Appendix 4.

11.0 Above Ground Constraints

- 11.1 Consideration should be given to the effects that the current tree size, future growth potential, shade levels and leaf and fruit nuisance may have on the proposed development. Tree height and crown spread measurements are detailed in the appended tree survey; the crown spread of the trees and the shadow pattern through the main part of the day is indicated on the 1:200 @ A3 tree constraints plan (Appendix 4).

12.0 Comment

- 12.1 The 1:200 @ A3 development proposal plan (Appendix 5) shows that construction of the replacement dwelling, repositioned marginally to the north, impacts on around 9% of the RPA of the bay (T1), with the proposed paving extending over a further 15%. Construction of the garage impacts on less than 1% and around 3% of the RPA of the bays T13 and T14 respectively. No other trees are directly affected by the development proposal.
- 12.2 Construction of the open-fronted garage has a negligible impact on the nominal RPA of the bays (T13 & T14) but initial hand-excavation for foundations, under arboricultural supervision, will identify potential conflicts.
- 12.3 While there are technical solutions that would allow foundation construction and hard-surfacing within the RPA of the bay (T1) it is a Category C tree and not particularly significant within the locale, so I would consider removing it to allow the development to proceed. Alternatively, if cut to a low stump, excavation for foundations and subsequent paving will have little impact on the tree's ability to produce vigorous regrowth from dormant buds so it could be retained and coppiced to maintain future screening.
- 12.4 The existing, heavily-compacted driveway is likely to have prevented significant root-development and should provide an appropriate surface for anticipated levels of traffic and site activity.
- 12.5 The shade pattern throughout the day moves from north-west to east and will create some early morning shade but there will be little negligible effect on light levels for the majority of the day. I do not consider the current or future growth of the trees to have a greater impact on the proposed development than on the existing dwelling.

13.0 Conclusion

- 13.1 With appropriate precautionary measures I consider the proposed development at Walnut Tree Cottage feasible, in relation to the surveyed trees, for the following reasons.

- Implementation of the development proposal requires the removal/management of just one Category C tree so the arboricultural characteristics of the site remain largely unchanged.

- I do not consider current or future growth of the retained trees to have a greater impact on the development proposal or to lead to increased pressure for removal or unsympathetic pruning any more for the proposed development than for the existing building and site use.
- The use of protective barriers, precautionary measures and arboricultural supervision and monitoring will prevent damage and potentially negative effects on the current and long-term health of the trees.

ARBORICULTURAL METHOD STATEMENT

The arboricultural method statement includes the following plans.

Appendix 6	1:200@A3	Tree protection plan showing protective barriers, construction exclusion zones and position of: <ul style="list-style-type: none">• trees to be retained with a continuous outline.• Trees to be removed with a broken outline.
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14.0 Protective Barriers, Construction Exclusion Zone & Ground Protection.

- 14.1 Prior to the commencement of construction work and before any machinery or materials are brought onto the site, protective barriers, marked as **a blue broken line** on the tree protection plans (Appendix 6), must be erected, around the vulnerable Root Protection Area (RPA) to create a construction exclusion zone beyond the working area.
- 14.2 The construction exclusion zone, shown as **light purple horizontal hatching** on the tree protection plan, will be afforded protection at all times during the development process; strictly no access, construction activities, mixing materials or storage will be allowed.
- 14.3 The barriers will have weather proof signs attached stating that it is protecting a **construction exclusion zone** and that **no works are permitted** beyond the barrier; the protective barrier should remain in place for the duration of the development process.
- 14.4 The protective barriers should be positioned in accordance with the tree protection plans and would typically be constructed as per figure 2 of BS 5837:2012 (shown at Appendix 7) and consist of a vertical and horizontal scaffold framework, well braced to resist impacts with vertical tubes spaced at a maximum interval of 3m and driven securely into the ground and onto which weld mesh panels would be fixed with wire or scaffold clamps. Care should be taken when locating the vertical and bracing poles to avoid roots; if the presence of roots or hard surfaces precludes the use of driven poles, above ground stabilising using struts mounted on a block tray, constructed as per figure 3 b) of BS 5837:2012 may be used.

14.5 The heavily-compacted existing driveway will provide an appropriate level of ground protection for vehicle access, delivery and storage of materials and removal of waste.

15.0 Demolition

15.1 Demolition of the existing dwelling will take place beyond the fenced RPA of retained trees, from within the footprint of the building or existing compacted surfaces. Arboricultural supervision of the demolition process will manage any risk of damage to the retained trees. Practical measures may include:

- repositioning temporary fencing to maintain protection as site clearance progresses;
- use a top-down pull-back approach to demolition from within the footprint of the building;
- demolition waste to be removed by hand or with machinery sited outside the RPA;
- no excavation or changes to soil level within RPA after demolition;
- 100mm of top soil should be spread by hand if roots exposed on removal of existing hard surfaces;
- appropriate pruning, tying back branches or temporary protection of stems;
- if the demolition is undertaken during the summer months it may be necessary to hose down the trees if there is an accumulation of dust on the foliage.

16.0 Foundation Construction

16.1 Foundation depth should be determined by the architect or a structural engineer and with reference to NHBC Chapter 4.2 – Building near trees.

16.2 Excavation and construction of foundations takes place beyond the RPA of retained trees; however, if roots are encountered during construction work:

- Careful use of hand tools will avoid bark damage of retained roots at the edge of the foundation if present;
- exposed roots or fibrous root masses that are to be retained should be immediately covered – with hessian or similar - to prevent drying;
- individual roots less than 25mm diameter that need to be removed should be cleanly severed, with secateurs or a pruning saw, far enough back from the edge of the foundation (>100mm) that the effects of uncured cement do not impact tree health;

- the project arboriculturalist will determine whether it is possible to sever roots greater than 25mm diameter or whether an alternative foundation type should be considered;
- use of impermeable membranes to line the excavations before the concrete is poured will help prevent damage by the alkaline properties of cement.

