

Existing Site Plan



CATEGORY AND DEFINITION

Trees unsuitable for retention	
Category U	Those in such condition that they cannot realistically be retained as living trees in the current land use for longer than 10 years
Trees to be considered for retention	
Category A	Trees of high quality with an estimated remaining life expectancy of at least 40 years
Category B	Trees of moderate quality with an estimated remaining life expectancy of at least 20 years
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 150mm

CP NOTE:

This document details the constraints created by the trees on the site and should be used as a design tool to inform the layout of the proposed development. This document is not sufficient for planning submission purposes.

CP ADVISORY NOTE:

Advisory Note: Haydens advise that the footprint of any proposed building should be no closer than 2.5m from the edge of any Root Protection Area (RPA) or Crown Spread (whichever is larger) of any trees to be retained. It should also be considered that if the retained tree has not reached its full mature size, further space may need to be allowed for in order to accommodate future growth. Construction within the RPA will require specialist engineering techniques (e.g. piling, pile and ring beam, micro-piles supporting a pad above ground level) and ground protection measures will be required to minimise the impact on the roots.



LEGEND

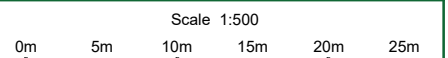
	Existing Tree/Feature BS 5837:2012 Category B
	Existing Tree/Feature BS 5837:2012 Category C
	Existing Tree/Feature BS 5837:2012 Category U
	Line of Root Protection Area (RPA) - calculated following guidelines set in BS 5837:2012
	Additional feature which doesn't meet BS 5837:2012 categorisation but is included for reference

12/09/22 JF Based on 42096NOLS-01

Rev: Date: By: Revision:

The position, condition, and dimensions of the trees are based on a site survey undertaken on 26/08/22

"The original of this drawing was produced in colour - a monochrome copy should not be relied upon"



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Client:	R G Carter	Drawing Title:	Constraints Plan
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Site:
Benwick Primary School, High Street, Benwick, March, PE15 0XA
High Street, Benwick, March, PE15 0XA

Date:	12/09/22	Drawn By:	JF	Plot File Ref:	CllPro19741-D-CP.dwg
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Scale:	1:500 (A3)	Checked By:	SHO	Drawing No.:	9741-D-CP	Rev.:	-
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