17.0 Surfacing and Infrastructure Requirements

- 17.1 The extended gravel driveway in front of the proposed garage is beyond the RPA of any retained trees.
- 17.2 The proposed new paving adjacent to trees T14 & T15 occupies an existing area of hard surfacing so should have little impact on the two bay trees.
- 17.3 Undisclosed siting of service runs, above ground services, CCTV cameras, electrical sub-stations, refuse stores, lighting and other infrastructure requirements can lead to unnecessary tree pruning or root loss during or post development. Should any infrastructure requirements become necessary post planning their design should be discussed with the project arboriculturalist and, if necessary, the permission of the local planning authority obtained.

18.0 Additional Precautions

- 18.1 No storage or mixing of materials to take place within the construction exclusion zone or in the ground protected RPA.
- 18.2 No storage or mixing of materials will take place in any location where they may leak into the construction exclusion zone or RPA.
- 18.3 Materials which may contaminate the soil will not be discharged within 10m of the tree stems or mixed in any location where gradients allow contaminants to run towards RPAs.

19.0 Supervision and Monitoring

- 19.1 It will be the responsibility of the main contractor to ensure that any conditions attached to the planning consent are adhered to at all times and that a monitoring regime with regard to tree protection on site is adopted.
- 19.2 An arboriculturalist should be appointed to monitor tree protection measures and address any arboricultural issues that may arise.

- 19.3 The project arboriculturalist should mark the positions of the protective barriers and inspect them once erected and prior to site work commencing.
- 19.4 In addition to any scheduled supervision, regular site visits to inspect the protective barriers may be required. Frequency of the visits is dependent on the progress of the development but should take place every two to four weeks of continuous site activity.
- 19.5 A copy of a site visit and arboricultural supervision record is shown at Appendix 8.
- 19.6 A copy of an arboricultural monitoring record is shown at Appendix 9.
- 19.7 The main contractor will be responsible for ensuring subcontractors comply with the arboricultural method statement and do not undertake any operation that is likely to impact adversely upon any tree on site.
- 19.8 The main contractor will ensure that the build sequence is appropriate to ensure that no damage occurs to the trees during the development process.

20.0 Sequence Of Events

20.1 Sequence of tree protection measures in relation to phases of development.

<u>Site meeting</u>	Project arboriculturalist to discuss tree protection measures with architect/developer and local authority arboricultural officer.
<u>Protective barriers</u>	Installation of protective barriers prior to construction.
<u>Arboricultural supervision</u>	Arboricultural supervision of demolition and initial hand-excavation for garage foundations.
<u>Monitoring</u>	Arboricultural monitoring every two to four weeks of continuous site activity.
<u>Protective barriers</u>	Removal of protective barriers on completion of development proposal.

20.2 Should circumstances arise where unscheduled work may impact upon trees or tree protection the work should cease until the project arboriculturalist has been consulted and the local planning authority arboricultural officer informed.

BS5837:2012 Tree Survey

Beechdown Arboriculture Ltd

Client: Mark Wombwell
 Project: Walnut Tree Cottage
 Survey Date: 25/04/2022
 Surveyor: Jonathan Rodwell Cert Arb L4(ABC); TechArborA

Club Cottage, Top Road
 Slindon
 Arundel
 West Sussex
 BN18 0RP
 Phone: 01243 814740

Tree and Tag No Species	Hght (m)	Stems		Crown		Age	RP A (m ²) R (m)	Phys Condition	Structural Condition	Preliminary Recommendations Survey Comment	Cat ERC
		No	Ø (mm)	Spread (m)	Clear (m)						
T1											
Bay <i>Laurus nobilis</i>	5	2	433 (Eq)	N E S W	1.5 3 1 2	1	M A: 84.7 R: 5.19	Good	C: Fair S: Fair B: Fair	Regularly clipped tree maintained at around 5m.	C.1 10 to 20 yrs
T2											
Cider Gum <i>Eucalyptus gunnii</i>	10	1	310	N E S W	4 3 3 2	2	M A: 43.5 R: 3.72	Good	C: Fair S: Fair B: Fair	Maintained as a pollard.	C.1 10 to 20 yrs
T3										Estimated Measurements	
Gleditsia 'Sunburst' <i>Gleditsia triacanthos 'Sunburst'</i>	8	1	250	N E S W	4 4 4 4	2	M A: 28.3 R: 3	Good	C: Good S: Fair B: Fair		B.1 20 to 40 yrs
T4										Estimated Measurements	
Apple <i>Malus Spp.</i>	5.5	3	292 (Eq)	N E S W	2 2 3 3	1	M A: 38.5 R: 3.5	Good	C: Good S: Fair B: Fair		B.1 20 to 40 yrs

Age Classifications:	N	Newly planted	EM	Early Mature	Condition:	C	Crown	Stems:	Ø	Diameter
	Y	Young	M	Mature		S	Stem		(Eq)	Equivalent stem diameter using BS5837:2012 definition
	SM	Semi-mature	OM	Over Mature		B	Basal area	ERC:		Estimated Remaining Contributio

Tree and Tag No Species	Hght (m)	Stems		Crown		Age	RP A (m ²) R (m)	Phys Condition	Structural Condition	Preliminary Recommendations Survey Comment	Cat ERC	
		No	Ø (mm)	Spread (m)	Clear (m)							
Estimated Measurements												
T5 Common Walnut <i>Juglans regia</i>	6.5	2	212 (Eq)	N E S W	2 3 2 3	1 2 1.5 1.5	SM A: 20.4 R: 2.54	Fair	C: Poor S: Fair B: Fair	Pruned to leave a framework.	C.1 20 to 40 yrs	
T6 Plum <i>Prunus domestica</i>	6	2	156 (Eq)	N E S W	3 2 2 2.5	1 2 2 1	M A: 11 R: 1.87	Good	C: Fair S: Fair B: Fair		C.1 20 to 40 yrs	
T7 Common Walnut <i>Juglans regia</i>	9	2	382 (Eq)	N E S W	4 6 5 5	4 3 3 3	M A: 66 R: 4.58	Good	C: Good S: Fair B: Fair		B.1 20 to 40 yrs	
T8 Bay <i>Laurus nobilis</i>	3.5	10	285 (Eq)	N E S W	1 1 0.5 1	0.5 0.5 0.5 0.5	SM A: 36.6 R: 3.41	Good	C: Fair S: Fair B: Fair	Low clipped shrub.	C.1 10 to 20 yrs	
T9 Bay <i>Laurus nobilis</i>	3.5	10	285 (Eq)	N E S W	1 1 0.5 1	0.5 0.5 0.5 0.5	SM A: 36.6 R: 3.41	Good	C: Fair S: Fair B: Fair	Low clipped shrub.	C.1 10 to 20 yrs	
T10 Holly <i>Ilex aquifolium</i>	4.5	2	141 (Eq)	N E S W	1 1 1 1	0.5 0.5 0.5 0.5	SM A: 9 R: 1.69	Good	C: Fair S: Fair B: Fair	Maintained as low, clipped tree.	C.1 10 to 20 yrs	
Age Classifications:	N	Newly planted	EM	Early Mature	Condition:		C	Crown	Stems:		Ø	Diameter
	Y	Young	M	Mature			S	Stem			(Eq)	Equivalent stem diameter using BS5837:2012 definition
	SM	Semi-mature	OM	Over Mature			B	Basal area	ERC:			Estimated Remaining Contributio

Tree and Tag No Species	Hght (m)	Stems		Crown		Age	RP A (m ²) R (m)	Phys Condition	Structural Condition	Preliminary Recommendations Survey Comment	Cat ERC
		No	Ø (mm)	Spread (m)	Clear (m)						
T11										Estimated Measurements	
Common Walnut <i>Juglans regia</i>	8.5	1	300	N	3	3	M	A: 40.7 R: 3.59	Good	C: Good S: Fair B: Fair	B.1 20 to 40 yrs
T12										Estimated Measurements	
Sycamore <i>Acer pseudoplatanus</i>	12	1	220	N	2	4	M	A: 21.9 R: 2.64	Good	C: Good S: Fair B: Fair	B.1 20 to 40 yrs
T13											
Bay <i>Laurus nobilis</i>	11	6	392 (Eq)	N	2	1	M	A: 69.5 R: 4.7	Good	C: Good S: Fair B: Fair	B.1 10 to 20 yrs
T14											
Bay <i>Laurus nobilis</i>	4	10	285 (Eq)	N	1	0.5	SM	A: 36.6 R: 3.41	Good	C: Fair S: Fair B: Fair Low clipped shrub.	C.1 10 to 20 yrs
T15											
Bay <i>Laurus nobilis</i>	4	10	285 (Eq)	N	1	0.5	SM	A: 36.6 R: 3.41	Good	C: Fair S: Fair B: Fair Low clipped shrub.	C.1 10 to 20 yrs
Age Classifications:	N	Newly planted	EM	Early Mature	Condition:	C	Crown	Stems:	Ø	Diameter	
	Y	Young	M	Mature		S	Stem		(Eq)	Equivalent stem diameter using BS5837:2012 definition	
	SM	Semi-mature	OM	Over Mature		B	Basal area	ERC:		Estimated Remaining Contributio	

Appendix 2 – tree survey definition of terms

<u>Tree ID/tag</u> -	Identification number and/or tree tag number.	
<u>Species</u> -	Common and/or scientific name.	
<u>Height (m)</u> -	To the nearest 0.5m below 10m; to the nearest 1m above 10m.	
<u>Ø (mm)/No. of stems</u> -	Stem diameter measured at 1.5m or equivalent with reference to Annex C of BS5837:2012.	
<u>First branch</u> -	Height above ground level and direction of first significant branch.	
<u>Crown spread (m)</u> -	Measured at the cardinal points.	
<u>Canopy height/clearance</u> -	Crown clearance in metres above ground level at the cardinal points.	
<u>RPA</u> -	Root protection area (m ²) and length of radial protection (m).	
<u>Age class:</u>	<i>Young</i> -	Less than approximately 10 years old.
	<i>Semi-Mature</i> -	Less than 1/5 of typical life expectancy.
	<i>Mature</i> -	Between 1/5 and 5/5 of typical life expectancy.
	<i>Over-Mature</i> -	Tree having reached its maximum life span and declining in health and size.
	<i>Veteran</i> -	A tree that is of interest biologically, aesthetically or culturally because of its age, size or condition.
	<u>Structural/physiological condition:</u>	General condition of tree crown, stem and basal area structure and form - assessed as:
	<i>Good</i> -	Good form, structure and vitality; no apparent signs of decay, structural weakness, decline in health, pests or diseases.
	<i>Fair</i> -	Moderate form and structure.
	<i>Poor</i> -	Poor form or structure; significant decay, structural weakness or decline in vitality.
<u>BS 5837 category</u> -	BS grading category detailed at Appendix 3.	
<u>ERC</u> -	Estimated remaining contribution.	

Trees Unsuitable for Retention

Category U 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 – shown in dark red on plans.

Trees To Be Considered for Retention

Category A Trees of high quality with an estimated remaining life expectancy of at least 40 years - shown in light green on plans.

1 - Mainly arboricultural qualities – trees that are good examples of their species, especially if rare or unusual; or those that are essential components of groups, formal or semi-formal arboricultural features.

2 - Mainly landscape qualities – trees, groups or woodlands of particular visual importance as arboricultural and/or landscape features.

3 - Mainly cultural values, including conservation – trees, groups or woodlands of significant conservation, historical, commemorative or other value.

Category B Trees of moderate quality with an estimated life expectancy of at least 20 years - shown in mid blue on plans.

1 - Mainly arboricultural qualities – trees that might be included in category A but are downgraded because of impaired condition (e.g. presence of significant but remediable defects) to the extent that they are unlikely to be suitable for retention beyond 40 years; or trees lacking the particular quality necessary for category A designation.

2 - Mainly landscape qualities – trees present in numbers, usually growing as groups or woodlands, that attract a higher collective rating than they might as individuals; or groups of trees situated so as to make little visual contribution to the wider locality.

3 - Mainly cultural values, including conservation – trees with material conservation or other cultural values.

Appendix 3 – BS 5837 grading categories

Category C Trees of low quality with an estimated remaining life expectancy of at least 10 years, or young trees with a stem diameter under 150mm - shown in grey on plans.

1 - Mainly arboricultural qualities – unremarkable trees of very limited merit or such impaired condition that they do not qualify in higher categories.

2 - Mainly landscape qualities – 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 landscape benefits.

3 - Mainly cultural values, including conservation – trees with no material conservation or other cultural values.

Beechdown Arboriculture Limited

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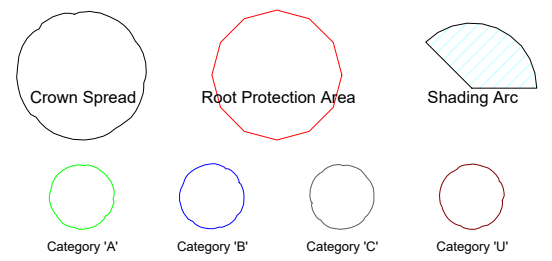
Walnut Tree Cottage Appendix 4 - tree constraints plan

SCALE : 1 : 200 @ A3 DATE : 27/04/2022



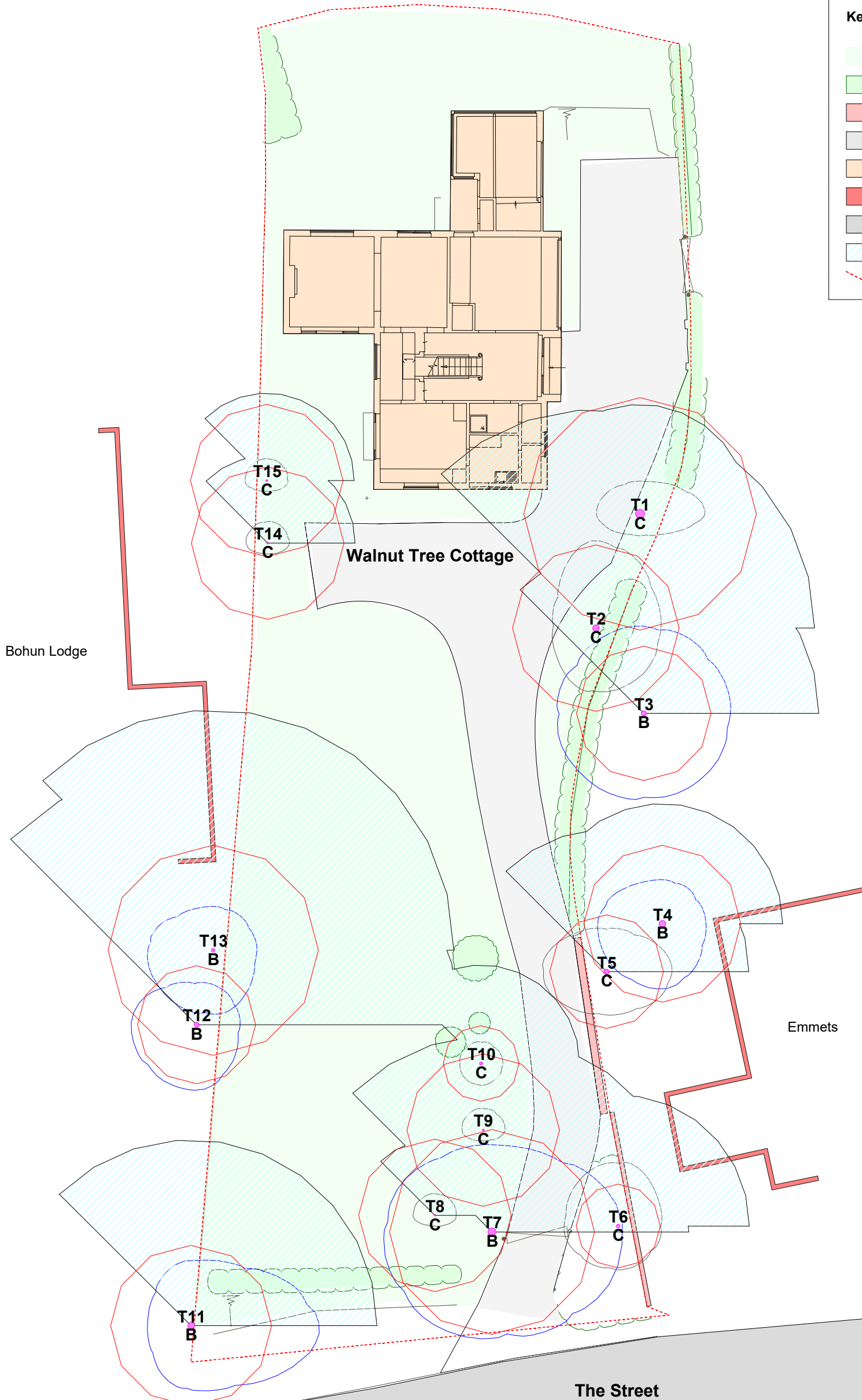
Beechdown ref: B/0371/22
Walnut Tree Cottage - 855837 tree survey & report - April 2022

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Key:

- Garden
- Hedges, shrubs & borders
- Walls
- Existing driveway & parking
- Existing dwelling
- Buildings
- Road
- Combined shade pattern
- Boundary



Beechdown Arboriculture Limited

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Walnut Tree Cottage Appendix 5 - development proposal plan

SCALE : 1 : 200 @ A3 DATE : 27/04/2022

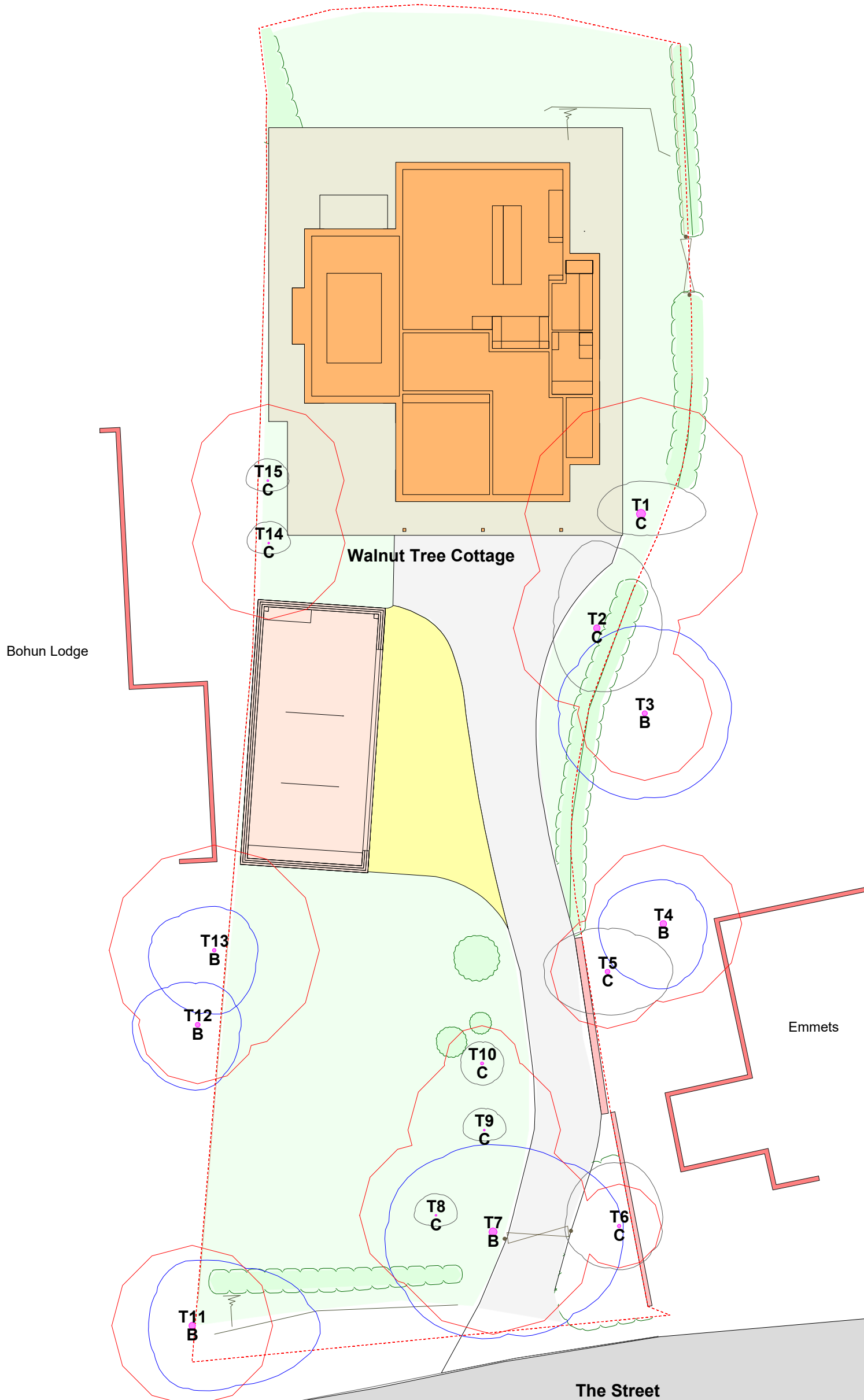


Beechdown ref: B/0371/22
Walnut Tree Cottage - 855837 tree survey & report - April 2022

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Key:

- | | | |
|-----------------------------|--------------------------|-----------------|
| Garden | Hedges, shrubs & borders | Walls |
| Existing driveway & parking | Extended gravel driveway | Proposed paving |
| Proposed new dwelling | Proposed garage | Road |
| Combined RPA | Boundary | |



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Walnut Tree Cottage Appendix 6 - tree protection plan

SCALE : 1 : 200 @ A3 DATE : 27/04/2022



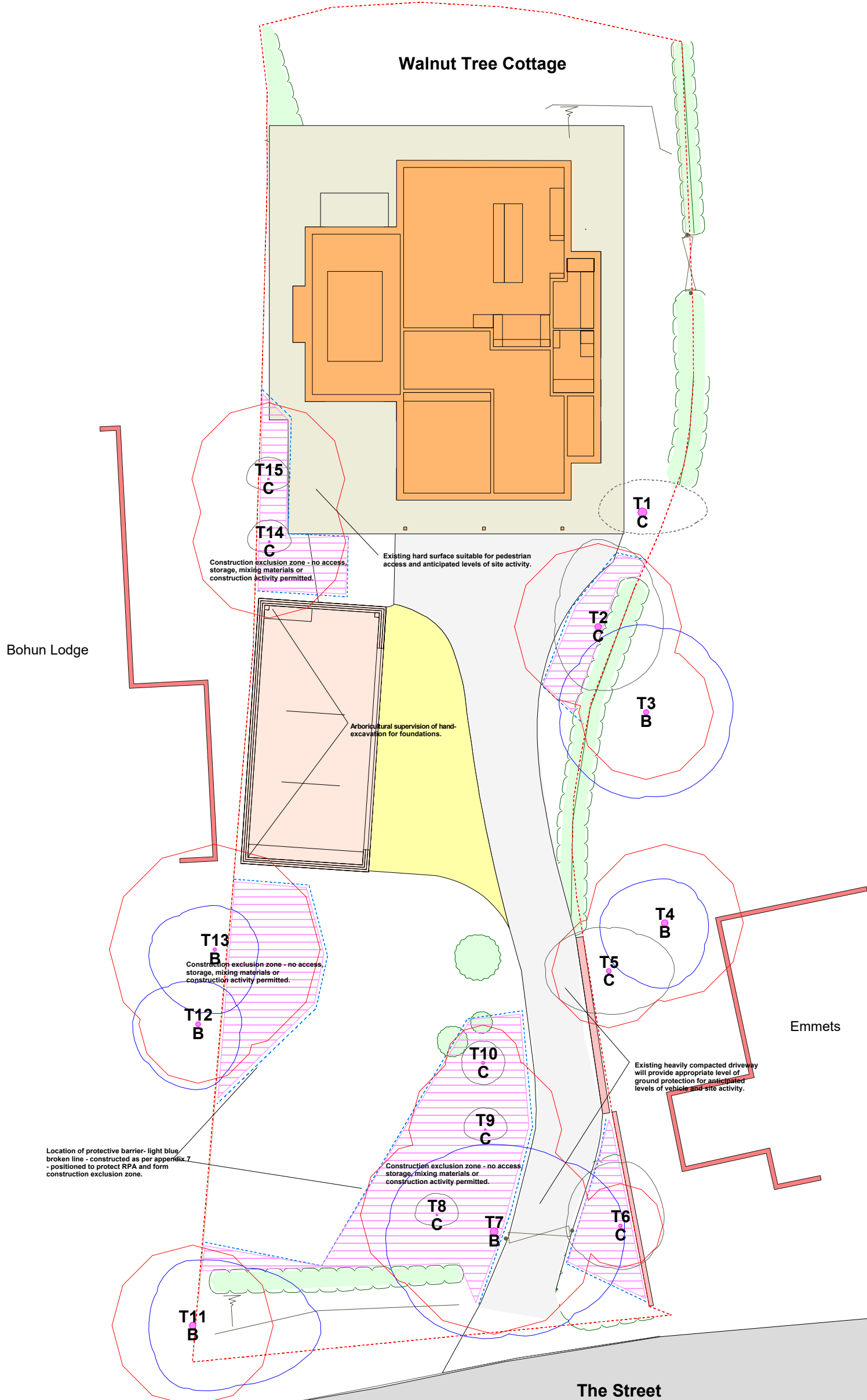
Beechdown ref: B/0371/22
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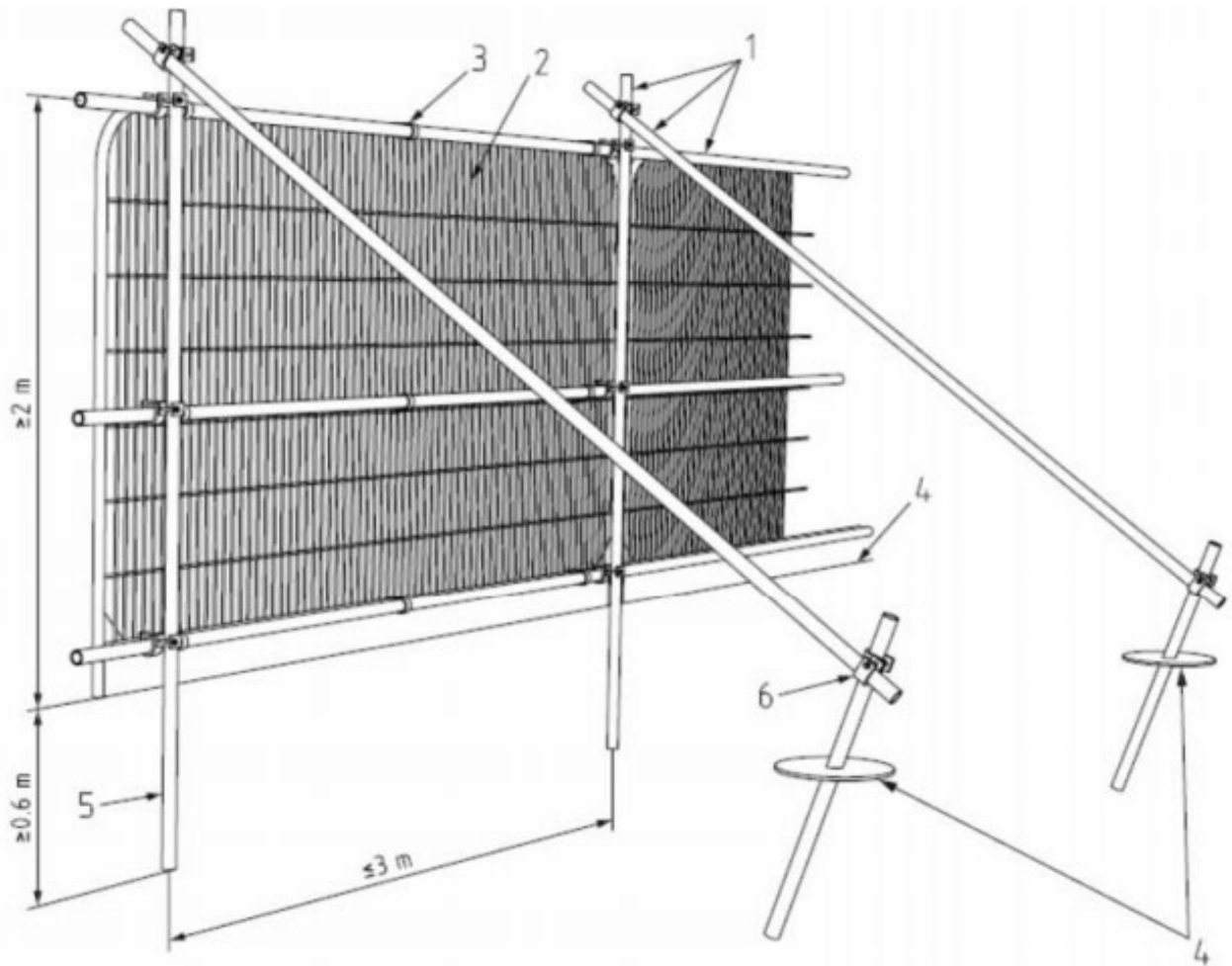
Key:

- | | | |
|--------------------------|--------------------|-----------------------------|
| Hedges, shrubs & borders | Walls | Existing driveway & parking |
| Extended gravel driveway | Proposed paving | Proposed new dwelling |
| Proposed garage | Road | Construction exclusion zone |
| Protective barriers | Category C removed | Combined RPA |
| Boundary | | |

Walnut Tree Cottage



Appendix 7 – Protective Barrier

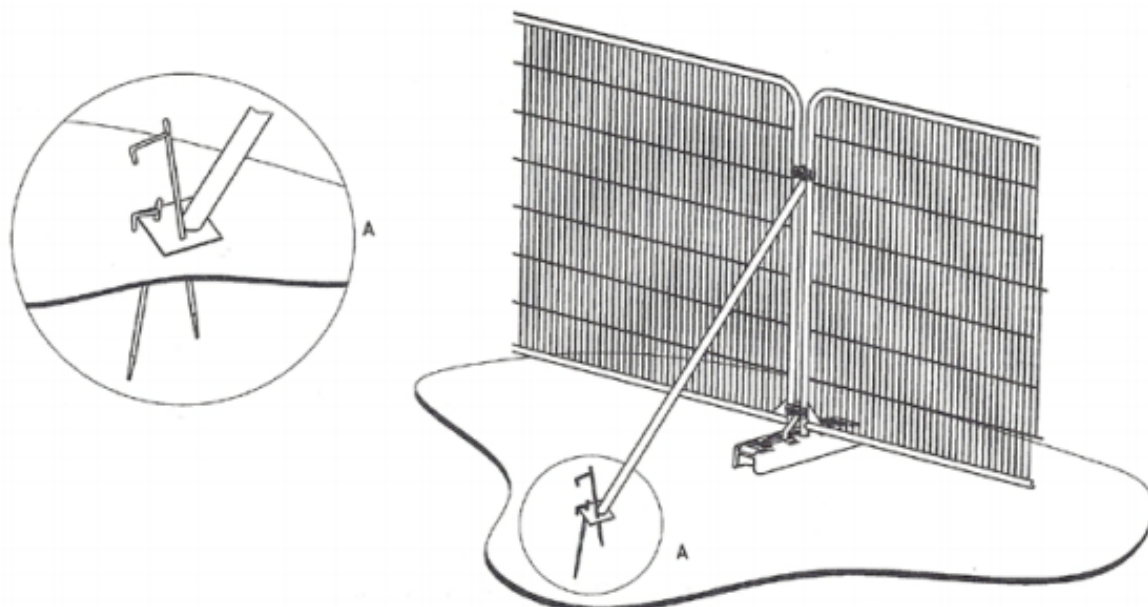


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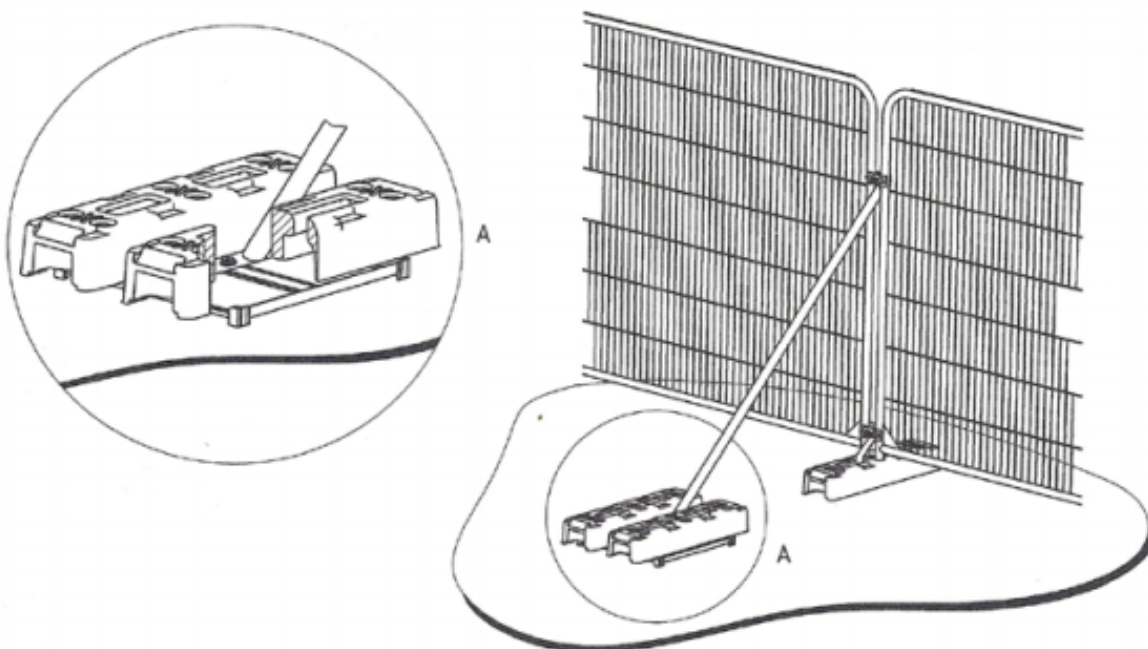
- 1 Standard scaffold poles
- 2 Heavy gauge 2 m tall galvanized tube and welded mesh infill panels
- 3 Panels secured to uprights and cross-members with wire ties
- 4 Ground level
- 5 Uprights driven into the ground until secure (minimum depth 0.6 m)
- 6 Standard scaffold clamps

Default specification for protective barrier as per Figure 2 of BS 5837:2012 Trees in relation to demolition and construction – Recommendations, Fourth (Present) Edition. BSI

Appendix 7 – Protective Barrier



a) Stabilizer strut with base plate secured with ground pins



b) Stabilizer strut mounted on block tray

Examples of above-ground stabilising systems as per Figure 3 of BS 5837:2012 *Trees in relation to demolition and construction – Recommendations, Fourth (Present) Edition*. BSI

Appendix 8 - Record of Site Visits and Arboricultural Supervision

Client		Location	
Mark Wombwell		Walnut Tree Cottage, The Street, Itchenor, Chichester PO20 7AB	
Local planning authority	Chichester District Council		
Planning application	-		
Development	Demolition of the existing detached dwelling and construction of a replacement dwelling, detached open-fronted garage and associated landscaping.		

Stage of development	Action required
<u>Pre-construction</u>	Mark position of protective barrier forming construction exclusion zone.

Notes	
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Arboriculturalist	
Signed	
Date	

NOTE - COPY OF COMPLETED FORM TO BE SCANNED AND SENT TO LPA ARBORICULTURAL OFFICER

Appendix 8 - Record of Site Visits and Arboricultural Supervision

Client		Location	
Mark Wombwell		Walnut Tree Cottage, The Street, Itchenor, Chichester PO20 7AB	
Local planning authority	Chichester District Council		
Planning application	-		
Development	Demolition of the existing detached dwelling and construction of a replacement dwelling, detached open-fronted garage and associated landscaping.		

Stage of development	Action required
<u>Demolition</u>	Arboricultural supervision of demolition.

Notes	
-------	--

Arboriculturalist	
Signed	
Date	

NOTE - COPY OF COMPLETED FORM TO BE SCANNED AND SENT TO LPA ARBORICULTURAL OFFICER

Appendix 8 - Record of Site Visits and Arboricultural Supervision

Client		Location	
Mark Wombwell		Walnut Tree Cottage, The Street, Itchenor, Chichester PO20 7AB	
Local planning authority	Chichester District Council		
Planning application	-		
Development	Demolition of the existing detached dwelling and construction of a replacement dwelling, detached open-fronted garage and associated landscaping.		

Stage of development	Action required
<u>Construction</u>	Arboricultural supervision of initial hand-excavation for garage foundation.

Notes	
--------------	--

Arboriculturalist	
Signed	
Date	

NOTE - COPY OF COMPLETED FORM TO BE SCANNED AND SENT TO LPA ARBORICULTURAL OFFICER

Appendix 9 - Arboricultural Monitoring Form

Client		Location
Mark Wombwell		Walnut Tree Cottage, The Street, Itchenor, Chichester PO20 7AB
Local planning authority	Chichester District Council	
Planning application	-	
Development	Demolition of the existing detached dwelling and construction of a replacement dwelling, detached open-fronted garage and associated landscaping.	

Area inspected	Comments	Action required
<u>Protective barriers</u>		
<u>Construction exclusion zone</u>		
<u>Site storage/material mixing</u>		
<u>Other</u>		
<u>Additional Comments</u>		

Arboriculturalist	
Signed	
Date	

NOTE - COPY OF COMPLETED FORM TO BE SCANNED AND SENT TO LPA ARBORICULTURAL OFFICER